

Property at 00017 LONGVIEW ROAD

Prop ID 3040017

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Administrative Information

Owner name: STARR PETER D & JENNIFER L
 Second name:
 Address: 17 LONGVIEW ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map:
 Lot: 3040017 Neigh.: Zone: R40 Vol: 703 Page: 1096

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 09-Nov-2016
Resident Land	.92	115,500				Sale price: 450,000
Resident Dwelling	1.00	239,240				Sale valid:
Resident Outbldg	1.00	2,030				Values
						Mkt value :
Resident Excess	.02	110				Cost value: 509,829
Summary			Utilities		Sales ratios	
Total assessments		356,880	Water	Connecticut	Cost/sale :	1.1330
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		356,880	Gas	None	Assmt/sale:	.7931

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	165,000	165,000			165,000	115,500
Primary Site	40,075							
RES	12	.020	7,500	150			150	105
Residual		871						
		.940 acres	Total land value				165,150	115,605

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	3
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	43	B+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1984	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt		Area		
Basement	Full with walk			1,050		274,060
Heating	Yes	A/C	Yes			7,880
Plumbing	3 F/B	1 H/B	Add'l fix.	Wh/p	Saunas	13,500
Attic	None	Attic size:				
Additions						87,297
Other Features	WB Stks					6,750
Sub-Total						389,487
Grade	B+	Factor	1.3500			525,807
CDU		C&D Factor	1.00			525,807
Depreciation			35 %			341,775
		Computed cost value @ 70%				239,243

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	274	7,258
L Living Area	FRFF Frame first floor	300	34,344
P Porches, Patios, Decks	F0FF Frame open first flo	80	4,874
L Living Area	OVER Frame Overhang	42	3,847
L Living Area	OVER Frame Overhang	42	3,847
G Garages	FR Attached frame LE 65	506	22,456
P Porches, Patios, Decks	F0FF Frame open first flo	156	9,504
L Living Area	AIR Air conditioning	384	1,167
Total additions			87,297

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00	2021	C	5,760	50	2,900
Utility Shed									
Value at 70%		2,030	Value at 100%		2,900				

