

Property at 00201 LOVELY STREET

Prop ID 3060201

Printed 06-Feb-2024 4:28 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: TBB REALTY LLC
 Second name:
 Address: P O BOX 606
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 3060201 Neigh.: Zone: R30/40 Vol: 672 Page: 450

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	102,930
Resident Outbldg	5.00	22,610

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 15-Dec-2005
 Sale price: 250,000
 Sale valid:

Values

Mkt value :
 Cost value: 309,514

Summary

Total assessments	216,660
Total exemptions	
Net assessment	216,660

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.2381
 Mkt/sale :
 Assmt/sale: .8666

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	125,000	125,000			125,000	87,500
Primary Site		30,056						
RES	12	.690	7,500	5,175			5,175	3,623
Residual		30,056						

1.380 acres Total land value 130,175 91,123

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	02	Cape	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	
Roof Type	01	Gable	
Foundation	01	Poured Concrete	
Interior Walls	01	Plaster	
Floors	01	Hardwood	
Heating System	01	Hot Water	
Fuel	01	Oil	
Attic	99	None	
Grade	30	C	
Garage	31	Detached 1 car	
Area Over Gar.	99	None	
Basement	04	Full with walk-o	
Bsmt Fin Qual	01	Unfinished	
Air Condition	99	None	
Interior Cond	05	Good	
Exterior Cond	05	Good	

Total Rooms	6	Garage cars	1
Bedrooms	3	Unfinished area	
Family Rooms		Dormer linear f	
Full Baths	2	Masonry trim sf	
Half Baths		Finish bsmt sz	
Addtn'l fixtures		Rec Room Size	
Whirlpools		Living area	1,336
Saunas		# Living Units	
M/F stacks			
W/B stacks			
W/B openings			

Actual Year Built: 1941

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	135,090
Basement	Full with walk		440	
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	5,000
Attic	None	Attic size:		
Additions				86,133
Other Features				

Sub-Total		226,223
Grade C	Factor 1.0000	226,223
CDU	C&D Factor 1.00	226,223
Depreciation	35 %	147,045
	Computed cost value @ 70%	102,932

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	160	18,317
L Living Area	FRFF Frame first floor	240	27,475
L Living Area	FRFF Frame first floor	24	2,748
L Living Area	FRUF Frame upper full	24	2,010
L Living Area	FRUF Frame upper full	168	14,067
P Porches, Patios, Decks	FEFF Frame enclosed first	168	16,021
L Living Area	OVER Frame Overhang	60	5,495

Total additions 86,133

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	13	34	442	55.95		A	38,331	50	19,200
Block Detach Garage									
RS1 Frame	11	34	374	30.00		A	17,391	50	8,700
Utility Shed									
RS1 Frame	6	8	48	30.00		C	1,440	50	700
Utility Shed									
RS1 Frame	8	10	80	30.00		C	2,400	50	1,200
Utility Shed									
Value at 70%			20,860				Value at 100%		29,800

