

Property at 00265 LOVELY STREET

Prop ID 3060265

Printed 06-Feb-2024 4:32 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: SINN JEFFRY & JEANNA D
 Second name:
 Address: 265 LOVELY STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map: 05 148
 Lot: 3060265 Neigh.: Zone: R30/40 Vol: 699 Page: 15

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	297,160

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 08-Jul-2016
 Sale price: 585,000
 Sale valid:

Values

Mkt value :
 Cost value: 556,186

Summary

Total assessments	389,330
Total exemptions	
Net assessment	389,330

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .9507
 Mkt/sale :
 Assmt/sale: .6655

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	.890	7,500	6,675			6,675	4,673
Residual		38,768						

1.580 acres

Total land value

131,675

92,173

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	13	Contemp. Colonia		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	07	Hydro Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	33	C+	Full Baths	4
Garage	23	Attached 3 car	Half Baths	1
Area Over Gar.	01	Fully Finished	Masonry trim sf	
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	4
Air Condition	01	Central Air	Rec Room Size	1,000
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,104
			Saunas	
			# Living Units	1
			M/F stacks	1
			W/B stacks	
			W/B openings	
Actual Year Built: 2007				

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	265,070
Basement	Full with walk		1,004	
Heating	Yes	A/C Yes		7,620
Plumbing	4 F/B	1 H/B	4 Add'l fix.	1 Wh/p
Attic	None		Attic size:	Saunas
Additions				23,000
Other Features		M Stks RR		167,584
				28,061

Sub-Total		491,335
Grade	C+	
CDU		
Depreciation		
	Factor 1.0800	530,642
	C&D Factor 1.00	530,642
	20 %	424,514
	Computed cost value @ 70%	297,160

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	900	40,322
G Garages	FSF Full-story fin o/gar	900	60,286
L Living Area	AIR Air conditioning	900	2,736
L Living Area	BSMT Basement addition	196	3,612
L Living Area	FRFF Frame first floor	196	22,438
L Living Area	AIR Air conditioning	196	596
P Porches, Patios, Decks	FOFF Frame open first flo	96	5,849
P Porches, Patios, Decks	FEFF Frame enclosed first	224	21,361
P Porches, Patios, Decks	DECK Wood deck	392	10,384

Total additions 167,584

