

Property at 00350 LOVELY STREET

Prop ID 3060350

Printed 06-Feb-2024 4:34 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WANKIER ADAM R & EMILY B
 Second name:
 Address: 350 LOVELY STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 3060350 Neigh.: Zone: R30 Vol: 694 Page: 541

Assessments

Assmt category	Qty	Amount
Resident Land	.65	87,500
Resident Dwelling	1.00	163,360
Resident Outbldg	1.00	14,070

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 01-Feb-2016
 Sale price: 340,000
 Sale valid:

Values

Mkt value :
 Cost value: 378,471

Summary

Total assessments	264,930
Total exemptions	
Net assessment	264,930

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.1132
 Mkt/sale :
 Assmt/sale: .7792

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.650	125,000	125,000			125,000	87,500
Primary Site		28,314						

.650 acres Total land value 125,000 87,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	17	Old style		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	03	Field Stone	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addtn'l fixtures	1
Grade	30	C	Whirlpools	
Garage	32	Detached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	03	Partial > half	W/B stacks	
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1800	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,050	274,060
Basement	Partial > half			-2,260
Heating	Yes	A/C Yes		7,880
Plumbing	2 F/B	1 H/B	1 Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				65,604
Other Features		RR		4,757

Sub-Total				359,041
Grade	C	Factor 1.0000		359,041
CDU		C&D Factor 1.00		359,041
Depreciation		35 %		233,377
		Computed cost value @ 70%		163,364

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	192	5,086
L Living Area	FRFF Frame first floor	80	9,158
L Living Area	AIR Air conditioning	80	243
L Living Area	BSMT Basement addition	376	6,929
L Living Area	FRFF Frame first floor	376	43,045
L Living Area	AIR Air conditioning	376	1,143

Total additions 65,604

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	24	30	720	55.95	2005	C	40,284	50	20,100
Block Detach Garage									

Value at 70% 14,070

Value at 100% 20,100

