

Property at 00460 LOVELY STREET

Prop ID 3060460

Printed 06-Feb-2024 4:39 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: OKATY THOMAS & KARIN

Second name:

Address: 460 LOVELY STREET

City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map: 97 007
Lot: 3060460 Neigh.: Zone: R30 Vol: 747 Page: 088

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	224,800

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 01-Oct-2020
Sale price: 375,000
Sale valid:

Values

Resident Excess	.11	580	Mkt value :	
			Cost value:	446,971

Summary

Total assessments	312,880
Total exemptions	
Net assessment	312,880

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale :	1.1919
Mkt/sale :	
Assmt/sale:	.8343

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	.110	7,500	825			825	578
Residual		4,792						

.800 acres Total land value 125,825 88,078

Building Valuation Summary

			Area	
Dwelling	Frame	1 1/2 story w/bsmt	1,464	309,470
Basement	Full with walk			
Heating	Yes	A/C Yes		8,860
Plumbing	2 F/B	2 H/B 2 Add'l fix.	Wh/p	13,000
Attic	None	Attic size:		
Additions				44,991
Other Features		RR		15,788

Sub-Total		392,109
Grade	B-	Factor 1.1700
CDU		C&D Factor 1.00
Depreciation		30 %
		Computed cost value @ 70%
		224,797

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	598	26,045
L Living Area	UATT Unfinished attic	598	10,469
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437
P Porches, Patios, Decks	DECK Wood deck	228	6,040

Total additions 44,991

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	02	Cape	
Exterior Walls	04	Vinyl Siding	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 6
Interior Walls	02	Drywall	Garage cars 2
Floors	98	Other	Bedrooms 3
Heating System	02	Forced Hot Air	Unfinished area
Fuel	02	Natural Gas	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	37	B-	Full Baths 2
Garage	22	Attached 2 car	Masonry trim sf
Area Over Gar.	07	Attic	Half Baths 2
Basement	04	Full with walk-o	Finish bsmt sz
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures 2
Air Condition	01	Central Air	Rec Room Size 630
Interior Cond	05	Good	Living area 2,096
Exterior Cond	05	Good	Whirlpools
			Saunas
			# Living Units
			M/F stacks
			W/B stacks
			W/B openings
			Actual Year Built: 1998

