

Property at 00492 LOVELY STREET

Prop ID 3060492

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Administrative Information

Owner name: STRINIE GREGORY J AND
Second name: STRINIE ANNE L UCCELLO
Address: 492 LOVELY STREET
City/state: AVON CT

Zip: 06001

-Location Information-

Map: 023 Clerk map:
Lot: 3060492 Neigh.: Zone: R30 Vol: 213 Page: 654

Assessments

Assmt category	Qty	Amount
Resident Land	.44	87,500
Resident Dwelling	1.00	97,180
Resident Outbldg	2.00	14,350

-Exemptions-

Exempt	Cat	Amount
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-Last sale-

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Sale date: 10-Oct-1986
Sale price:      126,000
Sale valid:
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—Values—

Mkt value :	
Cost value:	284,329

Summary

Total assessments	199,030
Total exemptions	
Net assessment	199,030

- Utilities:

Water	Well
Sewer	Public sewer
Gas	None

- Sales ratios:

Cost/sale :	2.2566
Mkt/sale :	
Assmt/sale:	1.5796

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.440	125,000	125,000		125,000	87,500
Primary Site		19,166					

.440 acres	Total land value	125,000	87,500
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Residential Dwelling Information

Subject	Code	Description	Condominium			
Style	01	Ranch				
Exterior Walls	02	Wood Shingles				
Roof Material	01	Asphalt Shingles	Story Height 1.0			
Roof Type	01	Gable				
Foundation	01	Poured Concrete	Total Rooms	5	Garage cars	3
Interior Walls	01	Plaster	Bedrooms	2	Unfinished area	
Floors	01	Hardwood	Family Rooms		Dormer linear f	
Heating System	01	Hot Water	Full Baths	1	Masonry trim sf	
Fuel	01	Oil	Half Baths		Finish bsmt sz	
Attic	99	None	Addn'l fixtures		Rec Room Size	
Grade	30	C	Whirlpools		Living area	994
Garage	21	Attached 1 car	Saunas		# Living Units	
Area Over Gar.	99	None	M/F stacks			
Basement	01	Full	W/B stacks	1		
Bsmt Fin Qual	01	Unfinished	W/B openings	1		
Air Condition	99	None				
Interior Cond	05	Good				
Exterior Cond	05	Good	Actual Year Built: 1951			

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt			Area	
Basement	Full				840	157,040
Heating	Yes	A/C	No			
Plumbing	1 F/B	H/B	Add'l fix.	Wh/p	Saunas	
Attic	None		Attic size:			
Additions						49,798
Other Features		WB Stks				6,750

Sub-Total		213,588
Grade C	Factor 1.0000	213,588
CDU	C&D Factor 1.00	213,588
Depreciation	35 %	138,832
	Computed cost value @ 70%	97,182

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	154	17,630
G Garages	FR Attached frame LE 65	315	15,003
P Porches, Patios, Decks	FEFF Frame enclosed first	180	17,165

Total additions	49,798
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Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con Block Detach Garage	24	30	720	55.95		C	40,284	50	20,100
RS1 Frame Utility Shed	4	6	24	30.00		C	720	50	400
Value at 70%		14,350					Value at 100%		20,500

