

Property at 00507 LOVELY STREET

Prop ID 3060507

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Administrative Information

Owner name: WALTON ROBERT & KENDRA
 Second name:
 Address: 507 LOVELY STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 023 Clerk map:
 Lot: 3060507 Neigh.: Zone: R30 Vol: 726 Page: 536

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 19-Feb-2019
Resident Land	.69	87,500	APA Veteran	329,490	Sale price: 375,000
Resident Dwelling	1.00	241,200	DAC Veteran	10,000	Sale valid:
Resident Outbldg	1.00	27,930			Values
Resident Excess	.15	790			Mkt value :
					Cost value: 510,600
Summary		Utilities		Sales ratios	
Total assessments		357,420	Water Connecticut	Cost/sale :	1.3616
Total exemptions		339,490	Sewer Public sewer	Mkt/sale :	
Net assessment		17,930	Gas None	Assmt/sale:	.9531

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	.150	7,500	1,125		1,125	788
Residual		6,534					
		.840 acres		Total land value		126,125	88,288

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	3
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	
Garage	33	Detached 3 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1780	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	600	186,180
Basement	Full				
Heating	Yes	A/C Yes			5,400
Plumbing	3 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		13,500
Additions					238,751
Other Features		WB Stks			9,250
Sub-Total					453,081
Grade	B-	Factor 1.1700			530,105
CDU		C&D Factor 1.00			530,105
Depreciation		35 %			344,568
		Computed cost value @ 70%			241,198

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	168	19,233
L Living Area	FRUH Frame upper half	168	8,591
L Living Area	BSMT Basement addition	168	3,096
L Living Area	FRFF Frame first floor	576	65,941
L Living Area	FRUF Frame upper full	576	48,228
L Living Area	BSMT Basement addition	576	10,615
P Porches, Patios, Decks	FOFF Frame open first flo	105	6,397
P Porches, Patios, Decks	FOUF Frame open upper flo	105	4,003
P Porches, Patios, Decks	FOFF Frame open first flo	105	6,397
P Porches, Patios, Decks	BPAT Brick/flagstone pati	375	8,552
L Living Area	FRFF Frame first floor	504	57,698

Total additions 238,751

Outbuilding Information

Description	Wid Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con		1,784	55.95		C	99,815	60	39,900
Block Detach Garage								
Value at 70%		27,930				Value at 100%		39,900

