

Property at 00655 LOVELY STREET

Prop ID 3060655

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Administrative Information

Owner name: PARYLAK WALTER J &
 Second name: TIMOTHY M
 Address: 655 LOVELY STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 028 Clerk map: 13 004
 Lot: 3060655 Neigh.: Zone: R30 Vol: 270 Page: 1006

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Outbldg	2.00	26,460
Resident Dwelling	1.00	242,780

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 23-Dec-1992
 Sale price: 160,000
 Sale valid:

Values

Mkt value :
 Cost value: 521,700

Summary

Total assessments	365,190	
Total exemptions		
Net assessment	365,190	

Utilities

Water	None	
Sewer	Septic	
Gas	None	

Sales ratios

Cost/sale : 3.2606
 Mkt/sale :
 Assmt/sale: 2.2824

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	1.610	7,500	12,075			12,075	8,453
Residual		70,132						

2.300 acres Total land value 137,075 95,953

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	01	Plaster	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	3
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	2
Grade	30	C	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	2
Bsmt Fin Qual	01	Unfinished	W/B openings	3
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1957	

Building Valuation Summary

			Area	
Dwelling	Frame	1 1/2 story w/bsmt	1,190	262,810
Basement	Full			
Heating	Yes	A/C Yes		7,540
Plumbing	3 F/B	H/B 2 Add'l fix.	Wh/p	Saunas 11,000
Attic	None	Attic size:		
Additions				236,239
Other Features	WB Stks			16,000

Sub-Total		533,589
Grade C	Factor 1.0000	533,589
CDU	C&D Factor 1.00	533,589
Depreciation	35 %	346,833
	Computed cost value @ 70%	242,783

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	144	13,732
G Garages	FR Attached frame LE 65	1,020	42,510
L Living Area	BSMT Basement addition	1,324	24,399
L Living Area	FRFF Frame first floor	1,324	151,573
L Living Area	AIR Air conditioning	1,324	4,025

Total additions 236,239

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	20	33	660	30.00	2013	B	24,948	50	12,500
Utility Shed									
RP1 Pool w/ Plastic Linr	18	38	684	74.05		C	50,650	50	25,300

Value at 70% 26,460

Value at 100% 37,800

