

Property at 00745 LOVELY STREET

Prop ID 3060745

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Administrative Information

Owner name: ZIOLKOWSKI KIRK J & ELAINE D
 Second name:
 Address: 745 LOVELY STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 028 Clerk map:
 Lot: 3060745 Neigh.: Zone: R15 Vol: 601 Page: 934

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 22-Jan-2010
Resident Land	.69	87,500				Sale price: 270,000
Resident Dwelling	1.00	185,790				Sale valid:
					Values	
Resident Excess	.15	790			Mkt value :	
					Cost value:	391,543
Summary			Utilities		Sales ratios	
Total assessments		274,080	Water	Connecticut	Cost/sale :	1.4502
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		274,080	Gas	None	Assmt/sale:	1.0151

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	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	01	Plaster	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	02	Unfinished	Addtn'l fixtures	1
Grade	30	C	Whirlpools	
Garage	22	Attached 2 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	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1940	

Building Valuation Summary

		Area	
Dwelling	Frame	1 story w/bsmt	1,708
Basement	Full		271,260
Heating	Yes	A/C Yes	7,760
Plumbing	1 F/B	H/B 1 Add'l fix.	Wh/p Saunas 500
Attic	Unfinished	Attic size: 1,708	20,992
Additions			101,065
Other Features	WB Stks		6,750
Sub-Total			408,327
Grade	C	Factor 1.0000	408,327
CDU		C&D Factor 1.00	408,327
Depreciation		35 %	265,413
Computed cost value @ 70%			185,789

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	45	4,291
L Living Area	FRFF Frame first floor	216	24,728
P Porches, Patios, Decks	BPAT Brick/flagstone pati	300	6,841
L Living Area	FRFF Frame first floor	200	22,896
P Porches, Patios, Decks	FEFF Frame enclosed first	42	4,005
G Garages	FR Attached frame LE 65	440	19,880
P Porches, Patios, Decks	UTIL Utility building	176	5,027
P Porches, Patios, Decks	DECK Wood deck	458	12,132
L Living Area	AIR Air conditioning	216	657
L Living Area	AIR Air conditioning	200	608
Total additions			101,065

