

Property at 00153 MALLARD DRIVE

99A

Prop ID 3070153

Printed 06-Feb-2026 8:42 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: PERRAULT BERNADETTE C TTEE
Second name:
Address: 153 MALLARD DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 053 Clerk map:
Lot: 3070153 Neigh.: FW Zone: Vol: 809 Page: 395

Assessments

Assmt category	Qty	Amount
Resident Condo	1.00	255,960

Exemptions

Exempt	Cat	Amount
--------	-----	--------

Last sale

Sale date: 15-Dec-1995
Sale price: 145,000
Sale valid:

Values

Mkt value :
Cost value: 365,657

Summary

Total assessments	255,960
Total exemptions	
Net assessment	255,960

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 2.5218
Mkt/sale :
Assmt/sale: 1.7652

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,990	348,250
Basement	None			
Heating	Yes	A/C Yes		
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	Saunas
Attic	None	Attic size:		
Additions				
Other Features		M Stks		

Sub-Total		348,250
Grade	Factor	348,250
CDU	C&D Factor 1.05	365,663
Depreciation	%	365,663
	Computed cost value @ 70%	255,964

Building additions

Category	Type	Area	Value
----------	------	------	-------

Total additions

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	16	Condominium	FARMINGTON WOODS 44 LITCHFIELD
Exterior Walls	10	Vertical Siding	
Roof Material	01	Asphalt Shingles	Story Height 2.0
Roof Type	05	Flat	
Foundation	01	Poured Concrete	Total Rooms 7 Garage cars 1
Interior Walls	02	Drywall	Bedrooms 3 Unfinished area
Floors	05	W/W over sub-flo	Family Rooms 1 Dormer linear f
Heating System	02	Forced Hot Air	Full Baths 2 Masonry trim sf
Fuel	02	Natural Gas	Half Baths Finish bsmt sz
Attic	99	None	Addtn'l fixtures 1 Rec Room Size
Grade		Unknown	Whirlpools Living area 1,990
Garage	31	Detached 1 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks 1
Basement	99	None	W/B stacks
Bsmt Fin Qual	99	None	W/B openings
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1974

Property at 00153 MALLARD DRIVE

99A

Prop ID 3070153 Card 01

No sketch for this property

JANE I SMITH LIVING TRUST VOL 725 PG 499 12-26-18
AFFDVT J SMITH RESIGNED & B PERRAULT SOLE TTEE V809 P379 11-17-25

BERNADETTE C PERRAULT LVG TR AGRMNT DATED 11-26-18 V809 P395 11-17-25