

Property at 00007 MIDLANDS DRIVE

Prop ID 3140007

Printed 06-Feb-2024 5:13 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: KESSLER REBECCA
Second name:
Address: 7 MIDLANDS DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
Lot: 3140007 Neigh.: Zone: R30 Vol: 742 Page: 188

Assessments

Assmt category	Qty	Amount
Resident Land	.69	105,000
Resident Dwelling	1.00	228,150

Exemptions

Exempt	Cat	Amount
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Last sale

Sale date: 19-Jun-2020
Sale price: 450,000
Sale valid:

Values

Mkt value :
Cost value: 475,929

Summary

Total assessments	333,150
Total exemptions	
Net assessment	333,150

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.0576
Mkt/sale :
Assmt/sale: .7403

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	150,000	150,000			150,000	105,000
Primary Site		30,056						

.690 acres

Total land value

150,000

105,000

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	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	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	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1971	

Building Valuation Summary

			Area	
Dwelling	Frame	1 1/2 story w/bsmt	1,138	253,950
Basement	Full			
Heating	Yes	A/C Yes		7,290
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				145,325
Other Features		WB Stks		13,500
Sub-Total				
Grade	B-	Factor 1.1700		428,565
CDU		C&D Factor 1.00		501,421
Depreciation		35 %		501,421
		Computed cost value @ 70%		325,924
				228,147

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	528	23,314
P Porches, Patios, Decks	CPAT Concrete patio	576	4,909
P Porches, Patios, Decks	F0FF Frame open first flo	90	5,483
L Living Area	FRFF Frame first floor	432	49,456
L Living Area	FRUF Frame upper full	432	36,171
L Living Area	BSMT Basement addition	432	7,961
L Living Area	AIR Air conditioning	432	1,313
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G Garages	FSF Full-story fin o/gar	220	14,736
L Living Area	AIR Air conditioning	220	669

Total additions 145,325

