

Property at 00003 MOUNTAIN ESTATES DR

Prop ID 3220003

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Administrative Information

Owner name: LEOPOLD LORI & KENNETH TRUSTEES
 Second name:
 Address: 3 MOUNTAIN ESTATES DR
 City/state: AVON CT Zip: 06001

Location Information

Map: 015 Clerk map:
 Lot: 3220003 Neigh.: Zone: RU2A Vol: 797 Page: 158

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 13-Jul-1999	
Resident Land	2.00	175,000			Sale price: 565,000	
Resident Dwelling	1.00	394,660			Sale valid:	
					Values	
Resident Excess	3.02	15,860			Mkt value :	
					Cost value: 836,457	
Summary			Utilities		Sales ratios	
Total assessments		585,520	Water	Well	Cost/sale :	1.4805
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		585,520	Gas	None	Assmt/sale:	1.0363

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2.000	250,000	250,000		250,000	175,000
Primary Site		87,120					
RES	12	3.020	7,500	22,650		22,650	15,855
Residual		131,551					
		5.020 acres		Total land value		272,650	190,855

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	05	Electric B/B	Family Rooms	1
Fuel	03	Electric	Full Baths	2
Attic	99	None	Half Baths	1
Grade	53	A+	Addn'l fixtures	4
Garage	23	Attached 3 car	Whirlpools	
Area Over Gar.	03	Partial	Saunas	
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	02	Rec Room w/o air	W/B stacks	2
Air Condition	01	Central Air	W/B openings	2
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1981	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,096	283,040
Basement	Full				
Heating	Yes	A/C Yes			8,130
Plumbing	2 F/B	1 H/B	4 Add'l fix.	Wh/p	10,500
Attic	None		Attic size:		
Additions					195,098
Other Features		WB Stks	RR		28,915
Sub-Total					525,683
Grade	A+		Factor 1.6500		867,377
CDU			C&D Factor 1.00		867,377
Depreciation			35 %		563,795
Computed cost value @ 70%					394,657

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	404	10,702
P Porches, Patios, Decks	FEFF Frame enclosed first	160	15,258
L Living Area	OVER Frame Overhang	9	824
L Living Area	FRFF Frame first floor	776	88,837
L Living Area	BSMT Basement addition	776	14,300
L Living Area	AIR Air conditioning	776	2,359
L Living Area	FRFF Frame first floor	80	9,158
L Living Area	AIR Air conditioning	80	243
L Living Area	FRUF Frame upper full	198	16,579
L Living Area	AIR Air conditioning	198	602
G Garages	FRL Attached frame GT 65	768	34,408
P Porches, Patios, Decks	FOFF Frame open first flo	30	1,828
Total additions			195,098

