

Property at 00057 MOUNTAIN ESTATES DR

Prop ID 3220057

Printed 12-Feb-2025 12:08 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BENTLEY ANDREW & CATHERINE
 Second name:
 Address: 57 MOUNTAIN ESTATES DR
 City/state: AVON CT Zip: 06001

Location Information

Map: 021 Clerk map:
 Lot: 3220057 Neigh.: Zone: RU2A Vol: 797 Page: 1153

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 16-Oct-2024
Resident Land	2.00	175,000				Sale price: 910,000
Resident Dwelling	1.00	298,890				Sale valid:
						Values
Resident Outbldg	1.00	22,260				Mkt value :
Resident Excess	2.05	10,760				Cost value: 724,157
Summary			Utilities		Sales ratios	
Total assessments		506,910	Water	Well	Cost/sale :	.7958
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		506,910	Gas	CNG	Assmt/sale:	.5570

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	2.050	7,500	15,375			15,375	10,763
Residual		89,298						
4.050 acres				Total land value			265,375	185,763

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 2.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	07	Hardwood/Carpet	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	3
Fuel	02	Natural Gas	Half Baths	
Attic	99	None	Addtn'l fixtures	4
Grade	47	A-	Whirlpools	
Garage	99	None	Saunas	
Area Over Gar.	99	None	M/F stacks	1
Basement	03	Partial > half	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: 1980	

Building Valuation Summary

Dwelling	Frame	2 1/2 story w/bsmt	Area 1,058	330,220
Basement	Partial > half			-2,260
Heating	Yes	A/C Yes		9,490
Plumbing	3 F/B	H/B 4 Add'l fix.	Wh/p	12,000
Attic	None	Attic size:		
Additions				100,589
Other Features		M Stks		3,000
Sub-Total				453,039
Grade	A-	Factor 1.4500		656,907
CDU		C&D Factor 1.00		656,907
Depreciation		35 %		426,990
Computed cost value @ 70%				298,893

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	144	8,773
P Porches, Patios, Decks	UTIL Utility building	40	1,143
P Porches, Patios, Decks	FOFF Frame open first flo	128	7,799
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
G Garages	CRPT Open carport	484	8,205
L Living Area	FRFF Frame first floor	451	51,631
L Living Area	AIR Air conditioning	451	1,371
L Living Area	FRUF Frame upper full	216	18,086
L Living Area	AIR Air conditioning	216	657
Total additions			100,589

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	36	16	576	110.5		C	63,677	50	31,800
Value at 70%			22,260				Value at 100%		31,800

