

Property at 00020 MOUNTAIN VIEW AVENUE

Prop ID 3250020

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Administrative Information

Owner name: TBB REALTY LLC
 Second name:
 Address: P O BOX 606
 City/state: AVON CT Zip: 06001

Location Information

Map: 008 Clerk map:
 Lot: 3250020 Neigh.: Zone: R15 Vol: 672 Page: 450

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 11-Sep-1989
Resident Land	.34	87,500				Sale price:
Resident Dwelling	1.00	170,270				Sale valid:
					Values	
Resident Excess	1.35	7,090			Mkt value :	
					Cost value:	378,371
Summary			Utilities		Sales ratios	
Total assessments		264,860	Water	Connecticut	Cost/sale :	
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		264,860	Gas	None	Assmt/sale:	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	125,000	125,000			125,000	87,500
Primary Site		14,810						
RES	12	1.350	7,500	10,125			10,125	7,088
Residual		58,806						
				1.690 acres	Total land value		135,125	94,588

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	17	Old style		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	01	Plaster	Bedrooms	4
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	2,148
Garage	99	None	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	99	None		
Interior Cond	03	Fair		
Exterior Cond	03	Fair	Actual Year Built: 1890	

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	724
Basement	Full		210,390
Heating	Yes	A/C No	
Plumbing	2 F/B	H/B Add'l fix.	Wh/p
Attic	None	Attic size:	Saunas
Additions			5,000
Other Features			104,448
Sub-Total			319,838
Grade	B-	Factor 1.1700	374,210
CDU		C&D Factor 1.00	374,210
Depreciation		35 %	243,237
Computed cost value @ 70%			170,266

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	360	41,213
L Living Area	BSMT Basement addition	360	6,634
P Porches, Patios, Decks	CPAT Concrete patio	60	511
P Porches, Patios, Decks	FOFF Frame open first flo	72	4,387
L Living Area	FRFF Frame first floor	340	38,924
P Porches, Patios, Decks	FEFF Frame enclosed first	60	5,722
P Porches, Patios, Decks	FEFF Frame enclosed first	74	7,057
Total additions			104,448

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
Value at 70%					Value at 100%				

