

Property at 00481 NEW ROAD

Prop ID 3280481

Printed 07-Feb-2024 9:27 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: BROWN CRAIG
Second name:
Address: 481 NEW ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 046 Clerk map:
Lot: 3280481 Neigh.: Zone: R15 Vol: 624 Page: 701

Assessments

Assmt category	Qty	Amount
Resident Land	.50	87,500
Resident Dwelling	1.00	79,930
Resident Outbldg	1.00	10,360

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-May-2011
Sale price:
Sale valid:

Values

Mkt value :
Cost value: 253,986

Summary

Total assessments	177,790
Total exemptions	
Net assessment	177,790

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale :
Mkt/sale :
Assmt/sale:

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.500	125,000	125,000			125,000	87,500
Primary Site		21,780						

.500 acres Total land value 125,000 87,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	4
Interior Walls	02	Drywall	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addn'l fixtures	
Grade	30	C	Whirlpools	899
Garage	32	Detached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1951	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	800	151,780
Basement	Full			
Heating	Yes	A/C No		
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas
Attic	None	Attic size:		
Additions				17,148
Other Features	WB Stks			6,750

Sub-Total		175,678
Grade	C	Factor 1.0000
CDU	C&D Factor 1.00	175,678
Depreciation	35 %	114,191
	Computed cost value @ 70%	79,934

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	99	11,334
P Porches, Patios, Decks	FEFF Frame enclosed first	45	4,291
P Porches, Patios, Decks	FOFF Frame open first flo	25	1,523

Total additions 17,148

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	22	24	528	55.95		C	29,542	50	14,800
Block Detach Garage									

Value at 70% 10,360

Value at 100% 14,800

