

Property at 00124 NORTHGATE

Prop ID 3310124

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Administrative Information

Owner name: RICE IAN S & MAINA TILTON
 Second name:
 Address: 124 NORTHGATE
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 3310124 Neigh.: Zone: R40 Vol: 666 Page: 1034

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Excess	.11	550
Resident Dwelling	1.00	529,480
Resident Outbldg	2.00	27,580

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 09-Sep-2013
 Sale price: 750,000
 Sale valid:

Values

Mkt value :
 Cost value: 971,586

Summary

Total assessments	680,110
Total exemptions	
Net assessment	680,110

Utilities

Utility	Connecticut
Water	
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.2954
 Mkt/sale :
 Assmt/sale: .9068

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	175,000	175,000		175,000	122,500
Primary Site	40,075						
RES	12	.105	7,500	788		788	552
Residual	4,574						

1.025 acres

Total land value

175,788

123,052

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	50	A	Full Baths	4
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	2
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	4
Air Condition	01	Central Air	Rec Room Size	1,200
Interior Cond	05	Good	Living area	5,084
Exterior Cond	05	Good	Whirlpools	1
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	3
			Actual Year Built: 1997	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	2,212	500,990
Basement	Full				
Heating	Yes	A/C Yes			14,280
Plumbing	4 F/B	2 H/B	4 Add'l fix.	1 Wh/p	26,500
Attic	None		Attic size:		
Additions					113,553
Other Features		WB Stks	RR		41,823
Sub-Total					697,146
Grade	A	Factor 1.5500			1,080,576
CDU		C&D Factor 1.00			1,080,576
Depreciation		30 %			756,403
Computed cost value @ 70%					529,482

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	816	36,558
G Garages	FSF Full-story fin o/gar	528	35,368
L Living Area	AIR Air conditioning	528	1,605
P Porches, Patios, Decks	FOFF Frame open first flo	32	1,950
L Living Area	OVER Frame Overhang	132	12,089
L Living Area	AIR Air conditioning	132	401
P Porches, Patios, Decks	FEFF Frame enclosed first	208	19,835
P Porches, Patios, Decks	BPAT Brick/flagstone pati	252	5,747

Total additions 113,553

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00		C	4,200	50	2,100
Utility Shed									
RP1 Pool w/ Plastic Linr	20	40	800	74.05	2021	B	74,642	50	37,300
Value at 70%			27,580	Value at 100%			39,400		

