

Property at 00020 OAKENGATES

Prop ID 3340020

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Administrative Information

Owner name: WASKOWITZ MEGHAN S
 Second name:
 Address: 20 OAKENGATES
 City/state: AVON CT Zip: 06001

Location Information

Map: 025 Clerk map:
 Lot: 3340020 Neigh.: Zone: R40 Vol: 546 Page: 986

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	429,110

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 31-Jul-2006
 Sale price: 775,000
 Sale valid: Y

Values

Resident Excess	.47	2,470
Mkt value :		
Cost value:		791,543

Summary

Total assessments	554,080
Total exemptions	
Net assessment	554,080

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale :	1.0213
Mkt/sale :	
Assmt/sale:	.7149

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	.470	7,500	3,525			3,525	2,468
Residual	20,473							

1.390 acres

Total land value

178,525

124,968

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
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	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	4
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	03	Partial	Half Baths	2
Basement	01	Full	Finish bsmt sz	1,260
Bsmt Fin Qual	05	Living Area W/ A	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,931
			# Living Units	
			Saunas	
			M/F stacks	
			W/B stacks	3
			W/B openings	4
			Actual Year Built: 1987	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,410	344,360
Basement	Full				
Heating	Yes	A/C Yes			9,860
Plumbing	4 F/B	2 H/B 2 Add'l fix.	1 Wh/p	Saunas	25,500
Attic	None	Attic size:			
Additions					209,278
Other Features		WB Stks			61,408
Sub-Total					650,406
Grade	A-	Factor 1.4500			943,089
CDU		C&D Factor 1.00			943,089
Depreciation		35 %			613,008
Computed cost value @ 70%					429,106

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	635	16,821
L Living Area	OVER Frame Overhang	12	1,099
L Living Area	OVER Frame Overhang	12	1,099
L Living Area	FRFF Frame first floor	384	43,961
L Living Area	BSMT Basement addition	384	7,076
L Living Area	AIR Air conditioning	384	1,167
L Living Area	FRFF Frame first floor	168	19,233
L Living Area	BSMT Basement addition	168	3,096
L Living Area	AIR Air conditioning	168	511
G Garages	FRL Attached frame GT 65	1,070	47,938
G Garages	FSF Full-story fin o/gar	535	35,836
L Living Area	AIR Air conditioning	535	1,626
P Porches, Patios, Decks	FEFF Frame enclosed first	240	22,887
P Porches, Patios, Decks	UTIL Utility building	240	6,855
L Living Area	AIR Air conditioning	24	73

Total additions 209,278

