

Property at 00125 OLD FARMS ROAD

Prop ID 3360125

Printed 21-Sep-2026 8:47 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: CHAPMAN MICHAEL J & KATHLEEN L
Second name:
Address: 125 OLD FARMS ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 014 Clerk map: 07 086
Lot: 3360125 Neigh.: Zone: R15 Vol: 811 Page: 247

Assessments

Assmt category	Qty	Amount
Resident Land	.34	70,000
Resident Dwelling	1.00	271,730
Resident Outbldg	1.00	1,470

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 13-Jan-2026
Sale price: 600,000
Sale valid:

Values

Mkt value :
Cost value: 491,714

Summary

Total assessments	344,200
Total exemptions	
Net assessment	344,200

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .8195
Mkt/sale :
Assmt/sale: .5737

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	100,000	100,000			100,000	70,000
Primary Site		14,810						
RES	12	.190	7,500	1,425			1,425	998
Residual		8,276						

.530 acres

Total land value

101,425

70,998

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	07	Propane Gas	Half Baths	
Attic	99	None	Addtn'l fixtures	1
Grade	40	B	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	1
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 2025	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 1,583	254,810
Basement	Full			
Heating	Yes	A/C Yes		7,290
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	5,500
Attic	None	Attic size:		
Additions				37,481
Other Features		M Stks		3,000

Sub-Total			308,081
Grade	B	Factor 1.2600	388,182
CDU		C&D Factor 1.00	388,182
Depreciation		%	388,182
		Computed cost value @ 70%	271,727

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	462	20,739
P Porches, Patios, Decks	FOFF Frame open first flo	50	3,046
P Porches, Patios, Decks	FOFF Frame open first flo	120	7,311
P Porches, Patios, Decks	BPAT Brick/flagstone pati	280	6,385

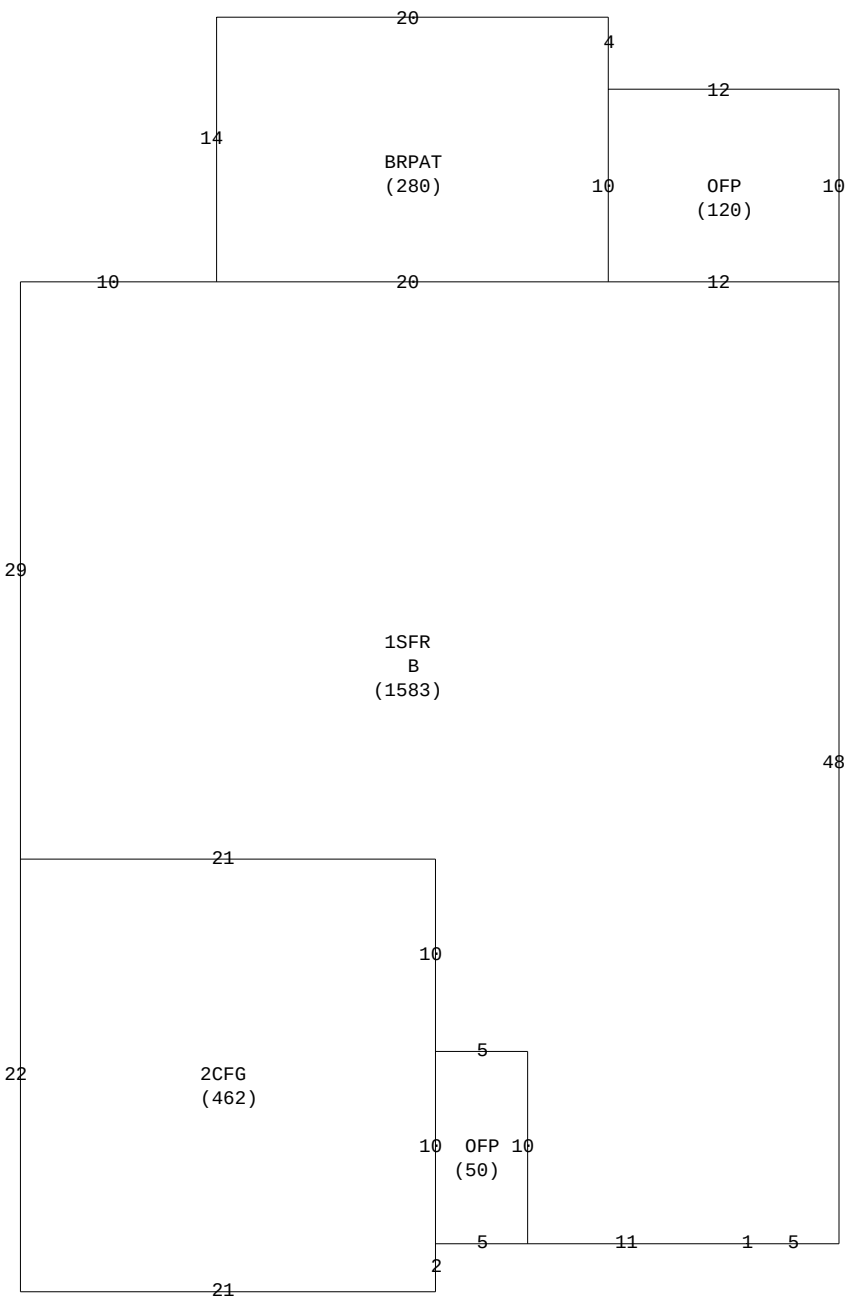
Total additions 37,481

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	2026	C	4,200	50	2,100
Utility Shed									

Value at 70% 1,470

Value at 100% 2,100



SPLIT FROM 119 OLD FARMS ROAD 10/07