Town of Avon Residential Property Card

Property at 00291 OLD FARMS ROAD | Prop ID 3360291 | Printed 07-Feb-2024 10:16 AM | Design and Layout (C) Right/Angles

Administrative Information

Owner name: LOBLEY ROBERT
Second name:
Address: 291 OLD FARMS ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 020 Clerk map:
Lot: 3360291 Neigh.: Zone: R30 Vol: 263 Page: 744

Assessments

Assmt category	Qty	Amount
Resident Land	.92	70,000
Resident Dwellng	1.00	129,020
Resident Outbldg	1.00	13,160
Resident Excess	.58	3,050

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 20-Jul-1992
Sale price: 174,000
Sale valid:

Values

Mkt value :
Cost value: 307,471

Summary

Total assessments	215,230
Total exemptions	
Net assessment	215,230

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.7671
Mkt/sale :
Assmt/sale: 1.2370

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	100,000	100,000		100,000	70,000
Primary Site		40,075					
RES	12	.580	7,500	4,350		4,350	3,045
Residual		25,265					
		1.500 acres		Total land value		104,350	73,045

Residential Dwelling Information

Subject	Code	Description
Style	01	Ranch
Exterior Walls	10	Vertical Siding
Roof Material	01	Asphalt Shingles
Roof Type	01	Gable
Foundation	01	Poured Concrete
Interior Walls	02	Drywall
Floors	01	Hardwood
Heating System	01	Hot Water
Fuel	01	Oil
Attic	99	None
Grade	30	C
Garage	99	None
Area Over Gar.	99	None
Basement	01	Full
Bsmt Fin Qual	04	Living Area w/o
Air Condition	99	None
Interior Cond	05	Good
Exterior Cond	05	Good

Condominium

Story Height 1.0

Total Rooms	5	Garage cars	
Bedrooms	3	Unfinished area	
Family Rooms		Dormer linear f	
Full Baths	2	Masonry trim sf	
Half Baths	1	Finish bsmt sz	1,000
Addtn'l fixtures		Rec Room Size	
Whirlpools		Living area	1,210
Saunas		# Living Units	
M/F stacks			
W/B stacks	2		
W/B openings	2		

Actual Year Built: 1954

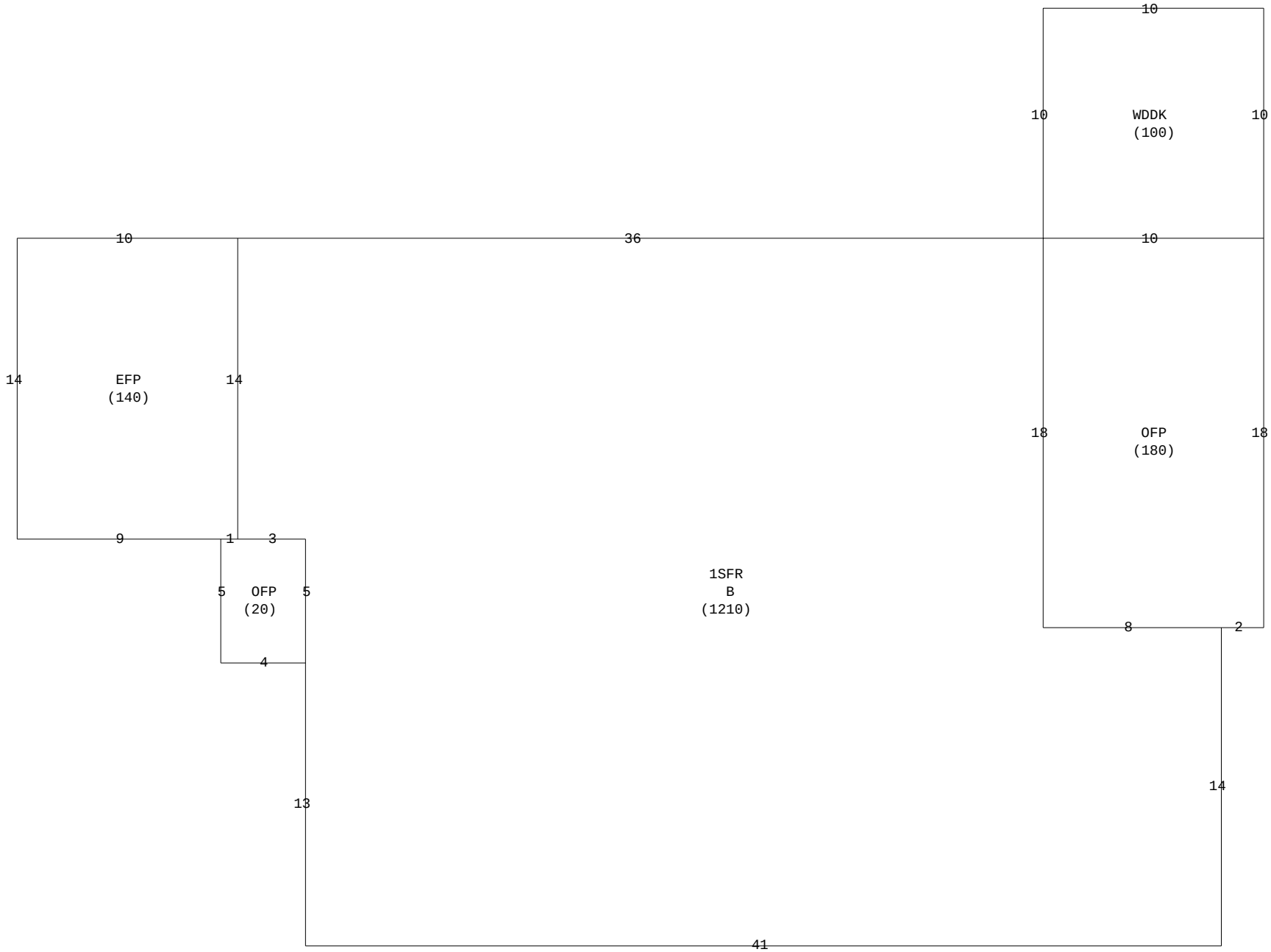
Building Valuation Summary

						Area	
Dwelling	Frame	1 story w/bsmt				1,210	205,730
Basement	Full						
Heating	Yes	A/C	No				
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas		8,500
Attic	None	Attic size:					
Additions							28,186
Other Features	WB Stks						41,141
Sub-Total							283,557
Grade	C	Factor 1.0000					283,557
CDU	C&D	Factor 1.00					283,557
Depreciation		35 %					184,312
		Computed cost value @ 70%					129,018

Building additions

Category		Type		Area	Value
P	Porches, Patios, Decks	FEFF	Frame enclosed first	140	13,351
P	Porches, Patios, Decks	FOFF	Frame open first flo	20	1,219
P	Porches, Patios, Decks	FOFF	Frame open first flo	180	10,967
P	Porches, Patios, Decks	DECK	Wood deck	100	2,649
			Total additions		28,186

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con Block Detach Garage	28	24	672	55.95	2006	C	37,598	50	18,800
Value at 70%			13,160				Value at 100%		18,800

Property at 00291 OLD FARMS ROAD Prop ID 3360291 Card 01 Scale: 1" = 6.33 feet