

Property at 00305 OLD FARMS ROAD

Prop ID 3360305

Printed 21-Nov-2025 3:27 PM Design and Layout (C) Right/Angles

DBAX	Administrative Information				
	Owner name: AVON OLD FARMS SCHOOL INC				
	Second name:				
	Address: 500 OLD FARMS ROAD				
	City/state: AVON CT			Zip: 06001	
Location Information					
Map: 020		Clerk map:			
Lot: 3360305		Neigh.:		Zone: R30	Vol: 370 Page: 1059
Assessments			Exemptions		Last sale
Assmt category	Qty	Amount	Exempt	Cat	Amount
Resident Land	.69	70,000			
Resident Dwelling	1.00	187,130			
Resident Outbldg	1.00	1,260			
			Values		
Resident Excess	.55	2,890			
Summary			Utilities		Sales ratios
Total assessments		261,280	Water	Well	Cost/sale : 1.7442
Total exemptions			Sewer	Septic	Mkt/sale :
Net assessment		261,280	Gas	None	Assmt/sale: 1.2209

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.690	100,000	100,000		100,000	70,000
Primary Site		30,056					
RES	12	.550	7,500	4,125		4,125	2,888
Residual		23,958					
1.240 acres				Total land value		104,125	72,888

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	1
Grade	37	B-	Whirlpools	
Garage	22	Attached 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	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1972	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,040	272,110
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B 1 Add'l fix.	Wh/p	Saunas	9,000
Attic	None	Attic size:			
Additions					61,151
Other Features		WB Stks			9,250
Sub-Total					351,511
Grade	B-	Factor 1.1700			411,268
CDU		C&D Factor 1.00			411,268
Depreciation		35 %			267,324
Computed cost value @ 70%					187,127

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	24	1,462
P Porches, Patios, Decks	FOFF Frame open first flo	120	7,311
L Living Area	FRFF Frame first floor	160	18,317
L Living Area	BSMT Basement addition	160	2,948
G Garages	FR Attached frame LE 65	528	23,314
P Porches, Patios, Decks	FOFF Frame open first flo	128	7,799
Total additions			61,151

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	12	120	30.00	2024	C	3,600	50	1,800
Utility Shed									
Value at 70%			1,260	Value at 100%			1,800		

