

Property at 00126 OLD MILL ROAD

Prop ID 3380126

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Administrative Information

Owner name: IKONIC LLC
 Second name:
 Address: 126 OLD MILL ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 3380126 Neigh.: Zone: R40 Vol: 781 Page: 706

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 03-Apr-2017
Resident Land	.92	122,500				Sale price: 528,000
Resident Dwelling	1.00	406,880				Sale valid:
					Values	
Resident Excess	.07	370			Mkt value :	
					Cost value:	756,786
Summary			Utilities		Sales ratios	
Total assessments		529,750	Water	Connecticut	Cost/sale :	1.4333
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		529,750	Gas	None	Assmt/sale:	1.0033

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	.070	7,500	525			525	368
Residual		3,049						
							Values	
							Sales ratios	
							Cost/sale :	
							Mkt/sale :	
							Assmt/sale:	
							Total land value	
							175,525	
							122,868	

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	01	Hardwood		
Heating System	02	Forced Hot Air		
Fuel	01	Oil		
Attic	99	None		
Grade	43	B+		
Garage	23	Attached 3 car		
Area Over Gar.	03	Partial		
Basement	01	Full		
Bsmt Fin Qual	03	Rec Room W/ Air		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		
			Actual Year Built: 1987	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	2,303	452,340
Basement	Full				
Heating	Yes	A/C Yes			12,890
Plumbing	3 F/B	1 H/B	4 Add'l fix.	1 Wh/p	Saunas
Attic	None		Attic size:		18,000
Additions					125,499
Other Features	Mason Trim	WB Stks	RR		53,667
Sub-Total					662,396
Grade	B+		Factor 1.3500		894,235
CDU			C&D Factor 1.00		894,235
Depreciation			35 %		581,253
Computed cost value @ 70%					406,877

Building additions

Category	Type	Area	Value
L Living Area	FRUH Frame upper half	816	41,727
G Garages	FR Attached frame LE 65	816	34,551
L Living Area	AIR Air conditioning	816	2,481
P Porches, Patios, Decks	FOFF Frame open first flo	78	4,752
L Living Area	OVER Frame Overhang	7	641
L Living Area	OVER Frame Overhang	7	641
L Living Area	FRFF Frame first floor	199	22,782
L Living Area	BSMT Basement addition	199	3,667
L Living Area	AIR Air conditioning	199	605
L Living Area	OVER Frame Overhang	27	2,473
P Porches, Patios, Decks	DECK Wood deck	422	11,179
Total additions			125,499

