

Property at 00037 OLD WHEELER COURT

Prop ID 3400037

Printed 15-Oct-2025 9:14 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MCCLAIN KYLE A & RACHEL H
Second name:
Address: 37 OLD WHEELER COURT
City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
Lot: 3400037 Neigh.: Zone: R30/40 Vol: 712 Page: 1019

Assessments

Assmt category	Qty	Amount
Resident Land	.69	94,500
Resident Dwelling	1.00	276,830

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 17-Aug-2017
Sale price: 397,500
Sale valid:

Values

Mkt value :
Cost value: 530,471

Summary

Total assessments	371,330
Total exemptions	
Net assessment	371,330

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.3345
Mkt/sale :
Assmt/sale: .9342

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						

.690 acres

Total land value

135,000

94,500

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	8
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	40	B	Full Baths	3
Garage	22	Attached 2 car	Half Baths	
Area Over Gar.	99	None	Masonry trim sf	
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	1
Air Condition	01	Central Air	Rec Room Size	708
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,064
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	2
			W/B openings	3
			Actual Year Built: 1987	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,332	329,130
Basement	Full				
Heating	Yes	A/C Yes			9,430
Plumbing	3 F/B	H/B 1 Add'l fix.	1 Wh/p	Saunas	13,000
Attic	None	Attic size:			
Additions					97,560
Other Features		WB Stks	RR		33,743

Sub-Total				482,863
Grade	B	Factor 1.2600		608,407
CDU		C&D Factor 1.00		608,407
Depreciation		35 %		395,465
		Computed cost value @ 70%		276,826

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	684	30,645
P Porches, Patios, Decks	FOFF Frame open first flo	80	4,874
P Porches, Patios, Decks	BPAT Brick/flagstone pati	336	7,662
L Living Area	BSMT Basement addition	400	7,371
L Living Area	FRFF Frame first floor	400	45,792
L Living Area	AIR Air conditioning	400	1,216

Total additions 97,560

