

Property at 00031 OLD WOOD ROAD

Prop ID 3420031

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Administrative Information

Owner name: DUNN ROBERT G III
Second name:
Address: 31 OLD WOOD ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
Lot: 3420031 Neigh.: Zone: R40 Vol: 588 Page: 618

Assessments		Exemptions		Last sale	
Assmt category	Qty Amount	Exempt Cat	Amount	Sale date: 30-Apr-2009	
Resident Land	.92 122,500			Sale price: 661,000	
Resident Dwelling	1.00 428,710			Sale valid:	
				Values	
				Mkt value :	
				Cost value: 787,443	
Summary		Utilities		Sales ratios	
Total assessments	551,210	Water	Connecticut	Cost/sale :	1.1913
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	551,210	Gas	None	Assmt/sale:	.8339

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					
		.920 acres		Total land value		175,000	122,500

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,762	413,110
Basement	Full			
Heating	Yes	A/C Yes		11,800
Plumbing	4 F/B	2 H/B 1 Add'l fix.	1 Wh/p	25,000
Attic	None	Attic size:		
Additions				177,149
Other Features		WB Stks		22,750
Sub-Total				649,809
Grade	A-	Factor 1.4500		942,223
CDU		C&D Factor 1.00		942,223
Depreciation		35 %		612,445
Computed cost value @ 70%				428,712

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	884	39,605
G Garages	HSF Half-story fin o/gar	465	19,023
L Living Area	AIR Air conditioning	465	1,414
L Living Area	FRFF Frame first floor	766	87,692
L Living Area	AIR Air conditioning	766	2,329
P Porches, Patios, Decks	DECK Wood deck	436	11,550
P Porches, Patios, Decks	FOFF Frame open first flo	255	15,536

Total additions 177,149

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	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpeti	Bedrooms	5
Heating System	07	Hydro Air	Family Rooms	1
Fuel	02	Natural Gas	Full Baths	4
Attic	99	None	Half Baths	2
Grade	47	A-	Addtn'l fixtures	1
Garage	23	Attached 3 car	Whirlpools	1
Area Over Gar.	05	Half Story Finis	Saunas	4,755
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	01	Unfinished	W/B stacks	3
Air Condition	01	Central Air	W/B openings	4
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1988	

