

Property at 00005 OX BOW DRIVE

Prop ID 3460005

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Administrative Information

Owner name: DREIER DONNA DIFIORE
 Second name:
 Address: 5 OX BOW DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 3460005 Neigh.: Zone: R40 Vol: 806 Page: 1010

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 26-Aug-2025
Resident Land	.92	105,000				Sale price:
Resident Dwelling	1.00	130,470				Sale valid:
					Values	
Resident Excess	.29	1,520			Mkt value :	
					Cost value:	338,557
Summary			Utilities		Sales ratios	
Total assessments		236,990	Water	Connecticut	Cost/sale :	
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		236,990	Gas	None	Assmt/sale:	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.290	7,500	2,175			2,175	1,523
Residual		12,632						
1.210 acres				Total land value			152,175	106,523

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
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	
Grade	33	C+	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	04	Living Area w/o	W/B openings	1
Air Condition	99	None		
Interior Cond	03	Fair		
Exterior Cond	03	Fair	Actual Year Built: 1959	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,343	223,230
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					53,191
Other Features		WB Stks			28,863
Sub-Total					313,784
Grade	C+	Factor 1.0800			338,887
CDU		C&D Factor 1.00			338,887
Depreciation		45 %			186,388
Computed cost value @ 70%					130,472

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	506	22,456
L Living Area	OVER Frame Overhang	68	6,228
P Porches, Patios, Decks	FOFF Frame open first flo	135	8,225
P Porches, Patios, Decks	BPAT Brick/flagstone pati	714	16,282
Total additions			53,191

