

Property at 00087 PARKVIEW DRIVE

Prop ID 3510087

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Administrative Information

Owner name: ZEMAITIS ANDREW J AND
 Second name: LYNNE A
 Address: 87 PARKVIEW DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 3510087 Neigh.: Zone: R40 Vol: 496 Page: 357

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Last sale
Resident Land	.92	94,500			Sale date: 23-Apr-2004
Resident Dwelling	1.00	194,530			Sale price: 295,000
Resident Outbldg	1.00	280			Sale valid: Y

Values	
Mkt value :	
Cost value:	413,671

Summary

Summary		Utilities		Sales ratios	
Total assessments	289,570	Water	Connecticut	Cost/sale :	1.4023
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	289,570	Gas	None	Assmt/sale:	.9816

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	135,000	135,000		135,000	94,500
Primary Site	40,075						
RES	12	.050	7,500	375		375	263
Residual	2,178						

.970 acres Total land value 135,375 94,763

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	9
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	4
Heating System	05	Electric B/B	Unfinished area	
Fuel	03	Electric	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	37	B-	Full Baths	2
Garage	12	Basement 2 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	02	Rec Room w/o air	Addtn'l fixtures	400
Air Condition	01	Central Air	Whirlpools	2,363
Interior Cond	05	Good	Living area	
Exterior Cond	05	Good	# Living Units	
Actual Year Built: 1968				

Building Valuation Summary

		Area	
Dwelling	Frame 2 story w/bsmt	1,051	274,250
Basement	Full		
Heating	Yes A/C Yes		7,880
Plumbing	2 F/B 1 H/B Add'l fix. Wh/p		8,500
Attic	None Attic size:		
Additions			54,233
Other Features	WB Stks RR Bsmt Gar		20,558

Sub-Total		365,421
Grade B-	Factor 1.1700	427,543
CDU	C&D Factor 1.00	427,543
Depreciation	35 %	277,903
	Computed cost value @ 70%	194,532

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	280	17,059
P Porches, Patios, Decks	DECK Wood deck	40	1,060
L Living Area	FRFF Frame first floor	207	23,698
L Living Area	BSMT Basement addition	207	3,815
L Living Area	OVER Frame Overhang	23	2,106
L Living Area	OVER Frame Overhang	62	5,678
L Living Area	AIR Air conditioning	207	629
L Living Area	AIR Air conditioning	62	188

Total additions 54,233

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS2 Metal	6	8	48	30.00		E	720	50	400
Utility Shed									
Value at 70%			280				Value at 100%		400

Scale: 1" = 7.09 feet