

Property at 00092 PARKVIEW DRIVE

Prop ID 3510092

Printed 07-Feb-2024 11:36 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: LEONARDO LEIGH A & SAMUEL
 Second name:
 Address: 92 PARKVIEW DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 3510092 Neigh.: Zone: R40 Vol: 734 Page: 34

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	182,670

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 31-Oct-2019
 Sale price: 365,000
 Sale valid:

Values

Mkt value :
 Cost value: 397,529

Summary

Total assessments	278,270
Total exemptions	
Net assessment	278,270

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.0891
 Mkt/sale :
 Assmt/sale: .7624

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	.210	7,500	1,575			1,575	1,103
Residual	9,148							

1.130 acres Total land value 136,575 95,603

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	Bedrooms	4
Floors	07	Hardwood/Carpet	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addn'l fixtures	2
Grade	33	C+	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	1
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1986	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	313,510
Basement	Full		1,252	
Heating	Yes	A/C Yes		8,990
Plumbing	2 F/B	1 H/B 2 Add'l fix.	Wh/p	9,500
Attic	None	Attic size:	Saunas	
Additions				31,743
Other Features		M Stks	Bsmt Gar	8,000

Sub-Total		371,743
Grade	C+	Factor 1.0800
CDU		C&D Factor 1.00
Depreciation		35 %
		Computed cost value @ 70%
		182,674

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	32	2,931
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P Porches, Patios, Decks	DECK Wood deck	746	19,762
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Total additions 31,743

Scale: 1" = 6.71 feet

