

Property at 00098 PEQUOT ROAD

Prop ID 3530098

Printed 07-Feb-2024 11:41 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: COOLE ALEXANDER T
 Second name:
 Address: 98 PEQUOT ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 048 Clerk map:
 Lot: 3530098 Neigh.: Zone: R15 Vol: 700 Page: 807

Assessments

Assmt category	Qty	Amount
Resident Land	.34	70,000
Resident Dwelling	1.00	194,610
Resident Outbldg	2.00	1,260

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 17-Jun-1980
 Sale price: 67,275
 Sale valid:

Values

Mkt value :
 Cost value: 386,186

Summary

Total assessments	270,330
Total exemptions	
Net assessment	270,330

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 5.7404
 Mkt/sale :
 Assmt/sale: 4.0183

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	100,000	100,000			100,000	70,000
Primary Site		14,810						
RES	12	.850	7,500	6,375			6,375	4,463
Residual		37,026						

1.190 acres

Total land value

106,375

74,463

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	
Heating System	05	Electric B/B	Full Baths	3
Fuel	03	Electric	Half Baths	
Attic	99	None	Addtn'l fixtures	1
Grade	37	B-	Whirlpools	1
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	01	Fully Finished	# Living Units	
Basement	99	None	M/F stacks	
Bsmt Fin Qual	99	None	W/B stacks	1
Air Condition	99	None	W/B openings	1
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1950	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	768	218,990
Basement	None				-5,140
Heating	Yes	A/C No			
Plumbing	3 F/B	H/B 1 Add'l fix.	1 Wh/p	Saunas	13,000
Attic	None	Attic size:			
Additions					131,970
Other Features		WB Stks			6,750
Sub-Total					365,570
Grade	B-	Factor 1.1700			427,717
CDU		C&D Factor 1.00			427,717
Depreciation		35 %			278,016
Computed cost value @ 70%					194,611

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	280	7,417
P Porches, Patios, Decks	DECK Wood deck	112	2,967
L Living Area	FRFF Frame first floor	62	7,098
L Living Area	FRFF Frame first floor	68	7,785
L Living Area	FRUF Frame upper full	68	5,694
G Garages	FR Attached frame LE 65	640	27,684
L Living Area	FRUF Frame upper full	608	50,908
L Living Area	FRFF Frame first floor	96	10,990
L Living Area	FRUF Frame upper full	96	8,038
P Porches, Patios, Decks	FEFF Frame enclosed first	30	2,861
P Porches, Patios, Decks	CPAT Concrete patio	62	528

Total additions 131,970

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	10	100	30.00		D	2,340	50	1,200
Utility Shed									
RS1 Frame	6	8	48	30.00		D	1,123	50	600
Utility Shed									
Value at 70%					1,260	Value at 100%			
						1,800			

