

Property at 00023 RED MOUNTAIN LANE

Prop ID 3670023

Printed 05-Feb-2025 8:43 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: THOMASON FLETCHER & KATHARINE
 Second name:
 Address: 23 RED MOUNTAIN LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 006 Clerk map:
 Lot: 3670023 Neigh.: Zone: R40 Vol: 798 Page: 683

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	189,880
Resident Excess	.21	1,100

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 12-Nov-2024
 Sale price: 530,000
 Sale valid:

Values

Mkt value :
 Cost value: 407,829

Summary

Total assessments	285,480
Total exemptions	
Net assessment	285,480

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .7695
 Mkt/sale :
 Assmt/sale: .5386

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

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	235,980
Basement	Full		855	
Heating	Yes	A/C Yes		6,800
Plumbing	2 F/B	1 H/B 1 Add'l fix.	Wh/p	9,000
Attic	None	Attic size:		
Additions				93,442
Other Features	WB Stks	RR		11,462

Sub-Total		356,684
Grade	B-	Factor 1.1700
CDU	C&D Factor 1.00	417,320
Depreciation	35 %	271,258
	Computed cost value @ 70%	189,881

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	196	18,691
L Living Area	FRFF Frame first floor	120	13,738
L Living Area	FRFF Frame first floor	84	9,616
L Living Area	BSMT Basement addition	84	1,548
L Living Area	OVER Frame Overhang	27	2,473
L Living Area	FRUF Frame upper full	210	17,583
G Garages	FR Attached frame LE 65	462	20,739
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
L Living Area	AIR Air conditioning	666	2,025
P Porches, Patios, Decks	BPAT Brick/flagstone pati	180	4,105

Total additions 93,442

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	04	Colonial	
Exterior Walls	03	Aluminum Siding	
Roof Material	01	Asphalt Shingles	
Roof Type	01	Gable	
Foundation	01	Poured Concrete	
Interior Walls	02	Drywall	
Floors	01	Hardwood	
Heating System	01	Hot Water	
Fuel	01	Oil	
Attic	99	None	
Grade	37	B-	
Garage	22	Attached 2 car	
Area Over Gar.	03	Partial	
Basement	01	Full	
Bsmt Fin Qual	02	Rec Room w/o air	
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	

Actual Year Built: 1969

