

Property at 00002 REDWOOD LANE 222B Prop ID 3680002 Printed 04-Oct-2024 3:24 PM Design and Layout (C) Right/Angles

Administrative Information			
Owner name:	JANUS NANCY & PETER A TTEES		
Second name:			
Address:	2 REDWOOD LANE		
City/state:	AVON CT	Zip:	06001

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,911	363,090
Basement	Full				
Heating	Yes	A/C Yes			
Plumbing	2 F/B	1 H/B	1 Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		
Additions					
Other Features		M Stks RR			15,000
Sub-Total					378,090
Grade		Factor			378,090
CDU		C&D Factor 1.05			396,995
Depreciation		%			396,995
		Computed cost value @ 70%			277,897

Location Information					
Map: 051	Clerk map:				
Lot: 3680002	Neigh.: FW	Zone:	Vol: 797	Page: 640	
Assessments			Exemptions		Last sale
Assmt category	Qty	Amount	Exempt	Cat	Amount
Resident Condo	1.00	277,900			
					Sale date: 30-Mar-1989
					Sale price: 252,000
					Sale valid:
					Values
					Mkt value :
					Cost value: 397,000
Summary			Utilities		Sales ratios
Total assessments		277,900	Water	Connecticut	Cost/sale : 1.5754
Total exemptions			Sewer	Public sewer	Mkt/sale :
Net assessment		277,900	Gas	None	Assmt/sale: 1.1028

Building additions

Category	Type	Area	Value
Total additions			

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	16	Condominium	FARMINGTON WOODS	57 WESTPORT II
Exterior Walls	10	Vertical Siding	Story Height 2.0	
Roof Material	01	Asphalt Shingles		
Roof Type	05	Flat		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	3
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade		Unknown	Full Baths	2
Garage	22	Attached 2 car	Half Baths	1
Area Over Gar.	99	None	Addtn'l fixtures	1
Basement	01	Full	Whirlpools	1,000
Bsmt Fin Qual	05	Living Area W/ A	Saunas	1,911
Air Condition	01	Central Air	# Living Units	
Interior Cond	05	Good	M/F stacks	1
Exterior Cond	05	Good	W/B stacks	
Actual Year Built: 1979				

Property at 00002 REDWOOD LANE

222B

Prop ID 3680002 Card 01

No sketch for this property

1/2 INT THE PETER A JANUS REV TRST DTD 9-13-16 & 1/2 INT NANCY JANUS
REVOC TRST DTD 9-13-16 V797 P640 9-30-24