

Property at 00009 ROCKLEDGE DRIVE

Prop ID 3770009

Printed 07-Feb-2024 12:44 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: HOEGLUND SVEN OSKAR ANDERS
 Second name:
 Address: 9 ROCKLEDGE DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 3770009 Neigh.: Zone: R30 Vol: 722 Page: 031

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 16-Aug-2018
Resident Land	.92	94,500				Sale price: 276,500
Resident Dwelling	1.00	141,110				Sale valid:
					Values	
Resident Excess	.55	2,890			Mkt value :	
					Cost value:	340,714
Summary			Utilities		Sales ratios	
Total assessments		238,500	Water	Connecticut	Cost/sale :	1.2322
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		238,500	Gas	None	Assmt/sale:	.8626

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	.550	7,500	4,125			4,125	2,888
Residual		23,958						
1.470 acres				Total land value			139,125	97,388

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	08	Raised Ranch		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	
Heating System	01	Hot Water	Family Rooms	
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	1
Grade	33	C+	Addtn'l fixtures	
Garage	12	Basement 2 car	Whirlpools	
Area Over Gar.	01	Fully Finished	Saunas	
Basement	04	Full with walk-o	M/F stacks	
Bsmt Fin Qual	02	Rec Room w/o air	W/B stacks	1
Air Condition	99	None	W/B openings	1
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1968	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,404	231,260
Basement	Full with walk				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					19,137
Other Features	WB Stks	RR	Bsmt Gar		28,266
Sub-Total					287,163
Grade	C+	Factor 1.0800			310,136
CDU		C&D Factor 1.00			310,136
Depreciation		35 %			201,588
Computed cost value @ 70%					141,112

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	160	4,238
L Living Area	OVER Frame Overhang	54	4,946
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P Porches, Patios, Decks	DECK Wood deck	189	5,007
Total additions			19,137

