

Property at 00015 ROCKLEDGE DRIVE

Prop ID 3770015

Printed 22-Oct-2025 8:28 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: PENNA JANET E ETAL
Second name:
Address: 15 ROCKLEDGE DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
Lot: 3770015 Neigh.: Zone: R30 Vol: 799 Page: 1007

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Last sale
Resident Land	.92	94,500			Sale date: 16-Feb-2024
Resident Dwelling	1.00	197,140			Sale price: 160,000
Resident Outbldg	1.00	1,260			Sale valid: 1
					Values
Resident Excess	.46	2,420			Mkt value : Cost value: 421,886

Summary

Total assessments	295,320	Water	Connecticut	Cost/sale :	2.6368
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	295,320	Gas	None	Assmt/sale:	1.8458

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	.460	7,500	3,450		3,450	2,415
Residual		20,038					
1.380 acres				Total land value		138,450	96,915

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 8
Interior Walls	02	Drywall	Garage cars 2
Floors	01	Hardwood	Bedrooms 4
Heating System	01	Hot Water	Unfinished area
Fuel	01	Oil	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	33	C+	Full Baths 2
Garage	12	Basement 2 car	Masonry trim sf
Area Over Gar.	01	Fully Finished	Half Baths 1
Basement	01	Full	Finish bsmt sz
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures
Air Condition	01	Central Air	Rec Room Size 1,200
Interior Cond	05	Good	Living area 2,089
Exterior Cond	05	Good	Whirlpools
			# Living Units
			M/F stacks 1
			W/B stacks 1
			W/B openings 2
			Actual Year Built: 1969

Building Valuation Summary

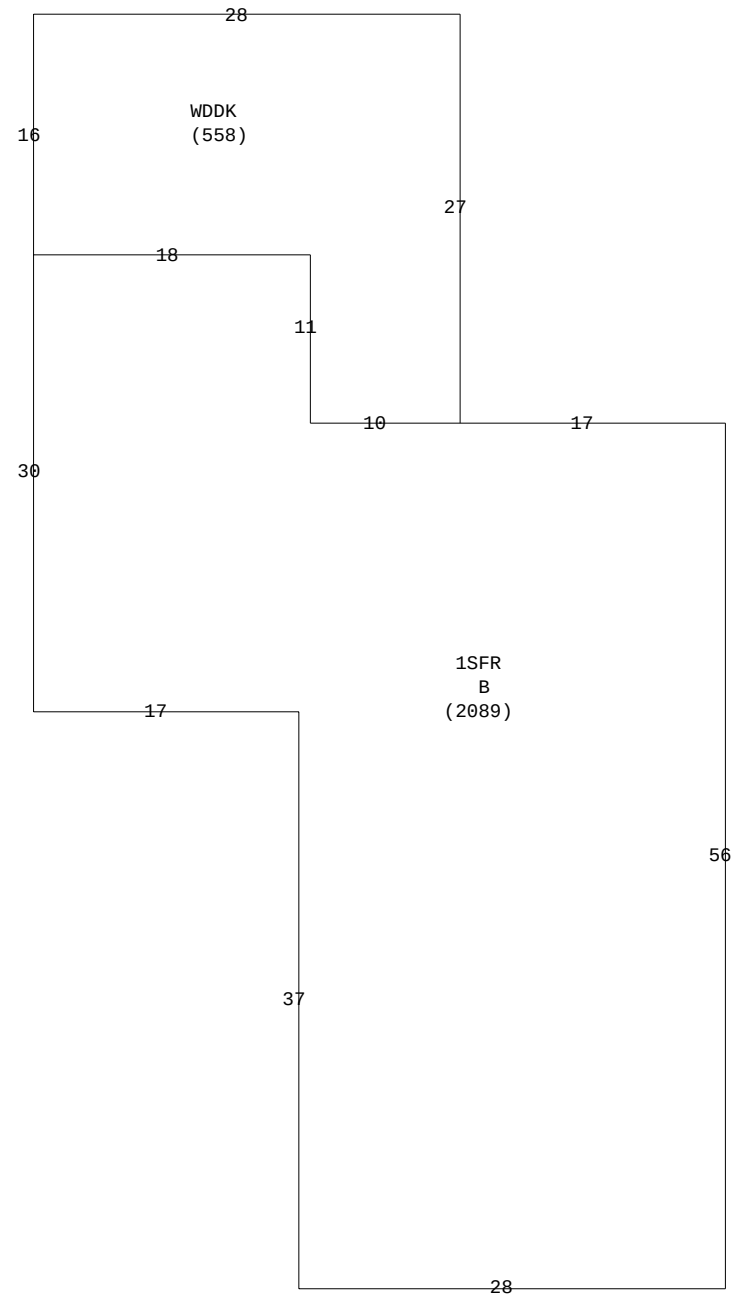
Dwelling	Frame	1 story w/bsmt	Area	321,400
Basement	Full		2,089	
Heating	Yes	A/C Yes		9,170
Plumbing	2 F/B	1 H/B Add'l fix.	Wh/p	8,500
Attic	None	Attic size:	Saunas	
Additions				14,781
Other Features		WB Stks M Stks RR	Bsmt Gar	47,323
Sub-Total				401,174
Grade	C+	Factor 1.0800		433,268
CDU		C&D Factor 1.00		433,268
Depreciation		35 %		281,624
Computed cost value @ 70%				197,137

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	558	14,781
Total additions			14,781

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	12	120	30.00		C	3,600	50	1,800
Utility Shed									
Value at 70%			1,260				Value at 100%		1,800



PROB CERT GIUSTINO PENNA V784 P99 4-24-23.CERT OF DEV-JEROME PENNA 25%
ELLEN GIERE 25% THOMAS PENNA 25% JAMES PENNA 25% V791 P719

**JANETS NAME LEFT OFF IN ERROR.CORR ON 24GL.QC THOMAS TO HIMSELF &
R GILBERTO TTEES V799 P1007. SO NOW-JANET50%, JEROME12.5%, ELLEN12.5%,