

Property at 00007 SAINT ANDREWS DRIVE

Prop ID 3810007

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Administrative Information

Owner name: BRINN KIMBERLY W AND
 Second name: NATHANIEL C TRUSTEES
 Address: 7 SAINT ANDREWS DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 3810007 Neigh.: AR Zone: R40 Vol: 483 Page: 804

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	365,160

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 11-Jan-1993
 Sale price: 390,000
 Sale valid: Y

Values

Resident Excess			Mkt value :	Cost value:
.12	630			697,557

Summary

Total assessments	488,290
Total exemptions	
Net assessment	488,290

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale :	1.7886
Mkt/sale :	
Assmt/sale:	1.2520

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	175,000	175,000		175,000	122,500
Primary Site	40,075						
RES	12	.120	7,500	900		900	630
Residual	5,227						

1.040 acres

Total land value

175,900

123,130

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	393,970
Basement	Full		1,664	
Heating	Yes	A/C Yes		11,260
Plumbing	3 F/B	2 H/B 3 Add'l fix.	1 Wh/p	21,000
Attic	None	Attic size:		
Additions				86,927
Other Features	Mason Trim WB Stks	RR		40,330

Sub-Total	553,487
Grade A-	Factor 1.4500
CDU	C&D Factor 1.00
Depreciation	35 %
Computed cost value @ 70%	365,163

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	624	27,060
L Living Area	FRFF Frame first floor	20	2,290
P Porches, Patios, Decks	DECK Wood deck	252	6,675
P Porches, Patios, Decks	FEFF Frame enclosed first	196	18,691
G Garages	FSF Full-story fin o/gar	460	30,813
L Living Area	AIR Air conditioning	460	1,398

Total additions 86,927

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	04	Colonial	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 2.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 10
Interior Walls	02	Drywall	Garage cars 2
Floors	01	Hardwood	Bedrooms 4
Heating System	02	Forced Hot Air	Unfinished area
Fuel	01	Oil	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	47	A-	Full Baths 3
Garage	22	Attached 2 car	Masonry trim sf 512
Area Over Gar.	99	None	Half Baths 2
Basement	01	Full	Finish bsmt sz
Bsmt Fin Qual	02	Rec Room w/o air	Addn'l fixtures 3
Air Condition	01	Central Air	Rec Room Size 711
Interior Cond	05	Good	Whirlpools 1
Exterior Cond	05	Good	Living area 3,808
			# Living Units
			M/F stacks
			W/B stacks 2
			W/B openings 3
			Actual Year Built: 1985

