

Property at 00028 SCHOOL STREET

Prop ID 3870028

Printed 07-Feb-2024 1:22 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: VALLEY MATTHEW & KATHERINE
 Second name:
 Address: 28 SCHOOL STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 3870028 Neigh.: Zone: R15 Vol: 724 Page: 699

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 21-Nov-2018
Resident Land	.34	87,500			Sale price: 300,000
Resident Outbldg	1.00	490			Sale valid:
Resident Dwelling	1.00	127,620			Values
Resident Excess	.66	3,470			Mkt value :
					Cost value: 312,971

Summary

Total assessments	219,080	Water	Well	Cost/sale :	1.0432
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	219,080	Gas	None	Assmt/sale:	.7303

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	125,000	125,000			125,000	87,500
Primary Site		14,810						
RES	12	.660	7,500	4,950			4,950	3,465
Residual		28,750						

1.000 acres Total land value 129,950 90,965

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	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 1
Floors	01	Hardwood	Bedrooms 3
Heating System	01	Hot Water	Family Rooms
Fuel	01	Oil	Full Baths 2
Attic	99	None	Masonry trim sf
Grade	30	C	Half Baths
Garage	21	Attached 1 car	Addtn'l fixtures
Area Over Gar.	99	None	Whirlpools
Basement	03	Partial > half	Saunas
Bsmt Fin Qual	99	None	M/F stacks
Air Condition	99	None	W/B stacks 1
Interior Cond	05	Good	W/B openings 1
Exterior Cond	05	Good	Actual Year Built: 1951

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	225,470
Basement	Partial > half		1,360	-2,260
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas 5,000
Attic	None	Attic size:		
Additions				45,519
Other Features		WB Stks		6,750
Sub-Total				280,479
Grade	C	Factor 1.0000		280,479
CDU		C&D Factor 1.00		280,479
Depreciation		35 %		182,311
		Computed cost value @ 70%		127,618

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	100	11,448
P Porches, Patios, Decks	FOFF Frame open first flo	300	18,278
G Garages	FR Attached frame LE 65	304	14,574
P Porches, Patios, Decks	FOFF Frame open first flo	20	1,219

Total additions 45,519

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS2 Metal	6	8	48	30.00		C	1,440	50	700
Utility Shed									
Value at 70%			490				Value at 100%		700

