

Property at 00070 SCHOOL STREET

Prop ID 3870070

Printed 07-Feb-2024 1:25 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: ROYER KEVIN K AND
 Second name: PENNY L
 Address: 70 SCHOOL STREET
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 3870070 Neigh.: Zone: R15 Vol: 363 Page: 320

Assessments

Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 19-Jan-1999
Resident Land	.34	87,500				Sale price: 134,500
Resident Outbldg	1.00	2,030				Sale valid: Y
Resident Dwelling	1.00	128,040				

Values

Resident Excess	1.95	10,240				Mkt value : Cost value: 325,443
-----------------	------	--------	--	--	--	------------------------------------

Summary

Total assessments	227,810	Water	Connecticut	Cost/sale :	2.4197
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	227,810	Gas	None	Assmt/sale:	1.6938

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	1.950	7,500	14,625			14,625	10,238
Residual		84,942						

2.290 acres Total land value 139,625 97,738

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	04	Vinyl Siding	
Roof Material	01	Asphalt Shingles	Story Height 1.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 7
Interior Walls	02	Drywall	Garage cars 3
Floors	01	Hardwood	Bedrooms 3
Heating System	01	Hot Water	Unfinished area 1
Fuel	01	Oil	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	30	C	Full Baths 2
Garage	99	None	Masonry trim sf 120
Area Over Gar.	99	None	Half Baths 1
Basement	01	Full	Finish bsmt sz
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures 1
Air Condition	99	None	Rec Room Size
Interior Cond	05	Good	Living area 1,694
Exterior Cond	05	Good	Whirlpools
			# Living Units
			M/F stacks
			W/B stacks 1
			W/B openings 1
			Actual Year Built: 1950

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 1,382	228,360
Basement	Full			
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	Saunas 5,500
Attic	None	Attic size:		
Additions				38,764
Other Features	Mason Trim WB Stks			8,783

Sub-Total				281,407
Grade	C	Factor 1.0000		281,407
CDU		C&D Factor 1.00		281,407
Depreciation		35 %		182,915
		Computed cost value @ 70%		128,041

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	276	31,597
L Living Area	FRFF Frame first floor	36	4,121
P Porches, Patios, Decks	FOFF Frame open first flo	50	3,046

Total additions 38,764

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00	2002	C	5,760	50	2,900
Utility Shed									
Value at 70%			2,030				Value at 100%		2,900

