

Property at 00118 SECRET LAKE ROAD

Prop ID 3890118

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Administrative Information

Owner name: CORMIER KATHERINE T
Second name:
Address: 118 SECRET LAKE ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 037 Clerk map:
Lot: 3890118 Neigh.: SL Zone: R15 Vol: 797 Page: 584

Assessments

Assmt category	Qty	Amount
Resident Land	.12	70,000
Resident Dwelling	1.00	58,720
Resident Outbldg	1.00	210

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 30-Sep-2024
Sale price: 229,000
Sale valid:

Values

Mkt value :
Cost value: 184,186

Summary

Total assessments	128,930
Total exemptions	
Net assessment	128,930

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .8043
Mkt/sale :
Assmt/sale: .5630

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.120	100,000	100,000			100,000	70,000
Primary Site		5,227						

.120 acres Total land value 100,000 70,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	18	Cottage		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	03	Field Stone	Total Rooms	5
Interior Walls	01	Plaster	Bedrooms	2
Floors	01	Hardwood	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	23	D+	Whirlpools	688
Garage	11	Basement 1 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	99	None		
Interior Cond	03	Fair		
Exterior Cond	03	Fair	Actual Year Built: 1930	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	534	116,770
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas	
Attic	None	Attic size:			
Additions					24,796
Other Features	WB Stks		Bsmt Gar		10,250
Sub-Total					151,816
Grade	D+	Factor .8500			129,044
CDU		C&D Factor 1.00			129,044
Depreciation		35 %			83,879
Computed cost value @ 70%					58,715

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	54	5,150
L Living Area	FRFF Frame first floor	20	2,290
P Porches, Patios, Decks	FEFF Frame enclosed first	182	17,356

Total additions 24,796

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	4	5	20	30.00		C	600	50	300
Utility Shed									
Value at 70%			210	Value at 100%			300		

