

Property at 00027 SOMERSET DRIVE

Prop ID 4000027

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Administrative Information

Owner name: CACCIOLA STEFANO P & PAOLA
 Second name:
 Address: 27 SOMERSET DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map:
 Lot: 4000027 Neigh.: Zone: R40 Vol: 608 Page: 67

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 01-Jul-2010
Resident Land	.92	115,500				Sale price: 475,000
Resident Dwelling	1.00	203,040				Sale valid:
Resident Outbldg	1.00	1,260				Values
						Mkt value :
Resident Excess	.01	50				Cost value: 456,929
Summary			Utilities		Sales ratios	
Total assessments		319,850	Water	Connecticut	Cost/sale :	.9620
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		319,850	Gas	CNG	Assmt/sale:	.6734

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	165,000	165,000			165,000	115,500
Primary Site		40,075						
RES	12	.010	7,500	75			75	53
Residual		436						
		.930 acres	Total land value				165,075	115,553

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	9
Interior Walls	02	Drywall	Bedrooms	4
Floors	07	Hardwood/Carpet	Family Rooms	1
Heating System	01	Hot Water	Full Baths	2
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addn'l fixtures	
Grade	37	B-	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	1
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1981	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,056	275,230
Basement	Full				
Heating	Yes	A/C Yes			7,910
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	8,500
Attic	None		Attic size:		
Additions					76,404
Other Features		WB Stks	RR		13,356
Sub-Total					381,400
Grade	B-	Factor 1.1700			446,238
CDU		C&D Factor 1.00			446,238
Depreciation		35 %			290,055
Computed cost value @ 70%					203,039

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	32	2,931
P Porches, Patios, Decks	DECK Wood deck	720	19,073
G Garages	FR Attached frame LE 65	576	25,187
L Living Area	OVER Frame Overhang	88	8,059
L Living Area	FRFF Frame first floor	180	20,607
L Living Area	AIR Air conditioning	180	547
Total additions			76,404

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	12	120	30.00	2000	C	3,600	50	1,800
Utility Shed									
Value at 70%		1,260	Value at 100%		1,800				

