

Property at 00081 SOMERSET DRIVE

Prop ID 4000081

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Administrative Information

Owner name: WALL RICHARD A & JENNIFER L
Second name:
Address: 81 SOMERSET DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map: 99 023
Lot: 4000081 Neigh.: Zone: R40 Vol: 590 Page: 1285

Assessments

Assmt category	Qty	Amount
Resident Land	.92	115,500
Resident Dwelling	1.00	511,790

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 09-Jun-2009
Sale price: 790,000
Sale valid:

Values

Mkt value :
Cost value: 896,129

Summary

Total assessments	627,290
Total exemptions	
Net assessment	627,290

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : 1.1343
Mkt/sale :
Assmt/sale: .7940

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.919	165,000	165,000		165,000	115,500
Primary Site		40,032					

.919 acres Total land value 165,000 115,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	07	Hydro Air	Family Rooms	1
Fuel	02	Natural Gas	Full Baths	3
Attic	99	None	Half Baths	2
Grade	53	A+	Addn'l fixtures	3
Garage	23	Attached 3 car	Whirlpools	1
Area Over Gar.	01	Fully Finished	Saunas	4,550
Basement	01	Full	# Living Units	1
Bsmt Fin Qual	01	Unfinished	M/F stacks	
Air Condition	01	Central Air	W/B stacks	1
Interior Cond	05	Good	W/B openings	1
Exterior Cond	05	Good	Actual Year Built: 2002	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,984	456,460
Basement	Full			
Heating	Yes	A/C Yes		13,020
Plumbing	3 F/B	2 H/B 3 Add'l fix.	1 Wh/p	21,000
Attic	None	Attic size:		
Additions				93,582
Other Features		WB Stks		6,750

Sub-Total				590,812
Grade	A+	Factor 1.6500		974,840
CDU		C&D Factor 1.00		974,840
Depreciation		25 %		731,130
		Computed cost value @ 70%		511,791

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	932	41,755
G Garages	FSF Full-story fin o/gar	582	38,985
L Living Area	AIR Air conditioning	582	1,769
P Porches, Patios, Decks	DECK Wood deck	280	7,417
P Porches, Patios, Decks	FOFF Frame open first flo	60	3,656

Total additions 93,582

