

Property at 00019 SPRINGBROOK DRIVE

Prop ID 4020019

Printed 07-Feb-2024 2:19 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: PREVOST ROBERT R AND
 Second name: JANET L
 Address: 19 SPRINGBROOK DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 029 Clerk map:
 Lot: 4020019 Neigh.: Zone: R30 Vol: 055 Page: 0569

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 18-Jan-1967
Resident Land	.92	94,500				Sale price:
Resident Dwelling	1.00	199,840				Sale valid:
					Values	
Resident Excess	.28	1,470			Mkt value :	
					Cost value:	422,586
Summary			Utilities		Sales ratios	
Total assessments		295,810	Water	Connecticut	Cost/sale :	
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		295,810	Gas	CNG	Assmt/sale:	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	135,000	135,000		135,000	94,500
Primary Site		40,075					
RES	12	.280	7,500	2,100		2,100	1,470
Residual		12,197					
1.200 acres				Total land value		137,100	95,970

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				884	241,640
Basement	Full						
Heating	Yes	A/C No					
Plumbing	2 F/B	1 H/B	1 Add'l fix.	1 Wh/p	Saunas		11,500
Attic	None			Attic size:			
Additions							141,786
Other Features		WB Stks		Bsmt Gar			11,750
Sub-Total							406,676
Grade	C+		Factor 1.0800				439,210
CDU			C&D Factor 1.00				439,210
Depreciation			35 %				285,487
Computed cost value @ 70%							199,841

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	416	47,624
L Living Area	BSMT Basement addition	416	7,666
P Porches, Patios, Decks	DECK Wood deck	516	13,669
L Living Area	FRFF Frame first floor	16	1,832
L Living Area	OVER Frame Overhang	14	1,282
L Living Area	OVER Frame Overhang	34	3,114
L Living Area	FRFF Frame first floor	336	38,466
L Living Area	FRUF Frame upper full	336	28,133

Total additions 141,786

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	7
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	4
Heating System	01	Hot Water	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	33	C+	Full Baths	2
Garage	12	Basement 2 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	1
Air Condition	99	None	Whirlpools	1
Interior Cond	05	Good	Saunas	
Exterior Cond	05	Good	# Living Units	2,920
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1967				

Scale: 1" = 7.39 feet