# Town of Avon Residential Property Card

Property at 00001 SPRUCEWOOD LANE 229A Prop ID 4030001 Printed 22-Jul-2024 12:45 PM Design and Layout (C) Right/Angles

## Administrative Information

Owner name: MAHONEY JESSICA
Second name:
Address: 1 SPRUCEWOOD LANE
City/state: AVON CT Zip: 06001

## Location Information

Map: 052 Clerk map:
Lot: 4030001 Neigh.: FW Zone: R40 Vol: 794 Page: 939

### Assessments

| Assmt category | Qty | Amount |
|---|---|---|
| Resident Condo | 1.00 | 254,160 |

### Exemptions

| Exempt | Cat | Amount |
|---|---|---|

### Last sale

Sale date: 01-Jul-2024
Sale price: 460,000
Sale valid:

### Values

Mkt value :
Cost value: 363,086

### Summary

| | |
|---|---|
| Total assessments | 254,160 |
| Total exemptions | |
| Net assessment | 254,160 |

### Utilities

| | |
|---|---|
| Water | Connecticut |
| Sewer | Public sewer |
| Gas | CNG |

### Sales ratios

Cost/sale : .7893
Mkt/sale :
Assmt/sale: .5525

## Building Valuation Summary

| | | | Area | |
|---|---|---|---|---|
| Dwelling | Frame | 2 story w/bsmt | 1,911 | 363,090 |
| Basement | None | | | |
| Heating | Yes | A/C Yes | | |
| Plumbing | 2 F/B | 1 H/B 1 Add'l fix. Wh/p Saunas | | |
| Attic | None | Attic size: | | |
| Additions | | | | |
| Other Features | | M Stks | | |

| | | |
|---|---|---|
| Sub-Total | | 363,090 |
| Grade | Factor | 363,090 |
| CDU | C&D Factor 1.00 | 363,090 |
| Depreciation | % | 363,090 |
| | Computed cost value @ 70% | 254,163 |

## Building additions

| Category | Type | Area | Value |
|---|---|---|---|
| | | Total additions | |

## Residential Dwelling Information

| Subject | Code | Description |
|---|---|---|
| Style | 16 | Condominium |
| Exterior Walls | 10 | Vertical Siding |
| Roof Material | 01 | Asphalt Shingles |
| Roof Type | 05 | Flat |
| Foundation | 01 | Poured Concrete |
| Interior Walls | 02 | Drywall |
| Floors | 05 | W/W over sub-flo |
| Heating System | 02 | Forced Hot Air |
| Fuel | 02 | Natural Gas |
| Attic | 99 | None |
| Grade | | Unknown |
| Garage | 22 | Attached 2 car |
| Area Over Gar. | 99 | None |
| Basement | 99 | None |
| Bsmt Fin Qual | 99 | None |
| Air Condition | 01 | Central Air |
| Interior Cond | 05 | Good |
| Exterior Cond | 05 | Good |

### Condominium

FARMINGTON WOODS 57 WESTPORT II

Story Height 2.0

| | | | |
|---|---|---|---|
| Total Rooms | 7 | Garage cars | 2 |
| Bedrooms | 3 | Unfinished area | |
| Family Rooms | 1 | Dormer linear f | |
| Full Baths | 2 | Masonry trim sf | |
| Half Baths | 1 | Finish bsmt sz | |
| Addtn'l fixtures | 1 | Rec Room Size | |
| Whirlpools | | Living area | 1,911 |
| Saunas | | # Living Units | |
| M/F stacks | 1 | | |
| W/B stacks | | | |
| W/B openings | | | |

Actual Year Built: 1977

No sketch for this property