

Property at 00077 STONY CORNERS

Prop ID 4110077

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Administrative Information

Owner name: ROSENFELD LAUREN Z TRUSTEE
 Second name:
 Address: 77 STONY CORNERS
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 4110077 Neigh.: Zone: R40 Vol: 540 Page: 126

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 20-Dec-2002	
Resident Land	.71	115,500			Sale price: 580,000	
Resident Dwelling	1.00	361,850			Sale valid:	
Resident Outbldg	2.00	20,160			Values	
					Mkt value :	
					Cost value: 710,729	
Summary			Utilities		Sales ratios	
Total assessments	497,510		Water	Well	Cost/sale : 1.2254	
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment	497,510		Gas	None	Assmt/sale: .8578	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.710	165,000	165,000		165,000	115,500
Primary Site		30,928					
		.710 acres		Total land value		165,000	115,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	
Heating System	01	Hot Water	Family Rooms	
Fuel	01	Oil	Full Baths	3
Attic	99	None	Half Baths	1
Grade	40	B	Addtn'l fixtures	4
Garage	12	Basement 2 car	Whirlpools	1
Area Over Gar.	01	Fully Finished	Saunas	
Basement	01	Full	# Living Units	
Bsmt Fin Qual	07	RR w/o air/Fin w	M/F stacks	
Air Condition	01	Central Air	W/B stacks	2
Interior Cond	05	Good	W/B openings	2
Exterior Cond	05	Good	Actual Year Built: 1961	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	3,035	445,890
Basement	Full				
Heating	Yes	A/C Yes			12,680
Plumbing	3 F/B	1 H/B 4 Add'l fix.	1 Wh/p	Saunas	18,000
Attic	None	Attic size:			
Additions					77,957
Other Features	Mason Trim	WB Stks	RR	Bsmt Gar	76,645
Sub-Total					631,172
Grade	B	Factor 1.2600			795,277
CDU		C&D Factor 1.00			795,277
Depreciation		35 %			516,930
Computed cost value @ 70%					361,851

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	36	3,297
L Living Area	AIR Air conditioning	36	109
P Porches, Patios, Decks	DECK Wood deck	60	1,589
P Porches, Patios, Decks	BPAT Brick/flagstone pati	396	9,030
L Living Area	FRFF Frame first floor	544	62,278
L Living Area	AIR Air conditioning	544	1,654
Total additions			77,957

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP1 Pool w/ Plastic Linr	18	40	720	74.05	2011	C	53,316	50	26,700
RS1 Frame Utility Shed	10	14	140	30.00	2011	C	4,200	50	2,100
Value at 70%		20,160	Value at 100%		28,800				

