

Property at 00104 STONY CORNERS CIRCLE

Prop ID 4120104

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Administrative Information

Owner name: LEARY DANIEL B &
 Second name: KRAMER-LEARY EMMA K
 Address: 104 STONY CORNERS CIRCLE
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 4120104 Neigh.: Zone: R40 Vol: 760 Page: 1241

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 14-Jun-2021	
Resident Land	.92	115,500			Sale price: 625,000	
Resident Dwelling	1.00	290,380			Sale valid:	
Resident Outbldg	1.00	980			Values	
					Mkt value :	
Resident Excess	.53	2,780			Cost value: 585,200	
Summary			Utilities		Sales ratios	
Total assessments		409,640	Water	Well	Cost/sale :	.9363
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		409,640	Gas	None	Assmt/sale:	.6554

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	.530	7,500	3,975		3,975	2,783
Residual		23,087					
1.450 acres				Total land value		168,975	118,283

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	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	01	Hot Water	Full Baths	3
Fuel	01	Oil	Half Baths	2
Attic	99	None	Addtn'l fixtures	1
Grade	40	B	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	3
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1965	

Building Valuation Summary

						Area	
Dwelling	Frame	2 story w/bsmt				1,354	333,430
Basement	Full with walk						
Heating	Yes	A/C Yes					9,550
Plumbing	3 F/B	2 H/B	1 Add'l fix.	Wh/p	Saunas		17,500
Attic	None			Attic size:			
Additions							109,526
Other Features		WB Stks	RR				36,500
Sub-Total							506,506
Grade	B		Factor 1.2600				638,198
CDU			C&D Factor 1.00				638,198
Depreciation			35 %				414,829
Computed cost value @ 70%							290,380

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	500	13,245
L Living Area	FRFF Frame first floor	224	25,644
L Living Area	FRFF Frame first floor	256	29,307
L Living Area	AIR Air conditioning	256	778
L Living Area	BSMT Basement addition	256	4,718
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
G Garages	FRL Attached frame GT 65	702	31,451
L Living Area	AIR Air conditioning	224	681
L Living Area	AIR Air conditioning	256	778
Total additions			109,526

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00		C	2,880	50	1,400
Utility Shed									
Value at 70%			980	Value at 100%			1,400		

