

Property at 00030 STURBRIDGE LANE

Prop ID 4150030

Printed 07-Feb-2024 2:53 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: KULA BARBARA M AND
 Second name: KUNTZ WILLIAM H
 Address: 30 STURBRIDGE LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map:
 Lot: 4150030 Neigh.: Zone: R40 Vol: 700 Page: 115

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 01-Aug-2016
Resident Land	.92	122,500			Sale price: 562,500
Resident Dwelling	1.00	281,820			Sale valid:
Resident Outbldg	2.00	21,980			

Values

Resident Excess	1.08	5,670	Mkt value :	
			Cost value:	617,100

Summary

Summary		Utilities		Sales ratios	
Total assessments	431,970	Water	Connecticut	Cost/sale :	1.0971
Total exemptions		Sewer	Septic	Mkt/sale :	
Net assessment	431,970	Gas	None	Assmt/sale:	.7679

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	175,000	175,000		175,000	122,500
Primary Site		40,075					
RES	12	1.080	7,500	8,100		8,100	5,670
Residual		47,045					

2.000 acres

Total land value

183,100

128,170

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	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	43	B+	Full Baths	2
Garage	22	Attached 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	Addn'l fixtures	3
Air Condition	01	Central Air	Living area	3,168
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1994				

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	1,302
Basement	Full		323,270
Heating	Yes	A/C Yes	9,260
Plumbing	2 F/B	1 H/B 3 Add'l fix.	1 Wh/p
Attic	None	Attic size:	Saunas
Additions			107,032
Other Features	WB Stks		6,750
Sub-Total			458,812
Grade	B+	Factor 1.3500	619,396
CDU		C&D Factor 1.00	619,396
Depreciation		35 %	402,607
Computed cost value @ 70%			281,825

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	529	23,353
G Garages	FSF Full-story fin o/gar	130	8,708
L Living Area	AIR Air conditioning	130	395
P Porches, Patios, Decks	FOFF Frame open first flo	60	3,656
L Living Area	BSMT Basement addition	18	332
L Living Area	FRFF Frame first floor	18	2,061
P Porches, Patios, Decks	DECK Wood deck	452	11,973
L Living Area	BSMT Basement addition	208	3,833
L Living Area	FRFF Frame first floor	208	23,812
L Living Area	AIR Air conditioning	208	632
L Living Area	BSMT Basement addition	208	3,833
L Living Area	FRFF Frame first floor	208	23,812
L Living Area	AIR Air conditioning	208	632

Total additions 107,032

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	1998	C	4,200	50	2,100
Utility Shed									
RP1 Pool w/ Plastic Linr	22	36	792	74.05	2021	C	58,648	50	29,300
Value at 70%		21,980		Value at 100%		31,400			

