

Property at 00034 SUNNYBROOK DRIVE

Prop ID 4170034

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Administrative Information

Owner name: CASTILLO ROSA M & ALEXANDRA S
 Second name:
 Address: 34 SUNNYBROOK DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 4170034 Neigh.: Zone: R30 Vol: 707 Page: 766

Assessments

Assmt category	Qty	Amount
Resident Land	.69	94,500
Resident Dwelling	1.00	164,070
Resident Outbldg	2.00	14,840

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 10-Mar-2017
 Sale price: 228,750
 Sale valid: 14

Values

Mkt value :
 Cost value: 390,814

Summary

Total assessments	273,570
Total exemptions	
Net assessment	273,570

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.7085
 Mkt/sale :
 Assmt/sale: 1.1959

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						
RES	12	.030	7,500	225			225	158
Residual		1,307						

.720 acres

Total land value

135,225

94,658

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	08	Raised Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	05	W/W over sub-flo		
Heating System	01	Hot Water		
Fuel	01	Oil		
Attic	99	None		
Grade	30	C		
Garage	13	Basement 3 car		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	05	Living Area W/ A		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 1974

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,200	204,410
Basement	Full				
Heating	Yes	A/C Yes			5,870
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas	5,000
Attic	None	Attic size:			
Additions					119,944
Other Features	WB Stks	RR	Bsmt Gar		25,362
Sub-Total					360,586
Grade	C	Factor 1.0000			360,586
CDU		C&D Factor 1.00			360,586
Depreciation		35 %			234,381
Computed cost value @ 70%					164,067

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	16	1,465
L Living Area	OVER Frame Overhang	26	2,381
P Porches, Patios, Decks	DECK Wood deck	768	20,344
P Porches, Patios, Decks	FEFF Frame enclosed first	312	29,753
L Living Area	BSMT Basement addition	312	5,750
L Living Area	FRFF Frame first floor	352	40,297
L Living Area	BSMT Basement addition	352	6,487
L Living Area	AIR Air conditioning	352	1,070
P Porches, Patios, Decks	DECK Wood deck	468	12,397

Total additions 119,944

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	14	20	280	30.00		C	8,400	50	4,200
Utility Shed									
RP1 Pool w/ Plastic Linr	18	36	648	52.35	2023	C	33,923	50	17,000

