

Property at 00060 SUNNYBROOK DRIVE

Prop ID 4170060

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Administrative Information

Owner name: DECKER CHAD W & ASHLEY
Second name:
Address: 60 SUNNYBROOK DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
Lot: 4170060 Neigh.: Zone: Vol: 722 Page: 687

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 28-Aug-2018
Resident Land	.69	94,500				Sale price: 360,000
Resident Dwelling	1.00	159,610				Sale valid:
					Values	
Resident Excess	.08	420				Mkt value :
						Cost value: 363,614
Summary			Utilities		Sales ratios	
Total assessments		254,530	Water	Connecticut		Cost/sale : 1.0100
Total exemptions			Sewer	Septic		Mkt/sale :
Net assessment		254,530	Gas	None		Assmt/sale: .7070

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	.080	7,500	600			600	420
Residual		3,485						
		.770 acres	Total land value				135,600	94,920

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	08	Raised Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	05	W/W over sub-flo	Bedrooms	4
Heating System	05	Electric B/B	Unfinished area	
Fuel	03	Electric	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	30	C	Full Baths	2
Garage	12	Basement 2 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	391
Bsmt Fin Qual	09	RR w/air,Fin w/a	Rec Room Size	440
Air Condition	01	Central Air	Living area	1,733
Interior Cond	05	Good	Whirlpools	
Exterior Cond	05	Good	# Living Units	
			Actual Year Built: 1971	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,250	210,990
Basement	Full with walk				
Heating	Yes	A/C Yes			6,060
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					90,463
Other Features		WB Stks	RR	Bsmt Gar	34,774
Sub-Total					350,787
Grade	C	Factor 1.0000			350,787
CDU		C&D Factor 1.00			350,787
Depreciation		35 %			228,012
Computed cost value @ 70%					159,608

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	144	3,815
P Porches, Patios, Decks	FEFF Frame enclosed first	192	18,310
P Porches, Patios, Decks	DECK Wood deck	168	4,450
L Living Area	FRFF Frame first floor	336	38,466
L Living Area	BSMT Basement addition	336	6,192
L Living Area	AIR Air conditioning	336	1,021
L Living Area	FRFF Frame first floor	104	11,906
L Living Area	BSMT Basement addition	104	1,917
L Living Area	AIR Air conditioning	104	316
L Living Area	OVER Frame Overhang	25	2,290
L Living Area	OVER Frame Overhang	18	1,649
L Living Area	AIR Air conditioning	43	131
Total additions			90,463

