

Property at 00013 SYLVAN STREET

Prop ID 4260013

Printed 07-Feb-2024 3:16 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WITKOWSKI NICOLE M
Second name:
Address: 13 SYLVAN STREET
City/state: AVON CT Zip: 06001

Location Information

Map: 014 Clerk map:
Lot: 4260013 Neigh.: Zone: R30 Vol: 665 Page: 753

Assessments

Assmt category	Qty	Amount
Resident Land	.46	94,500
Resident Dwelling	1.00	105,910
Resident Outbldg	1.00	2,030

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 12-Aug-2013
Sale price: 200,000
Sale valid: 1

Values

Mkt value :
Cost value: 289,200

Summary

Total assessments	202,440
Total exemptions	
Net assessment	202,440

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.4460
Mkt/sale :
Assmt/sale: 1.0122

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.460	135,000	135,000			135,000	94,500
Primary Site		20,038						

.460 acres Total land value 135,000 94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	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	5
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1954	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,092	190,200
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas	
Attic	None	Attic size:			
Additions					30,508
Other Features	Mason Trim WB Stks	RR			12,069

Sub-Total				232,777
Grade	C	Factor 1.0000		232,777
CDU		C&D Factor 1.00		232,777
Depreciation		35 %		151,305
		Computed cost value @ 70%		105,914

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	CPAT Concrete patio	102	869
P Porches, Patios, Decks	FEFF Frame enclosed first	90	8,583
P Porches, Patios, Decks	BPAT Brick/flagstone pati	120	2,736
G Garages	FR Attached frame LE 65	400	18,320

Total additions 30,508

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00		C	5,760	50	2,900
Utility Shed									

Value at 70% 2,030

Value at 100% 2,900

