Town of Avon Residential Property Card

Property at 00074 SYLVAN STREET | Prop ID 4260074 | Printed 07-Feb-2024 3:20 PM | Design and Layout (C) Right/Angles

Administrative Information

Owner name: MAYEROVA YULIYA
Second name:
Address: 74 SYLVAN STREET
City/state: AVON CT Zip: 06001

Location Information

Map: 014 Clerk map:
Lot: 4260074 Neigh.: Zone: R30 Vol: 774 Page: 879

Assessments

Assmt category	Qty	Amount
Resident Land	.43	94,500
Resident Dwellng	1.00	178,570
Resident Outbldg	1.00	1,050

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 03-Nov-1997
Sale price: 164,000
Sale valid:

Values

Mkt value :
Cost value: 391,600

Summary

Total assessments	274,120
Total exemptions	
Net assessment	274,120

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 2.3878
Mkt/sale :
Assmt/sale: 1.6715

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.430	135,000	135,000		135,000	94,500
Primary Site		18,731					
		.430 acres		Total land value		135,000	94,500

Residential Dwelling Information

Subject	Code	Description
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	01	Hardwood
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	03	Rec Room W/ Air
Air Condition	01	Central Air
Interior Cond	05	Good
Exterior Cond	05	Good

Condominium

Story Height 1.0

Total Rooms	6	Garage cars	3
Bedrooms	3	Unfinished area	
Family Rooms		Dormer linear f	
Full Baths	2	Masonry trim sf	
Half Baths	1	Finish bsmt sz	
Addtn'l fixtures		Rec Room Size	450
Whirlpools		Living area	2,120
Saunas		# Living Units	1
M/F stacks			
W/B stacks	1		
W/B openings	1		

Actual Year Built: 1966

Building Valuation Summary

						Area	
Dwelling	Frame	1 story w/bsmt				1,332	221,780
Basement	Full						
Heating	Yes	A/C	Yes				6,360
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas		8,500
Attic	None		Attic size:				
Additions							131,291
Other Features		WB Stks	RR	Bsmt Gar			24,527
Sub-Total							392,458
Grade	C	Factor 1.0000					392,458
CDU		C&D Factor 1.00					392,458
Depreciation		35 %					255,098
		Computed cost value @ 70%					178,569

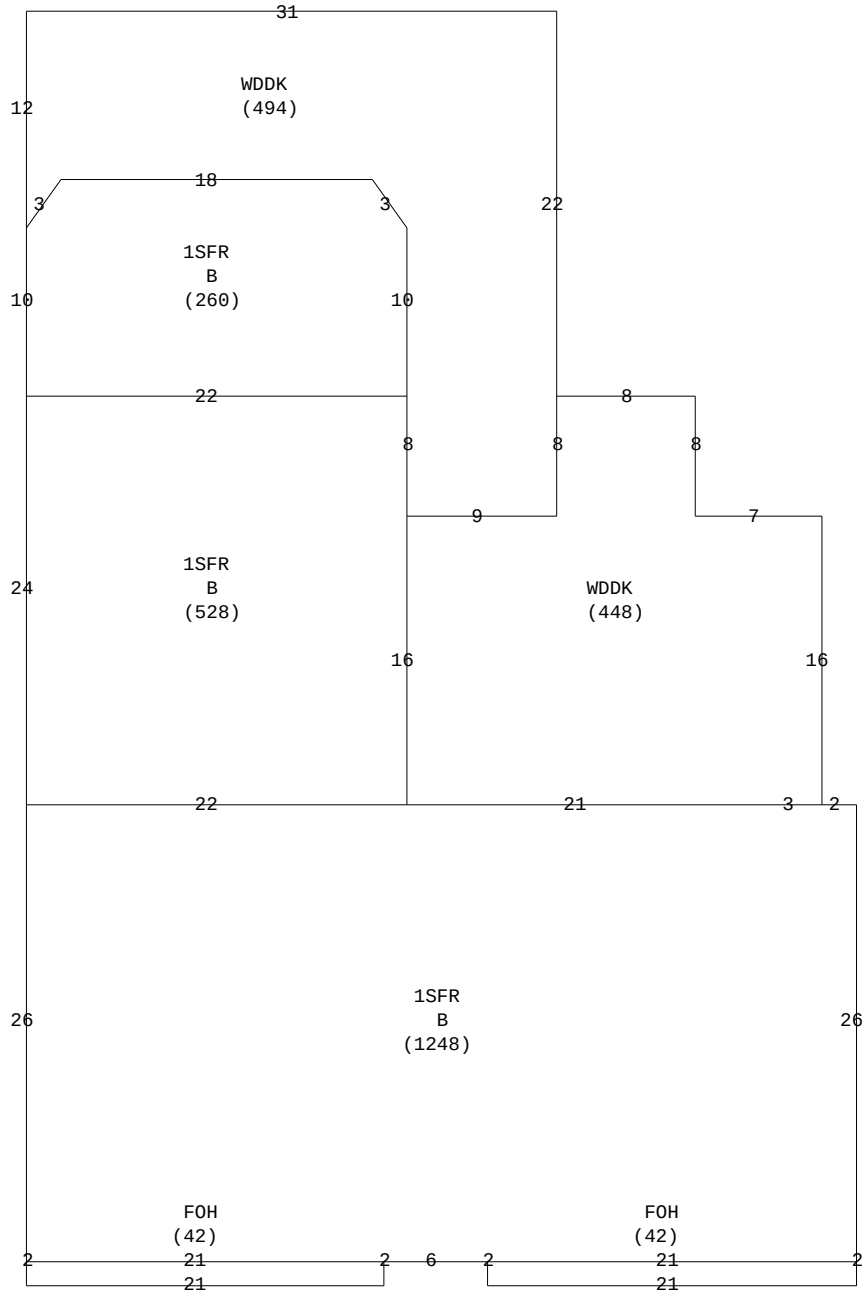
Building additions

Category		Type		Area	Value
L	Living Area	FRFF	Frame first floor	528	60,446
L	Living Area	BSMT	Basement addition	528	9,730
L	Living Area	AIR	Air conditioning	528	1,605
P	Porches, Patios, Decks	DECK	Wood deck	448	11,868
L	Living Area	FRFF	Frame first floor	260	29,765
L	Living Area	BSMT	Basement addition	260	4,791
P	Porches, Patios, Decks	DECK	Wood deck	494	13,086
			Total additions		131,291

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	10	100	30.00		C	3,000	50	1,500
Utility Shed									
Value at 70%			1,050			Value at 100%			1,500

Property at 00074 SYLVAN STREET | Prop ID 4260074 Card 01 | Scale: 1" = 11.16 feet



AFFIDAVIT RE TERMINATION POWER OF ATTY VOL 717 PG 1074 4-3-18
AFFDVT/COURT ORDER - YULIYA MAYEROVA IS SOLE OWNER V774 P879 05-2-22