

Property at 00099 TAMARA CIRCLE

Prop ID 4290099

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Administrative Information

Owner name: OCONNELL KEVIN P & DANIELLE
Second name:
Address: 99 TAMARA CIRCLE
City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map:
Lot: 4290099 Neigh.: Zone: R40 Vol: 806 Page: 485

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	169,250

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Aug-2025
Sale price: 515,000
Sale valid:

Values

Resident Excess	.07	370	
Mkt value :			
Cost value:		392,314	

Summary

Total assessments	274,620	
Total exemptions		
Net assessment	274,620	

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .7618
Mkt/sale :
Assmt/sale: .5332

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.070	7,500	525			525	368
Residual		3,049						

.990 acres Total land value 150,525 105,368

Building Valuation Summary

					Area	
Dwelling	Frame	1 1/2 story w/bsmt			960	223,640
Basement	Full					
Heating	Yes	A/C Yes				6,440
Plumbing	1 F/B	1 H/B	Add'l fix.	Wh/p	Saunas	3,500
Attic	None		Attic size:			
Additions						92,070
Other Features		WB Stks	RR			18,779

Sub-Total				344,429
Grade	C+	Factor 1.0800		371,983
CDU		C&D Factor 1.00		371,983
Depreciation		35 %		241,789
		Computed cost value @ 70%		169,252

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	324	30,897
P Porches, Patios, Decks	DECK Wood deck	380	10,066
L Living Area	FRFF Frame first floor	152	17,401
P Porches, Patios, Decks	FOFF Frame open first flo	24	1,462
G Garages	FR Attached frame LE 65	440	19,880
L Living Area	FRFF Frame first floor	108	12,364

Total additions 92,070

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	02	Cape	
Exterior Walls	01	Clapboards	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 7 Garage cars 2
Interior Walls	02	Drywall	Bedrooms 3 Unfinished area
Floors	01	Hardwood	Family Rooms Dormer linear f 40
Heating System	01	Hot Water	Full Baths 1 Masonry trim sf
Fuel	01	Oil	Half Baths 1 Finish bsmt sz
Attic	99	None	Addtn'l fixtures Rec Room Size 480
Grade	33	C+	Whirlpools Living area 1,700
Garage	22	Attached 2 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 1
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings 1
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1968

