

Property at 00084 THOMPSON ROAD

Prop ID 4320084

Printed 07-Feb-2024 4:32 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: DELAO ABRAHAM & EILEEN
Second name:
Address: 84 THOMPSON ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 030 Clerk map:
Lot: 4320084 Neigh.: Zone: R40 Vol: 778 Page: 172

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	303,310

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 16-Aug-2022
Sale price: 625,000
Sale valid:

Values

Resident Excess		
2.80		14,700

Mkt value :
Cost value: 589,300

Summary

Total assessments	
412,510	
Total exemptions	
Net assessment	412,510

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .9429
Mkt/sale :
Assmt/sale: .6600

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	135,000	135,000			135,000	94,500
Primary Site		40,075						
RES	12	2.800	7,500	21,000			21,000	14,700
Residual		121,968						

3.720 acres

Total land value

156,000

109,200

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area 1,977	396,830
Basement	Full			
Heating	Yes	A/C Yes		11,320
Plumbing	4 F/B	H/B 1 Add'l fix. 1 Wh/p	Saunas	18,000
Attic	None	Attic size:		
Additions				55,949
Other Features	Mason Trim WB Stks	RR		46,956

Sub-Total		529,055
Grade	B	
CDU	Factor 1.2600	666,609
Depreciation	C&D Factor 1.00	666,609
	35 %	433,296
	Computed cost value @ 70%	303,307

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	780	34,946
P Porches, Patios, Decks	CNPY Canopy	160	3,391
L Living Area	OVER Frame Overhang	50	4,579
P Porches, Patios, Decks	DECK Wood deck	492	13,033

Total additions 55,949

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	06	Contemporary	
Exterior Walls	10	Vertical Siding	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 8 Garage cars 3
Interior Walls	02	Drywall	Bedrooms 4 Unfinished area
Floors	07	Hardwood/Carpet	Family Rooms 1 Dormer linear f
Heating System	02	Forced Hot Air	Full Baths 4 Masonry trim sf 500
Fuel	01	Oil	Half Baths Finish bsmt sz 500
Attic	99	None	Addn'l fixtures 1 Rec Room Size 700
Grade	40	B	Whirlpools 1 Living area 2,577
Garage	23	Attached 3 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	01	Full	W/B stacks 1
Bsmt Fin Qual	06	RR w/o air,L w/o	W/B openings 2
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1987

