

Property at 00021 TIMBER LANE

Prop ID 4340021

Printed 07-May-2025 3:21 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: SUN CHUNG-YI & BARBARA
Second name:
Address: 21 TIMBER LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
Lot: 4340021 Neigh.: Zone: R40 Vol: 736 Page: 080

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	203,260

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 31-Dec-2019
Sale price: 280,000
Sale valid:

Values

Resident Excess	.02	110

Mkt value :
Cost value: 440,529

Summary

Total assessments	308,370	
Total exemptions		
Net assessment	308,370	

Utilities

Water	Connecticut	
Sewer	Septic	
Gas	None	

Sales ratios

Cost/sale : 1.5733
Mkt/sale :
Assmt/sale: 1.1013

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	.020	7,500	150			150	105
Residual	871							

.940 acres

Total land value

150,150

105,105

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	02	Wood Shingles		
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	01	Hardwood	Bedrooms	3
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Full Baths	2
Grade	37	B-	Half Baths	1
Garage	22	Attached 2 car	Addtn'l fixtures	
Area Over Gar.	99	None	Whirlpools	
Basement	04	Full with walk-o	Saunas	
Bsmt Fin Qual	03	Rec Room W/ Air	M/F stacks	
Air Condition	01	Central Air	W/B stacks	1
Interior Cond	05	Good	W/B openings	3
Exterior Cond	05	Good	Actual Year Built: 1964	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	1,771	279,550
Basement	Full with walk			
Heating	Yes	A/C Yes		7,990
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				8,500
Other Features	WB Stks	RR		48,959
				36,811

Sub-Total			381,810
Grade	B-	Factor 1.1700	446,718
CDU		C&D Factor 1.00	446,718
Depreciation		35 %	290,367
		Computed cost value @ 70%	203,257

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	562	24,641
P Porches, Patios, Decks	DECK Wood deck	50	1,325
P Porches, Patios, Decks	FEFF Frame enclosed first	180	17,165
P Porches, Patios, Decks	DECK Wood deck	220	5,828

Total additions 48,959

