

Property at 00022 TIMBER LANE

Prop ID 4340022

Printed 07-Feb-2024 4:40 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: RENSCH GREGOR & KARLA
 Second name:
 Address: 22 TIMBER LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 4340022 Neigh.: Zone: R40 Vol: 766 Page: 737

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	206,200

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 27-Sep-2021
 Sale price: 409,900
 Sale valid:

Values

Mkt value :
 Cost value: 445,400

Summary

Total assessments	311,780	
Total exemptions		
Net assessment	311,780	

Utilities

	Connecticut
Water	
Sewer	
Gas	None

Sales ratios

Cost/sale : 1.0866
 Mkt/sale :
 Assmt/sale: .7606

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	.110	7,500	825			825	578
Residual		4,792						

1.030 acres

Total land value

150,825

105,578

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	1,995	309,030
Basement	Full			
Heating	Yes	A/C Yes		8,820
Plumbing	2 F/B	1 H/B 1 Add'l fix.	Wh/p	9,000
Attic	None	Attic size:		
Additions				44,485
Other Features	WB Stks			16,000

Sub-Total		387,335
Grade	B-	Factor 1.1700
CDU	C&D Factor 1.00	453,182
Depreciation	35 %	294,568
	Computed cost value @ 70%	206,198

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	572	25,031
P Porches, Patios, Decks	FEFF Frame enclosed first	204	19,454

Total additions 44,485

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	01	Ranch	
Exterior Walls	01	Clapboards	
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	02	Forced Hot Air	Unfinished area
Fuel	07	Propane Gas	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	37	B-	Full Baths 2
Garage	22	Attached 2 car	Masonry trim sf
Area Over Gar.	99	None	Half Baths 1
Basement	01	Full	Finish bsmt sz
Bsmt Fin Qual	01	Unfinished	Addn'l fixtures 1
Air Condition	01	Central Air	Rec Room Size
Interior Cond	05	Good	Living area 1,995
Exterior Cond	05	Good	Whirlpools
			# Living Units
			M/F stacks
			W/B stacks 2
			W/B openings 3
			Actual Year Built: 1964

