

Property at 00023 TIMOTHY WAY

Prop ID 4350023

Printed 07-Feb-2024 4:47 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: LAKAMRAJU VIJAYA R AND
 Second name: GUMMALLA MALLIKA
 Address: 23 TIMOTHY WAY
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 4350023 Neigh.: Zone: R40 Vol: 691 Page: 398

Assessments

Assmt category	Qty	Amount
Resident Land	.92	157,500
Resident Dwelling	1.00	558,990

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 08-Oct-2015
 Sale price: 850,000
 Sale valid:

Values

Mkt value :
 Cost value: 1,025,629

Summary

Total assessments	717,940	
Total exemptions		
Net assessment	717,940	

Utilities

Water	Connecticut	
Sewer	Public sewer	
Gas	CNG	

Sales ratios

Cost/sale : 1.2066
 Mkt/sale :
 Assmt/sale: .8446

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	225,000	225,000			225,000	157,500
Primary Site		40,075						
RES	12	.277	7,500	2,078			2,078	1,455
Residual		12,066						

1.197 acres

Total land value

227,078

158,955

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	53	A+	Full Baths	5
Garage	23	Attached 3 car	Half Baths	2
Area Over Gar.	01	Fully Finished	Finish bsmt sz	
Basement	04	Full with walk-o	Addn'l fixtures	5
Bsmt Fin Qual	03	Rec Room W/ Air	Rec Room Size	1,500
Air Condition	01	Central Air	Living area	5,285
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Saunas	
			# Living Units	1
			M/F stacks	
			W/B stacks	1
			W/B openings	3
Actual Year Built: 1994				

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	2,066	472,480
Basement	Full with walk				
Heating	Yes	A/C Yes			13,470
Plumbing	5 F/B	2 H/B	5 Add'l fix.	1 Wh/p	Saunas
Attic	None		Attic size:		32,000
Additions					177,279
Other Features		WB Stks	RR		49,342

Sub-Total					744,571
Grade	A+	Factor 1.6500			1,228,542
CDU		C&D Factor 1.00			1,228,542
Depreciation		35 %			798,552
		Computed cost value @ 70%			558,986

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	806	36,110
G Garages	FSF Full-story fin o/gar	466	31,215
L Living Area	AIR Air conditioning	466	1,417
L Living Area	OVER Frame Overhang	15	1,374
P Porches, Patios, Decks	FOFF Frame open first flo	56	3,412
L Living Area	OVER Frame Overhang	56	5,129
L Living Area	AIR Air conditioning	56	170
L Living Area	BSMT Basement addition	552	10,172
L Living Area	FRFF Frame first floor	552	63,194
L Living Area	AIR Air conditioning	552	1,678
P Porches, Patios, Decks	FOFF Frame open first flo	288	17,547
L Living Area	OVER Frame Overhang	64	5,861

Total additions 177,279

