

Property at 00094 VERMILLION DRIVE

Prop ID 4420094

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Administrative Information

Owner name: CIPRIANO RONALD L & ALISHA G
 Second name:
 Address: 94 VERMILLION DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 021 Clerk map: 20 012
 Lot: 4420094 Neigh.: Zone: RU2A Vol: 745 Page: 783

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	140,000
Resident Dwelling	1.00	1,060,510
Resident Outbldg	1.00	25,060

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 04-Sep-2020
 Sale price: 1,410,000
 Sale valid:

Values

Mkt value :
 Cost value: 1,750,814

Summary

Total assessments	1,225,570
Total exemptions	
Net assessment	1,225,570

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.2417
 Mkt/sale :
 Assmt/sale: .8692

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	200,000	200,000			200,000	140,000
Primary Site		87,120						

2.000 acres

Total land value

200,000

140,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	03	Gambrell		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Bedrooms	5
Floors	07	Hardwood/Carpet	Family Rooms	1
Heating System	07	Hydro Air	Full Baths	6
Fuel	07	Propane Gas	Half Baths	1
Attic	02	Unfinished	Addtn'l fixtures	9
Grade	60	AA	Whirlpools	1
Garage	24	Attached 4 car	Saunas	
Area Over Gar.	01	Fully Finished	# Living Units	1
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	03	Rec Room W/ Air	W/B stacks	2
Air Condition	01	Central Air	W/B openings	5
Interior Cond	06	Very Good		
Exterior Cond	06	Very Good	Actual Year Built: 2007	

Building Valuation Summary

			Area	
Dwelling	Frame	2 story w/bsmt	3,200	693,940
Basement	Full			
Heating	Yes	A/C Yes		19,720
Plumbing	6 F/B	1 H/B	9 Add'l fix.	1 Wh/p
Attic	Unfinished		Attic size: 960	Saunas
Additions				35,500
Other Features	Mason Trim	WB Stks		13,473
		RR		185,834
				75,187

Sub-Total			1,023,654
Grade	AA	Factor 1.8500	1,893,760
CDU		C&D Factor 1.00	1,893,760
Depreciation		20 %	1,515,008
		Computed cost value @ 70%	1,060,506

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	1,180	52,866
G Garages	FSF Full-story fin o/gar	980	65,644
L Living Area	AIR Air conditioning	980	2,979
P Porches, Patios, Decks	FOFF Frame open first flo	252	15,353
P Porches, Patios, Decks	FOFF Frame open first flo	50	3,046
P Porches, Patios, Decks	CNPY Canopy	81	1,717
P Porches, Patios, Decks	TERR Terrace	470	18,675
L Living Area	BSMT Basement addition	179	3,299
L Living Area	FRFF Frame first floor	179	20,492
L Living Area	AIR Air conditioning	179	544
P Porches, Patios, Decks	FOFF Frame open first flo	20	1,219

Total additions 185,834

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	18	36	648	110.5	2008	C	71,636	50	35,800
Value at 70%			25,060				Value at 100%		35,800

