

Property at 00020 VERVILLE ROAD

Prop ID 4430020

Printed 07-Feb-2024 5:03 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: GOPAKUMAR ROHIT AND
 Second name: ANANTHALEKSHMI KRIPA
 Address: 20 VERVILLE ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map: 07 068
 Lot: 4430020 Neigh.: Zone: R15 Vol: 750 Page: 1098

Assessments

Assmt category	Qty	Amount
Resident Land	.34	87,500
Resident Dwelling	1.00	306,680

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 07-Dec-2020
 Sale price: 495,000
 Sale valid:

Values

Mkt value :
 Cost value: 563,300

Summary

Total assessments	394,310
Total exemptions	
Net assessment	394,310

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.1380
 Mkt/sale :
 Assmt/sale: .7966

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.340	125,000	125,000			125,000	87,500
Primary Site	14,810							
RES	12	.024	7,500	180			180	126
Residual	1,045							

.364 acres

Total land value

125,180

87,626

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	305,310
Basement	Full with walk		1,210	
Heating	Yes	A/C Yes		8,760
Plumbing	3 F/B	1 H/B	1 Add'l fix.	1 Wh/p
Attic	None		Attic size:	Saunas
Additions				72,090
Other Features		M Stks		3,000

Sub-Total		405,660
Grade	B+	Factor 1.3500
CDU		C&D Factor 1.00
Depreciation		20 %
		Computed cost value @ 70%
		306,679

Building additions

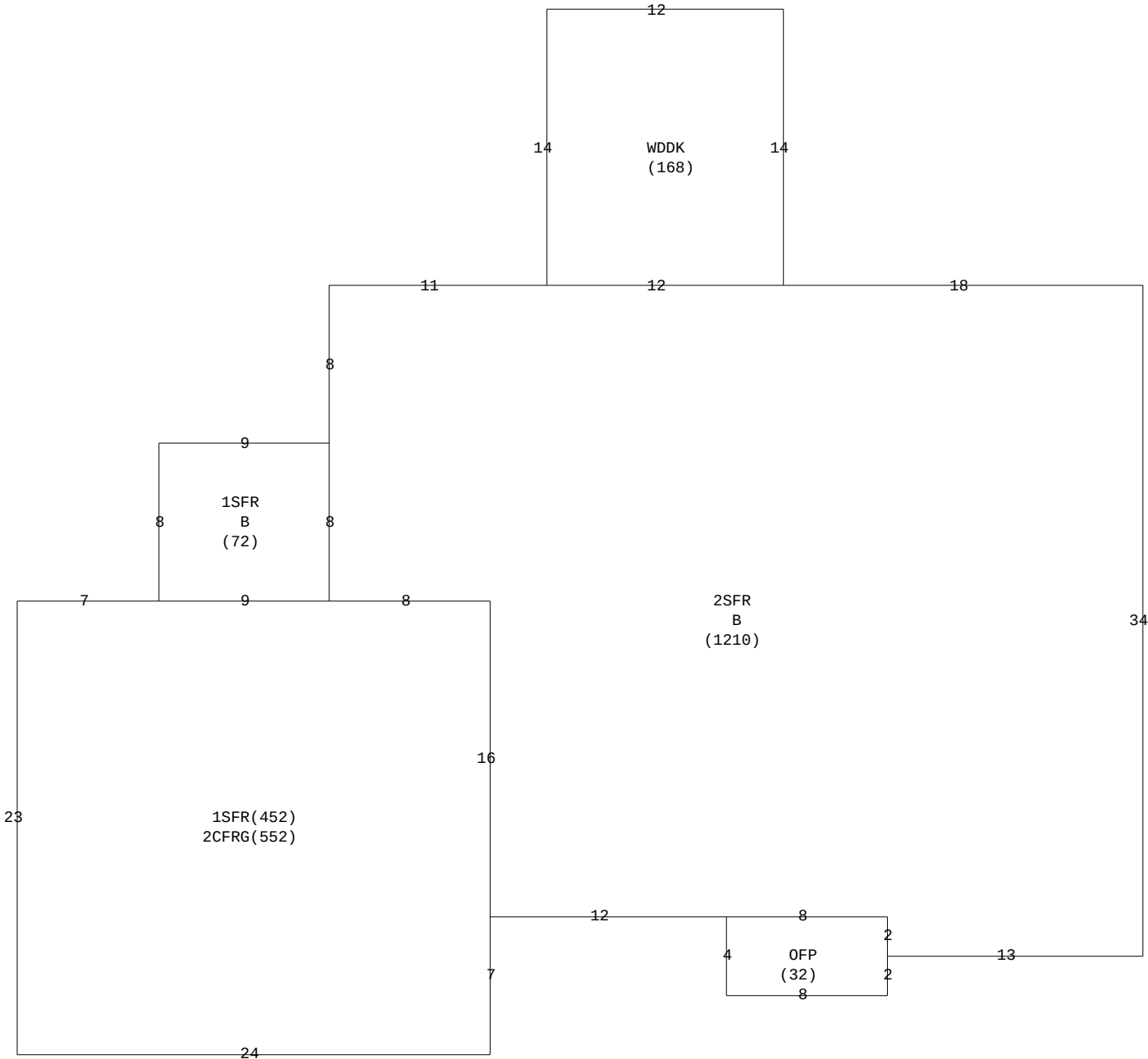
Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	168	4,450
P Porches, Patios, Decks	FOFF Frame open first flo	32	1,950
L Living Area	FRFF Frame first floor	72	8,243
L Living Area	BSMT Basement addition	72	1,327
L Living Area	AIR Air conditioning	72	219
G Garages	FR Attached frame LE 65	552	24,250
G Garages	FSF Full-story fin o/gar	452	30,277
L Living Area	AIR Air conditioning	452	1,374

Total additions 72,090

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	07	Propane Gas		
Attic	99	None		
Grade	43	B+		
Garage	22	Attached 2 car		
Area Over Gar.	01	Fully Finished		
Basement	04	Full with walk-o		
Bsmt Fin Qual	01	Unfinished		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 2009



SPLIT FROM 30 VERVILLE ROAD 10/07 \$175,000 SALE INCLUDES 30 VERVILLE