

Property at 00052 VERVILLE ROAD

Prop ID 4430052

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Administrative Information

Owner name: MARTINEZ TRAVIS E & ANNMARIE
 Second name:
 Address: 52 VERVILLE ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 4430052 Neigh.: Zone: R15 Vol: 710 Page: 422

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 16-Jun-2017
Resident Land	.34	87,500				Sale price: 235,000
Resident Dwelling	1.00	123,340				Sale valid:
Resident Outbldg	1.00	2,520				Values
Resident Excess	.44	2,310				Mkt value :
						Cost value: 308,100
Summary			Utilities		Sales ratios	
Total assessments		215,670	Water	Well	Cost/sale :	1.3111
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		215,670	Gas	None	Assmt/sale:	.9177

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	.440	7,500	3,300			3,300	2,310
Residual		19,166						
		.780 acres		Total land value			128,300	89,810

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	5
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	1
Attic	99	None	Addtn'l fixtures	1
Grade	30	C	Whirlpools	
Garage	99	None	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1969	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,305	218,230
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B 1 Add'l fix.	Wh/p	Saunas	9,000
Attic	None	Attic size:			
Additions					10,681
Other Features		WB Stks	RR		33,175
Sub-Total					271,086
Grade	C	Factor 1.0000			271,086
CDU		C&D Factor 1.00			271,086
Depreciation		35 %			176,206
		Computed cost value @ 70%			123,344

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	112	10,681
Total additions			10,681

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	20	240	30.00	2009	C	7,200	50	3,600
Utility Shed									
Value at 70%			2,520				Value at 100%		3,600

