

Property at 00055 VERVILLE ROAD

Prop ID 4430055

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

Administrative Information

Owner name: MISCHAK PAUL A
Second name:
Address: 55 VERVILLE ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
Lot: 4430055 Neigh.: Zone: R15 Vol: 149 Page: 0630

Assessments

Assmt category	Qty	Amount
Resident Land	.34	87,500
Resident Dwelling	1.00	111,190

Exemptions

Exempt	Cat	Amount

Last sale

Sale date:
Sale price:
Sale valid:

Values

Resident Excess	.30	1,580	Mkt value :	
			Cost value:	286,100

Summary

Total assessments	200,270
Total exemptions	
Net assessment	200,270

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale :
Mkt/sale :
Assmt/sale:

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	.300	7,500	2,250			2,250	1,575
Residual		13,068						

.640 acres Total land value 127,250 89,075

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	08	Raised Ranch		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	4
Interior Walls	02	Drywall	Bedrooms	2
Floors	07	Hardwood/Carpet	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addn'l fixtures	1
Grade	30	C	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	04	Living Area w/o	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1986	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,280	214,940
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B 1 Add'l fix.	Wh/p	Saunas	500
Attic	None	Attic size:			
Additions					8,901
Other Features		WB Stks	Bsmt Gar		20,042

Sub-Total			244,383
Grade	C	Factor 1.0000	244,383
CDU		C&D Factor 1.00	244,383
Depreciation		35 %	158,849
		Computed cost value @ 70%	111,194

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	336	8,901

Total additions 8,901

