

Property at 00010 VOLOVSKI ROAD

Prop ID 4450010

Printed 05-Oct-2026 8:44 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: KOSTRISAK JOAN
Second name:
Address: 10 VOLOVSKI ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
Lot: 4450010 Neigh.: Zone: R30 Vol: 804 Page: 777

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	111,480

Exemptions

Exempt	Cat	Amount
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Last sale

Sale date: 20-Jun-2025
Sale price: 335,000
Sale valid:

Values

Mkt value :
Cost value: 284,257

Summary

Total assessments	198,980
Total exemptions	
Net assessment	198,980

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : .8485
Mkt/sale :
Assmt/sale: .5940

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	125,000	125,000			125,000	87,500
Primary Site		30,056						

.690 acres Total land value 125,000 87,500

Residential Dwelling Information

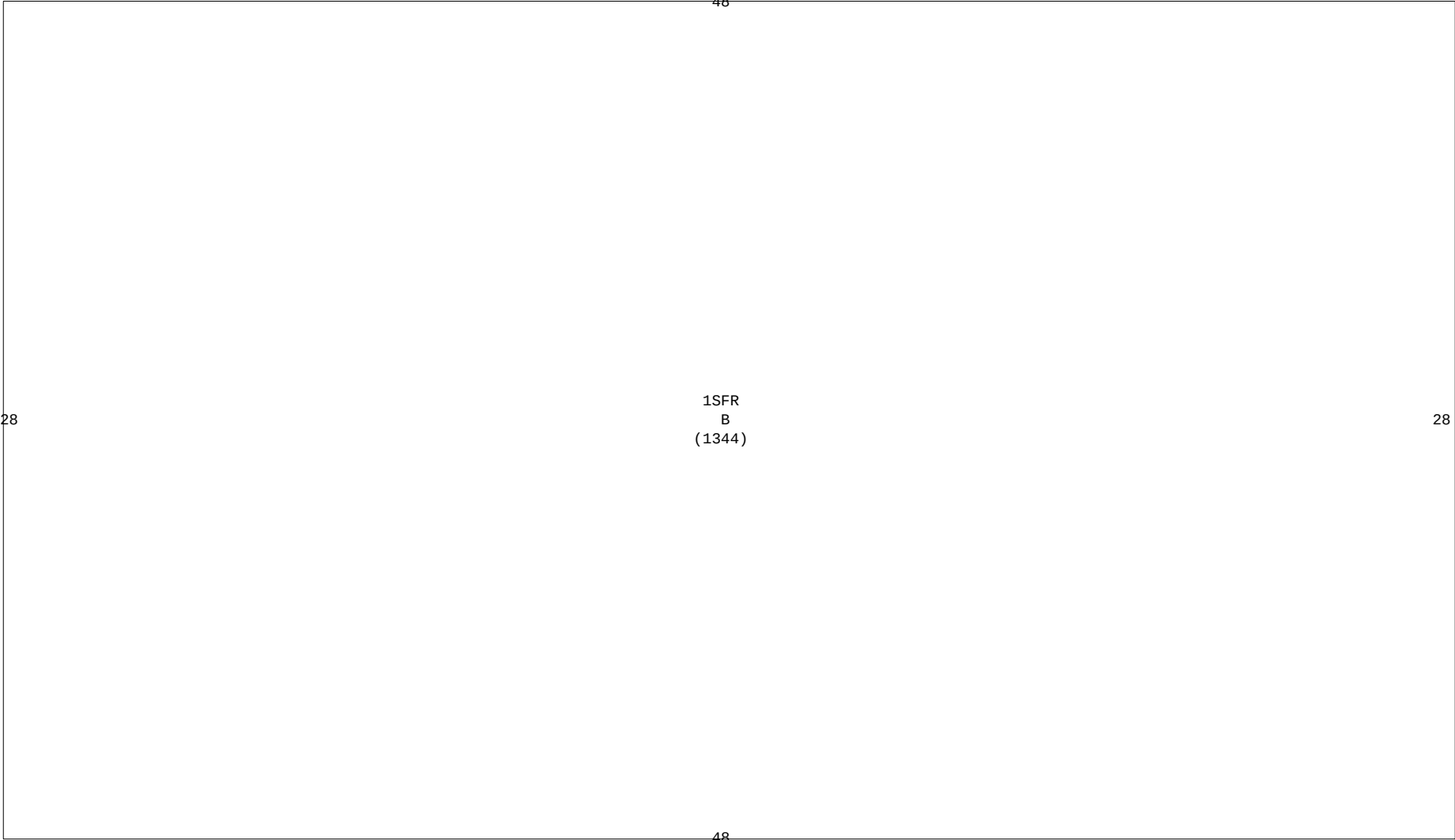
Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	30	C	Whirlpools	
Garage	11	Basement 1 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	1
Air Condition	06	Ductless Split U		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1963	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,344	223,360
Basement	Full				
Heating	Yes	A/C Yes			6,400
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas	5,000
Attic	None	Attic size:			
Additions					
Other Features		WB Stks	Bsmt Gar		10,250
Sub-Total					245,010
Grade	C	Factor 1.0000			245,010
CDU		C&D Factor 1.00			245,010
Depreciation		35 %			159,257
Computed cost value @ 70%					111,480

Building additions

Category	Type	Area	Value
Total additions			



SUCC TTEE JOHN A KOSTRISAK JR V804 P774 6-20-25
PROB CERT JOHN KOSTRISAK SR V805 P689 7-18-25