

Property at 00011 VOLOVSKI ROAD

Prop ID 4450011

Printed 07-Feb-2024 5:10 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: NELSON BRIAN K &
Second name: COLLEEN M CASEY-NELSON
Address: 11 VOLOVSKI ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
Lot: 4450011 Neigh.: Zone: R30 Vol: 236 Page: 328

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	154,460

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 02-Jul-1990
Sale price: 175,000
Sale valid:

Values

Resident Excess	1.06	5,570

Mkt value :
Cost value: 353,614

Summary

Total assessments	247,530
Total exemptions	
Net assessment	247,530

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 2.0207
Mkt/sale :
Assmt/sale: 1.4145

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						
RES	12	1.060	7,500	7,950			7,950	5,565
Residual		46,174						

1.750 acres

Total land value

132,950

93,065

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	1,028	235,220
Basement	Full with walk				
Heating	Yes	A/C Yes			6,760
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas	5,000
Attic	None	Attic size:			
Additions					55,606
Other Features	WB Stks		Bsmt Gar		11,750

Sub-Total				314,336
Grade	C+	Factor 1.0800		339,483
CDU		C&D Factor 1.00		339,483
Depreciation		35 %		220,664
		Computed cost value @ 70%		154,465

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	252	6,675
L Living Area	BSMT Basement addition	319	5,879
L Living Area	FRFF Frame first floor	319	36,519
P Porches, Patios, Decks	DECK Wood deck	210	5,563
L Living Area	AIR Air conditioning	319	970

Total additions 55,606

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	02	Cape	
Exterior Walls	02	Wood Shingles	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 8 Garage cars 2
Interior Walls	02	Drywall	Bedrooms Unfinished area
Floors	01	Hardwood	Family Rooms 1 Dormer linear f 28
Heating System	01	Hot Water	Full Baths 2 Masonry trim sf
Fuel	01	Oil	Half Baths Finish bsmt sz
Attic	99	None	Addtn'l fixtures Rec Room Size
Grade	33	C+	Whirlpools Living area 2,040
Garage	12	Basement 2 car	Saunas # Living Units
Area Over Gar.	01	Fully Finished	M/F stacks
Basement	04	Full with walk-o	W/B stacks 1
Bsmt Fin Qual	01	Unfinished	W/B openings 1
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1965

