

Property at 00029 WELLINGTON HGTS ROAD

Prop ID 4510029

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Administrative Information

Owner name: LOPEZ JUAN P AND
 Second name: QUESADA LILIAN
 Address: 29 WELLINGTON HGTS ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 007 Clerk map:
 Lot: 4510029 Neigh.: Zone: R40 Vol: 608 Page: 460

Assessments

Assmt category	Qty	Amount
Resident Land	.92	94,500
Resident Dwelling	1.00	151,240
Resident Outbldg	1.00	1,470

Exemptions

Exempt Cat	Amount
Resident Excess	.09 470

Last sale

Sale date: 12-Jul-2010
 Sale price: 315,000
 Sale valid:

Values

Mkt value :
 Cost value: 353,829

Summary

Total assessments	247,680
Total exemptions	
Net assessment	247,680

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.1233
 Mkt/sale :
 Assmt/sale: .7863

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	135,000	135,000		135,000	94,500
Primary Site		40,075					
RES	12	.090	7,500	675		675	473
Residual		3,920					

1.010 acres

Total land value

135,675

94,973

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	7
Interior Walls	01	Plaster	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	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	01	Unfinished	W/B openings	1
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1941	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area 1,090	189,940
Basement	Full			
Heating	Yes	A/C No		
Plumbing	2 F/B	H/B 1 Add'l fix.	Wh/p	Saunas 5,500
Attic	None	Attic size:		
Additions				130,198
Other Features		WB Stks		6,750
Sub-Total				332,388
Grade	C	Factor 1.0000		332,388
CDU		C&D Factor 1.00		332,388
Depreciation		35 %		216,052
Computed cost value @ 70%				151,236

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	220	25,186
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437
L Living Area	FRFF Frame first floor	896	102,575

Total additions 130,198

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	1998	C	4,200	50	2,100
Utility Shed									
Value at 70%				1,470	Value at 100%				2,100

