

Property at 00362 WEST AVON ROAD

Prop ID 4520362

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Administrative Information

Owner name: ZACCHIO NICHOLAS J
Second name:
Address: 362 WEST AVON ROAD
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map: 04 037
Lot: 4520362 Neigh.: Zone: R40 Vol: 762 Page: 062

Assessments

Assmt category	Qty	Amount
Resident Land	.85	87,500
Resident Dwelling	1.00	110,830
Resident Outbldg	1.00	2,030

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 02-Jul-2021
Sale price: 230,000
Sale valid:

Values

Mkt value :
Cost value: 286,229

Summary

Total assessments	200,360
Total exemptions	
Net assessment	200,360

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.2445
Mkt/sale :
Assmt/sale: .8711

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.850	125,000	125,000			125,000	87,500
Primary Site		37,026						

.850 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	5
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	
Heating System	01	Hot Water	Full Baths	1
Fuel	01	Oil	Half Baths	
Attic	99	None	Addn'l fixtures	
Grade	30	C	Whirlpools	
Garage	22	Attached 2 car	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: 1956	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,196	203,890
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas	
Attic	None	Attic size:			
Additions					32,949
Other Features	WB Stks				6,750
Sub-Total					243,589
Grade	C	Factor 1.0000			243,589
CDU		C&D Factor 1.00			243,589
Depreciation		35 %			158,333
Computed cost value @ 70%					110,833

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	BPAT Brick/flagstone pati	272	6,203
P Porches, Patios, Decks	FEFF Frame enclosed first	72	6,866
G Garages	FR Attached frame LE 65	440	19,880

Total additions 32,949

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00	2023	C	5,760	50	2,900
Utility Shed									
Value at 70%					2,030	Value at 100%			
						2,900			

