

Property at 00466 WEST AVON ROAD

Prop ID 4520466

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Administrative Information

Owner name: CHOI SOYEON JENNIFER
 Second name:
 Address: 466 WEST AVON ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 4520466 Neigh.: Zone: R30 Vol: 606 Page: 962

Assessments

Assmt category	Qty	Amount
Resident Land	.73	87,500
Resident Dwelling	1.00	139,150
Resident Outbldg	1.00	980

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 01-Jun-2010
 Sale price: 276,900
 Sale valid:

Values

Mkt value :
 Cost value: 325,186

Summary

Total assessments	227,630
Total exemptions	
Net assessment	227,630

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : 1.1744
 Mkt/sale :
 Assmt/sale: .8221

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.730	125,000	125,000			125,000	87,500
Primary Site		31,799						

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

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	
Heating System	01	Hot Water	Family Rooms	30
Fuel	02	Natural Gas	Full Baths	2
Attic	99	None	Half Baths	1
Grade	33	C+	Addtn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	600
Area Over Gar.	99	None	Saunas	1,374
Basement	04	Full with walk-o	M/F stacks	
Bsmt Fin Qual	02	Rec Room w/o air	W/B stacks	1
Air Condition	99	None	W/B openings	1
Interior Cond	05	Good	Actual Year Built: 1962	
Exterior Cond	05	Good		

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	832	201,840
Basement	Full with walk				
Heating	Yes	A/C No			
Plumbing	2 F/B	1 H/B	Add'l fix.	Wh/p	Saunas
Attic	None		Attic size:		8,500
Additions					52,877
Other Features		WB Stks	RR		19,963
Sub-Total					283,180
Grade	C+		Factor 1.0800		305,834
CDU			C&D Factor 1.00		305,834
Depreciation			35 %		198,792
			Computed cost value @ 70%		139,154

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	36	2,193
L Living Area	FRFF Frame first floor	126	14,425
L Living Area	BSMT Basement addition	126	2,322
P Porches, Patios, Decks	BPAT Brick/flagstone pati	240	5,473
G Garages	FR Attached frame LE 65	660	28,464

Total additions 52,877

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	30.00		C	2,880	50	1,400
Utility Shed									
Value at 70%			980				Value at 100%		1,400

