

Property at 00529 WEST AVON ROAD

Prop ID 4520529

Printed 07-Feb-2024 6:14 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: NEAGLE DANIEL R AND
 Second name: NEAGLE MARY-MICHELLE BRUNOLI
 Address: 529 WEST AVON ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map:
 Lot: 4520529 Neigh.: Zone: R30 Vol: 239 Page: 197

Assessments

Assmt category	Qty	Amount
Resident Land	.69	87,500
Resident Dwelling	1.00	224,910

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 27-Sep-1990
 Sale price: 197,000
 Sale valid:

Values

Mkt value :
 Cost value: 446,300

Summary

Total assessments	312,410
Total exemptions	
Net assessment	312,410

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 2.2655
 Mkt/sale :
 Assmt/sale: 1.5858

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

Building Valuation Summary

			Area	
Dwelling	Frame	1 1/2 story w/bsmt	1,130	252,590
Basement	Full			
Heating	Yes	A/C Yes		7,250
Plumbing	2 F/B	1 H/B 2 Add'l fix.	1 Wh/p	12,000
Attic	None	Attic size:		
Additions				87,987
Other Features	Mason Trim WB Stks	RR		32,472

Sub-Total		392,299
Grade	B	Factor 1.2600
CDU	C&D Factor 1.00	494,297
Depreciation	35 %	321,293
	Computed cost value @ 70%	224,905

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	420	11,126
G Garages	FR Attached frame LE 65	575	25,148
G Garages	HSF Half-story fin o/gar	575	23,523
L Living Area	AIR Air conditioning	575	1,748
L Living Area	FRFF Frame first floor	75	8,586
L Living Area	AIR Air conditioning	75	228
L Living Area	FRFF Frame first floor	150	17,172
L Living Area	AIR Air conditioning	150	456

Total additions 87,987

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpet	Bedrooms	3
Heating System	01	Hot Water	Family Rooms	1
Fuel	01	Oil	Full Baths	2
Attic	99	None	Half Baths	1
Grade	40	B	Addn'l fixtures	2
Garage	22	Attached 2 car	Whirlpools	1
Area Over Gar.	03	Partial	Saunas	
Basement	01	Full	M/F stacks	
Bsmt Fin Qual	03	Rec Room W/ Air	W/B stacks	1
Air Condition	01	Central Air	W/B openings	1
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1988	

