

Property at 00022 WESTMONT

Prop ID 4550022

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Administrative Information

Owner name: DIETRICH ERIC & SANDRA
 Second name:
 Address: 22 WESTMONT
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 4550022 Neigh.: Zone: R40 Vol: 731 Page: 39

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 05-Aug-2019
Resident Land	.92	105,000				Sale price: 365,000
Resident Dwelling	1.00	246,800				Sale valid:
					Values	
Resident Excess	.13	680				Mkt value :
					Cost value: 503,543	
Summary			Utilities		Sales ratios	
Total assessments		352,480	Water	Connecticut	Cost/sale :	1.3796
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		352,480	Gas	None	Assmt/sale:	.9657

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	150,000	150,000			150,000	105,000
Primary Site		40,075						
RES	12	.130	7,500	975			975	683
Residual		5,663						
1.050 acres				Total land value			150,975	105,683

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	02	Forced Hot Air	Full Baths	3
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	2
Grade	40	B	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings	3
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1979	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	313,110
Basement	Full		2,026	
Heating	Yes	A/C Yes		8,940
Plumbing	3 F/B	H/B 2 Add'l fix.	Wh/p	11,000
Attic	None	Attic size:	Saunas	
Additions				50,281
Other Features	Mason Trim	WB Stks	RR	47,157
Sub-Total				430,488
Grade	B	Factor 1.2600		542,415
CDU		C&D Factor 1.00		542,415
Depreciation		35 %		352,570
Computed cost value @ 70%				246,799

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	324	8,583
P Porches, Patios, Decks	FEFF Frame enclosed first	120	11,443
G Garages	FR Attached frame LE 65	600	26,123
P Porches, Patios, Decks	DECK Wood deck	156	4,132
Total additions			50,281

