

Property at 00034 WESTMONT

Prop ID 4550034

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Administrative Information

Owner name: CRAWFORD NOELLE C TRUSTEE
Second name:
Address: 34 WESTMONT
City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
Lot: 4550034 Neigh.: Zone: R40 Vol: 774 Page: 1199

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	249,610

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 21-May-2009
Sale price: 400,000
Sale valid:

Values

Resident Excess	.70	3,680

Summary

Total assessments	358,290
Total exemptions	
Net assessment	358,290

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.2796
Mkt/sale :
Assmt/sale: .8957

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	.700	7,500	5,250			5,250	3,675
Residual		30,492						

1.620 acres

Total land value

155,250

108,675

Building Valuation Summary

					Area	
Dwelling	Frame	1 story w/bsmt			2,180	333,380
Basement	Full with walk					
Heating	Yes	A/C Yes				9,510
Plumbing	3 F/B	H/B 1 Add'l fix.	Wh/p	Saunas		10,500
Attic	None	Attic size:				
Additions						52,205
Other Features	WB Stks	RR				29,790

Sub-Total						435,385
Grade	B	Factor 1.2600				548,585
CDU		C&D Factor 1.00				548,585
Depreciation		35 %				356,580
		Computed cost value @ 70%				249,606

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	368	9,748
P Porches, Patios, Decks	FOFF Frame open first flo	168	10,236
G Garages	FR Attached frame LE 65	575	25,148
P Porches, Patios, Decks	DECK Wood deck	267	7,073

Total additions 52,205

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 Garage cars 2
Interior Walls	02	Drywall	Bedrooms 2 Unfinished area
Floors	05	W/W over sub-flo	Family Rooms 1 Dormer linear f
Heating System	02	Forced Hot Air	Full Baths 3 Masonry trim sf
Fuel	01	Oil	Half Baths Finish bsmt sz
Attic	99	None	Addtn'l fixtures 1 Rec Room Size 650
Grade	40	B	Whirlpools Living area 2,180
Garage	22	Attached 2 car	Saunas # Living Units
Area Over Gar.	99	None	M/F stacks
Basement	04	Full with walk-o	W/B stacks 2
Bsmt Fin Qual	03	Rec Room W/ Air	W/B openings 2
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	Actual Year Built: 1977

