

Property at 00036 WINDING LANE

Prop ID 4640036

Printed 07-Feb-2024 7:07 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: RIEMAN LISA J
 Second name:
 Address: 36 WINDING LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
 Lot: 4640036 Neigh.: Zone: R40 Vol: 417 Page: 653

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 07-Jul-1998
Resident Land	.92	105,000				Sale price: 215,000
Resident Dwelling	1.00	274,170				Sale valid: Y
Resident Outbldg	3.00	19,530				Values
Resident Excess	.39	2,050				Mkt value : Cost value: 572,500
Summary			Utilities		Sales ratios	
Total assessments	400,750		Water	Well	Cost/sale :	2.6628
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment	400,750		Gas	None	Assmt/sale:	1.8640

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	.390	7,500	2,925			2,925	2,048
Residual	16,988							
1.310 acres		Total land value		152,925		107,048		

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	07	Split Level		
Exterior Walls	03	Aluminum Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	11
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	5
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	37	B-	Full Baths	3
Garage	22	Attached 2 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	02	Rec Room w/o air	Addtn'l fixtures	2
Air Condition	01	Central Air	Whirlpools	1
Interior Cond	05	Good	Living area	3,282
Exterior Cond	05	Good	# Living Units	1
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1959	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt	Area	1,372	227,050
Basement	Full with walk				
Heating	Yes	A/C Yes			6,510
Plumbing	3 F/B	1 H/B	2 Add'l fix.	1 Wh/p	Saunas
Attic	None		Attic size:		17,000
Additions					243,387
Other Features		WB Stks	RR		21,064
Sub-Total					515,011
Grade	B-	Factor 1.1700			602,563
CDU		C&D Factor 1.00			602,563
Depreciation		35 %			391,666
Computed cost value @ 70%					274,166

Building additions

Category	Type	Area	Value
L Living Area	OVER Frame Overhang	46	4,213
P Porches, Patios, Decks	FOFF Frame open first flo	130	7,920
L Living Area	FRFF Frame first floor	308	35,260
P Porches, Patios, Decks	CPAT Concrete patio	210	1,790
G Garages	FR Attached frame LE 65	596	25,967
G Garages	FSF Full-story fin o/gar	596	39,922
L Living Area	FRUF Frame upper full	144	12,057
L Living Area	FRFF Frame first floor	144	16,485
P Porches, Patios, Decks	BPAT Brick/flagstone pati	156	3,557
L Living Area	FRFF Frame first floor	436	49,914
L Living Area	AIR Air conditioning	46	140
L Living Area	AIR Air conditioning	308	936
L Living Area	AIR Air conditioning	144	438
L Living Area	AIR Air conditioning	144	438
L Living Area	AIR Air conditioning	596	1,812
L Living Area	AIR Air conditioning	436	1,325
L Living Area	FRFF Frame first floor	360	41,213

Total additions 243,387

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	16	160	30.00	2020	C	4,800	50	2,400
Utility Shed									
RP1 Pool w/ Plastic Linr	18	36	648	74.05	2002	C	47,984	50	24,000
RS1 Frame	10	10	100	30.00	2002	C	3,000	50	1,500
Utility Shed									
Value at 70%	19,530		Value at 100%				27,900		

