

Property at 00164 WINDING LANE

Prop ID 4640164

Printed 09-Dec-2025 11:10 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: DEJORDY MARC R AND
Second name: CAQUETTE STEPHANIE M
Address: 164 WINDING LANE
City/state: AVON CT Zip: 06001

Location Information

Map: 019 Clerk map:
Lot: 4640164 Neigh.: Zone: R40 Vol: 712 Page: 353

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	210,570

Exemptions

Exempt	Cat	Amount
APA	Veteran	315,890

Last sale

Sale date: 04-Aug-2017
Sale price: 325,000
Sale valid:

Values

Resident Excess	.06	320
Mkt value :		
Cost value:		451,271

Summary

Total assessments	315,890
Total exemptions	315,890
Net assessment	

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.3885
Mkt/sale :
Assmt/sale: .9720

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	.060	7,500	450		450	315
Residual		2,614					

.980 acres

Total land value

150,450

105,315

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	01	Plaster	Bedrooms	3
Floors	05	W/W over sub-flo	Family Rooms	
Heating System	01	Hot Water	Full Baths	2
Fuel	01	Oil	Half Baths	
Attic	99	None	Addtn'l fixtures	
Grade	37	B-	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1961	

Building Valuation Summary

					Area	
Dwelling	Frame	1 story w/bsmt			2,188	334,430
Basement	Full					
Heating	Yes	A/C	Yes			9,540
Plumbing	2 F/B	H/B	Add'l fix.	Wh/p	Saunas	5,000
Attic	None		Attic size:			
Additions						31,891
Other Features	Mason Trim	WB Stks				14,687

Sub-Total						395,548
Grade	B-		Factor 1.1700			462,791
CDU			C&D Factor 1.00			462,791
Depreciation			35 %			300,814
			Computed cost value @ 70%			210,570

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	BPAT Brick/flagstone pati	294	6,704
G Garages	FR Attached frame LE 65	576	25,187

Total additions 31,891

