

Property at 00114 WOODFORD HILLS DRIVE

Prop ID 4680114

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Administrative Information

Owner name: TARABISHY RAJA & CHRISTINA
 Second name:
 Address: 114 WOODFORD HILLS DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 003 Clerk map:
 Lot: 4680114 Neigh.: Zone: RU2A Vol: 725 Page: 915

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 14-Jan-2019
Resident Land	2.00	122,500				Sale price: 685,000
Resident Dwelling	1.00	583,430				Sale valid:
					Values	
Resident Excess	3.38	8,870				Mkt value :
					Cost value: 1,021,143	
Summary			Utilities		Sales ratios	
Total assessments		714,800	Water	Well		Cost/sale : 1.4907
Total exemptions			Sewer	Septic		Mkt/sale :
Net assessment		714,800	Gas	CNG		Assmt/sale: 1.0435

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	175,000	175,000			175,000	122,500
Primary Site		87,120						
RES	12	3.380	7,500	25,350	.50		12,675	8,873
Residual		147,233						
		5.380 acres	Total land value				187,675	131,373

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	05	W/W over sub-flo	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	50	A	Full Baths	3
Garage	23	Attached 3 car	Half Baths	2
Area Over Gar.	05	Half Story Finis	Masonry trim sf	1,000
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	800
Interior Cond	05	Good	Whirlpools	2
Exterior Cond	05	Good	Living area	5,493
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	2
			W/B openings	4
			Actual Year Built: 1988	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,924	444,740
Basement	Full				
Heating	Yes	A/C Yes			12,690
Plumbing	3 F/B	2 H/B	2 Add'l fix.	2 Wh/p	23,000
Attic	None		Attic size:		
Additions					291,344
Other Features	Mason Trim	WB Stks	RR		55,488
Sub-Total					827,262
Grade	A	Factor 1.5500			1,282,256
CDU		C&D Factor 1.00			1,282,256
Depreciation		35 %			833,466
Computed cost value @ 70%					583,426

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	419	47,968
L Living Area	BSMT Basement addition	419	7,721
L Living Area	AIR Air conditioning	419	1,274
P Porches, Patios, Decks	FOFF Frame open first flo	165	10,053
L Living Area	FRFF Frame first floor	418	47,853
L Living Area	BSMT Basement addition	418	7,703
L Living Area	AIR Air conditioning	418	1,271
L Living Area	FRUF Frame upper full	304	25,454
L Living Area	AIR Air conditioning	304	924
P Porches, Patios, Decks	FOFF Frame open first flo	304	18,522
L Living Area	FRFF Frame first floor	12	1,374
L Living Area	FRUF Frame upper full	60	5,024
P Porches, Patios, Decks	FOFF Frame open first flo	60	3,656
L Living Area	AIR Air conditioning	60	182
G Garages	FRL Attached frame GT 65	864	38,709
L Living Area	FRUF Frame upper full	864	72,343
L Living Area	AIR Air conditioning	432	1,313

Total additions 291,344

