

Property at 00017 WRIGHT DRIVE

Prop ID 4730017

Printed 21-Sep-2026 8:51 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WARD SARAH E
 Second name:
 Address: 17 WRIGHT DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 015 Clerk map:
 Lot: 4730017 Neigh.: Zone: RU2A Vol: 818 Page: 70

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 02-Sep-2026
Resident Land	2.00	78,750				Sale price: 565,000
Resident Dwelling	1.00	211,960				Sale valid:
Resident Outbldg	1.00	3,010				Values
						Mkt value :
Resident Excess	1.89	9,920				Cost value: 433,771
Summary			Utilities		Sales ratios	
Total assessments		303,640	Water	Well	Cost/sale :	.7677
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		303,640	Gas	None	Assmt/sale:	.5374

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	150,000	150,000		.25	112,500	78,750
Primary Site		87,120						
RES	12	1.890	7,500	14,175			14,175	9,923
Residual		82,328						
3.890 acres				Total land value			126,675	88,673

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	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	01	Hardwood	Family Rooms	1
Heating System	06	Heat Pump	Full Baths	3
Fuel	03	Electric	Half Baths	1
Attic	99	None	Addn'l fixtures	
Grade	40	B	Whirlpools	
Garage	12	Basement 2 car	Saunas	
Area Over Gar.	01	Fully Finished	M/F stacks	
Basement	04	Full with walk-o	W/B stacks	2
Bsmt Fin Qual	02	Rec Room w/o air	W/B openings	2
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1969	

Building Valuation Summary

Dwelling	Frame	1 story w/bsmt			Area	
Basement	Full with walk			1,917	298,770	
Heating	Yes	A/C	Yes		8,530	
Plumbing	3 F/B	1 H/B	Add'l fix.	Wh/p	Saunas	
Attic	None	Attic size:			13,500	
Additions					11,595	
Other Features	Mason Trim	WB Stks	RR	Bsmt Gar	37,320	
Sub-Total					369,715	
Grade	B	Factor	1.2600		465,841	
CDU		C&D Factor	1.00		465,841	
Depreciation			35 %		302,797	
		Computed cost value @ 70%			211,958	

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	DECK Wood deck	288	7,629
P Porches, Patios, Decks	DECK Wood deck	35	927
P Porches, Patios, Decks	F0FF Frame open first flo	33	2,011
P Porches, Patios, Decks	UTIL Utility building	36	1,028
Total additions			11,595

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	24	288	30.00		C	8,640	50	4,300
Utility Shed									
Value at 70%			3,010	Value at 100%			4,300		

