

Property at 00140 WRIGHT DRIVE

Prop ID 4730140

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Administrative Information

Owner name: TOLIN DAVID F & FIONA C
 Second name:
 Address: 140 WRIGHT DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 015 Clerk map:
 Lot: 4730140 Neigh.: Zone: RU2A Vol: 626 Page: 1213

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	105,000
Resident Dwelling	1.00	528,180
Resident Outbldg	1.00	25,060

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 27-Jul-2011
 Sale price: 734,000
 Sale valid:

Values

Mkt value :
 Cost value: 950,843

Summary

Total assessments	665,590
Total exemptions	
Net assessment	665,590

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.2954
 Mkt/sale :
 Assmt/sale: .9068

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2.000	150,000	150,000		150,000	105,000
Primary Site		87,120					
RES	12	1.400	7,500	10,500		10,500	7,350
Residual		60,984					

3.400 acres

Total land value

160,500

112,350

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	06	Contemporary		
Exterior Walls	06	Brick		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Garage cars	3
Floors	05	W/W over sub-flo	Bedrooms	3
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	07	Propane 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	Finish bsmt sz	
Basement	01	Full	Addn'l fixtures	2
Bsmt Fin Qual	08	RR w/air,Fin w/o	Rec Room Size	950
Air Condition	01	Central Air	Living area	5,462
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	# Living Units	1
			Actual Year Built: 1985	

Building Valuation Summary

Dwelling	Masonry	1 1/2 story w/bsmt	Area 2,661	528,910
Basement	Full			
Heating	Yes	A/C Yes		14,600
Plumbing	3 F/B	2 H/B 2 Add'l fix.	1 Wh/p	20,500
Attic	None	Attic size:		
Additions				142,603
Other Features	WB Stks	RR		42,308
Sub-Total				748,921
Grade	A	Factor 1.5500		1,160,828
CDU		C&D Factor 1.00		1,160,828
Depreciation		35 %		754,538
Computed cost value @ 70%				528,177

Building additions

Category	Type	Area	Value
L Living Area	MAUF Masonry upper full	961	85,941
G Garages	FRL Attached frame GT 65	961	43,055
L Living Area	FRFF Frame first floor	89	10,189
P Porches, Patios, Decks	DECK Wood deck	89	2,358
P Porches, Patios, Decks	DECK Wood deck	40	1,060

Total additions 142,603

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	18	36	648	110.5		C	71,636	50	35,800
Value at 70%		25,060	Value at 100%		35,800				

