

Property at 00015 GOVERNORS RIDGE

Prop ID 4790015

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Administrative Information

Owner name: DEMANCHE MICHELLE COOLEY
 Second name:
 Address: 15 GOVERNORS RIDGE
 City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map: 93 022
 Lot: 4790015 Neigh.: Zone: R40 Vol: 752 Page: 1271

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	396,660
Resident Outbldg	1.00	840

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 20-Jun-1997
 Sale price: 129,750
 Sale valid:

Values

Mkt value :
 Cost value: 768,757

Summary

Total assessments	538,130
Total exemptions	
Net assessment	538,130

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 5.9249
 Mkt/sale :
 Assmt/sale: 4.1474

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	200,000	200,000			200,000	140,000
Primary Site		40,075						
RES	12	.120	7,500	900			900	630
Residual		5,227						

1.040 acres

Total land value

200,900

140,630

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	02	Forced Hot Air	Family Rooms	1
Fuel	02	Natural Gas	Full Baths	5
Attic	01	Fully Finished	Half Baths	1
Grade	47	A-	Addtn'l fixtures	3
Garage	23	Attached 3 car	Whirlpools	1
Area Over Gar.	01	Fully Finished	Saunas	
Basement	01	Full	# Living Units	
Bsmt Fin Qual	03	Rec Room W/ Air	M/F stacks	1
Air Condition	01	Central Air	W/B stacks	
Interior Cond	05	Good	W/B openings	
Exterior Cond	05	Good	Actual Year Built: 1997	

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	1,604
Basement	Full		382,250
Heating	Yes	A/C Yes	10,930
Plumbing	5 F/B	1 H/B	3 Add'l fix.
Attic	Fully Finished	1 Wh/p	Saunas
Additions		Attic size: 708	22,719
Other Features			87,828
		M Stks RR	27,058

Sub-Total		558,285
Grade	A-	
CDU	Factor 1.4500	809,513
Depreciation	C&D Factor 1.00	809,513
	30 %	566,659
	Computed cost value @ 70%	396,661

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	630	27,294
G Garages	FSF Full-story fin o/gar	630	42,200
L Living Area	AIR Air conditioning	630	1,915
P Porches, Patios, Decks	BPAT Brick/flagstone pati	720	16,419

Total additions 87,828

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	10	80	30.00		C	2,400	50	1,200
Utility Shed									

Value at 70%

840

Value at 100%

1,200

