

Property at 00034 STEEPLECHASE

Prop ID 4800034

Printed 07-Feb-2024 8:10 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WINCHESTER STACY L AND
Second name: JOHN L
Address: 34 STEEPLECHASE
City/state: AVON CT Zip: 06001

Location Information

Map: 007 Clerk map: 93 022
Lot: 4800034 Neigh.: Zone: R40 Vol: 328 Page: 355

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	515,600

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 01-Feb-1994
Sale price: 181,000
Sale valid:

Values

Mkt value :
Cost value: 936,571

Summary

Total assessments	655,600
Total exemptions	
Net assessment	655,600

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 5.1744
Mkt/sale :
Assmt/sale: 3.6221

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						

.920 acres Total land value 200,000 140,000

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	11
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	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	4
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addn'l fixtures	5
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Living area	5,596
Exterior Cond	05	Good	Whirlpools	2
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	3
			W/B openings	4
			Actual Year Built: 1994	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	531,650
Basement	Full		2,369	
Heating	Yes	A/C Yes		15,140
Plumbing	4 F/B	1 H/B 5 Add'l fix.	2 Wh/p	26,000
Attic	None	Attic size:		
Additions				135,551
Other Features		WB Stks		22,750

Sub-Total			731,091
Grade	A	Factor 1.5500	1,133,191
CDU		C&D Factor 1.00	1,133,191
Depreciation		35 %	736,574
		Computed cost value @ 70%	515,602

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	889	39,829
G Garages	FSF Full-story fin o/gar	462	30,947
L Living Area	AIR Air conditioning	462	1,404
L Living Area	BSMT Basement addition	396	7,297
L Living Area	FRFF Frame first floor	396	45,334
L Living Area	AIR Air conditioning	396	1,204
P Porches, Patios, Decks	DECK Wood deck	360	9,536

Total additions 135,551

