

Property at 00022 NEWCASTLE DRIVE

Prop ID 4840022

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Administrative Information

Owner name: SACCOCCIO WOODROW AND
 Second name: MARY
 Address: 22 NEWCASTLE DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 004 Clerk map:
 Lot: 4840022 Neigh.: Zone: R40 Vol: 341 Page: 212

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 01-Dec-1997
Resident Land	.92	140,000				Sale price: 144,000
Resident Dwelling	1.00	359,890				Sale valid: Y
						Values
						Mkt value :
						Cost value: 714,129
Summary			Utilities		Sales ratios	
Total assessments	499,890		Water	Connecticut	Cost/sale :	4.9592
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment	499,890		Gas	CNG	Assmt/sale:	3.4715

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

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full with walk			1,524	366,630	
Heating	Yes	A/C Yes				10,490
Plumbing	2 F/B	1 H/B	3 Add'l fix.	1 Wh/p	Saunas	12,500
Attic	None	Attic size:				
Additions						107,654
Other Features	WB Stks					9,250
Sub-Total						506,524
Grade	A-	Factor 1.4500				734,460
CDU		C&D Factor	1.00			734,460
Depreciation		30 %				514,122
Computed cost value @ 70%						359,885

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	768	34,408
G Garages	FSF Full-story fin o/gar	648	43,406
L Living Area	AIR Air conditioning	648	1,970
L Living Area	BSMT Basement addition	135	2,488
L Living Area	FRFF Frame first floor	135	15,455
L Living Area	AIR Air conditioning	135	410
L Living Area	BSMT Basement addition	70	1,290
L Living Area	FRFF Frame first floor	70	8,014
L Living Area	AIR Air conditioning	70	213

Total additions 107,654

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	8
Interior Walls	02	Drywall	Garage cars	3
Floors	01	Hardwood	Bedrooms	4
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	2
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	3
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Living area	3,901
Exterior Cond	05	Good	Whirlpools	1
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	2
Actual Year Built: 1999				

