

Property at 00084 WESTBURY

Prop ID 4860084

Printed 07-Feb-2024 8:35 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: FITTING LEROY E JR & DEBRA L
 Second name:
 Address: 84 WESTBURY
 City/state: AVON CT Zip: 06001

Location Information

Map: 016 Clerk map: 95 059
 Lot: 4860084 Neigh.: Zone: R30 Vol: 629 Page: 1219

Assessments

Assmt category	Qty	Amount
Resident Land	.69	122,500
Resident Dwelling	1.00	374,630

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 05-Oct-2011
 Sale price: 635,000
 Sale valid:

Values

Mkt value :
 Cost value: 710,186

Summary

Total assessments	497,130
Total exemptions	
Net assessment	497,130

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.1184
 Mkt/sale :
 Assmt/sale: .7829

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	175,000	175,000			175,000	122,500
Primary Site		30,056						

.690 acres Total land value 175,000 122,500

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	9
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	3
Garage	23	Attached 3 car	Half Baths	2
Area Over Gar.	01	Fully Finished	Masonry trim sf	1,024
Basement	01	Full	Addtn'l fixtures	4
Bsmt Fin Qual	03	Rec Room W/ Air	Rec Room Size	676
Air Condition	01	Central Air	Living area	3,500
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	2
			W/B openings	2
Actual Year Built: 1995				

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,328	328,350
Basement	Full			
Heating	Yes	A/C Yes		9,410
Plumbing	3 F/B	2 H/B	4 Add'l fix.	1 Wh/p
Attic	None		Attic size:	Saunas
Other Features	Mason Trim	WB Stks		RR
				120,229
				47,787

Sub-Total			527,276
Grade	A-	Factor 1.4500	764,550
CDU		C&D Factor 1.00	764,550
Depreciation		30 %	535,185
Computed cost value @ 70%			374,630

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	748	33,512
G Garages	FSF Full-story fin o/gar	484	32,420
L Living Area	AIR Air conditioning	484	1,471
P Porches, Patios, Decks	DECK Wood deck	308	8,159
L Living Area	BSMT Basement addition	128	2,359
L Living Area	FRFF Frame first floor	128	14,654
L Living Area	AIR Air conditioning	128	389
L Living Area	FRFF Frame first floor	232	26,560
L Living Area	AIR Air conditioning	232	705

Total additions 120,229

