

Property at 00007 HEATHCOTE

Prop ID 4870007

Printed 07-Feb-2024 8:36 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MAYORS JAMES & SAMANTHA
 Second name:
 Address: 7 HEATHCOTE
 City/state: AVON CT Zip: 06001

Location Information

Map: 016 Clerk map: 95 059
 Lot: 4870007 Neigh.: Zone: R30 Vol: 775 Page: 132

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 16-May-2022
Resident Land	.69	122,500				Sale price: 733,000
Resident Dwelling	1.00	368,170				Sale valid:
					Values	
Resident Excess	.05	270				Mkt value :
					Cost value: 701,343	
Summary			Utilities		Sales ratios	
Total assessments		490,940	Water	Connecticut	Cost/sale :	.9568
Total exemptions			Sewer	Public sewer	Mkt/sale :	
Net assessment		490,940	Gas	None	Assmt/sale:	.6698

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						
RES	12	.051	7,500	383			383	268
Residual		2,222						
							.741 acres	
							Total land value	
							175,383	
							122,768	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full with walk				1,372	336,940
Heating	Yes	A/C		Yes		9,650
Plumbing	3 F/B	1 H/B	3 Add'l fix.	1 Wh/p	Saunas	17,500
Attic	None		Attic size:			
Additions						131,139
Other Features	WB Stks		RR			22,957
Sub-Total						518,186
Grade	A-	Factor		1.4500		751,370
CDU		C&D Factor	1.00			751,370
Depreciation				30 %		525,959
					Computed cost value @ 70%	368,171

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	266	16,206
G Garages	FRL Attached frame GT 65	736	32,974
G Garages	FSF Full-story fin o/gar	288	19,291
L Living Area	AIR Air conditioning	288	876
L Living Area	BSMT Basement addition	368	6,782
L Living Area	FRFF Frame first floor	368	42,129
L Living Area	AIR Air conditioning	368	1,119
P Porches, Patios, Decks	DECK Wood deck	444	11,762

Total additions 131,139

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	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	4
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	1
Area Over Gar.	01	Fully Finished	Masonry trim sf	
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	02	Rec Room w/o air	Addtn'l fixtures	3
Air Condition	01	Central Air	Rec Room Size	736
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,400
			Saunas	
			# Living Units	
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 1997	

