

Property at 00284 NORTHINGTON DRIVE

Prop ID 4910284

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Administrative Information

Owner name: MANUKONDA SANGEETH & SUDEEPTHI
 Second name:
 Address: 284 NORTHINGTON DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
 Lot: 4910284 Neigh.: Zone: R40 Vol: 816 Page: 877

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Excess	.19	1,000
Resident Dwelling	1.00	444,110

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 24-Jul-2026
 Sale price: 945,000
 Sale valid:

Values

Mkt value :
 Cost value: 835,871

Summary

Total assessments	585,110
Total exemptions	
Net assessment	585,110

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : .8845
 Mkt/sale :
 Assmt/sale: .6192

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	.190	7,500	1,425			1,425	998
Residual		8,276						

1.110 acres

Total land value

201,425

140,998

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	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	3
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	Addn'l fixtures	4
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Living area	3,717
Exterior Cond	05	Good	Whirlpools	
			Saunas	
			# Living Units	1
			M/F stacks	1
			W/B stacks	
			W/B openings	
Actual Year Built: 2014				

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,202	303,740
Basement	Full with walk			
Heating	Yes	A/C Yes		8,710
Plumbing	3 F/B	1 H/B	4 Add'l fix.	Wh/p
Attic	None		Attic size:	Saunas
Additions				183,807
Other Features		M Stks		3,000
Sub-Total				514,757
Grade	A-	Factor 1.4500		746,398
CDU		C&D Factor 1.00		746,398
Depreciation		15 %		634,438
Computed cost value @ 70%				444,107

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	735	32,929
G Garages	FSF Full-story fin o/gar	498	33,358
L Living Area	AIR Air conditioning	498	1,514
L Living Area	BSMT Basement addition	399	7,353
L Living Area	FRFF Frame first floor	399	45,678
L Living Area	AIR Air conditioning	399	1,213
P Porches, Patios, Decks	BPAT Brick/flagstone pati	144	3,284
L Living Area	BSMT Basement addition	392	7,224
L Living Area	FRFF Frame first floor	392	44,877
L Living Area	AIR Air conditioning	392	1,192
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437
L Living Area	FRFF Frame first floor	24	2,748

Total additions 183,807

