

Property at 00017 WESTLAND ROAD

LT30

Prop ID 4920017

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Administrative Information

Owner name: HELD MICHAEL T & STACEY B
 Second name:
 Address: 17 WESTLAND ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:
 Lot: 4920017 Neigh.: Zone: R40 Vol: 560 Page: 486

Assessments

Assmt category	Qty	Amount
Resident Land	.87	140,000
Resident Dwelling	1.00	478,110
Resident Outbldg	1.00	19,810

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 11-Jun-2007
 Sale price: 935,000
 Sale valid: Y

Values

Mkt value :
 Cost value: 911,314

Summary

Total assessments	637,920
Total exemptions	
Net assessment	637,920

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : .9747
 Mkt/sale :
 Assmt/sale: .6823

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.871	200,000	200,000			200,000	140,000
Primary Site		37,941						

.871 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	01	Gable		
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	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	2
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	1,100
Interior Cond	05	Good	Living area	4,170
Exterior Cond	05	Good	Whirlpools	1
			# Living Units	1
			Saunas	
			M/F stacks	1
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 2004	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,737	408,220
Basement	Full with walk				
Heating	Yes	A/C Yes			11,660
Plumbing	4 F/B	2 H/B	2 Add'l fix.	1 Wh/p	25,500
Attic	None		Attic size:		
Additions					104,837
Other Features		WB Stks M Stks RR			37,317
Sub-Total					587,534
Grade	A	Factor 1.5500			910,678
CDU		C&D Factor 1.00			910,678
Depreciation		25 %			683,009
Computed cost value @ 70%					478,106

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	822	36,827
G Garages	FSF Full-story fin o/gar	652	43,674
L Living Area	AIR Air conditioning	652	1,982
L Living Area	FRFF Frame first floor	14	1,603
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
P Porches, Patios, Decks	DECK Wood deck	278	7,364
P Porches, Patios, Decks	BPAT Brick/flagstone pati	280	6,385
L Living Area	BSMT Basement addition	30	553
L Living Area	FRFF Frame first floor	30	3,434
L Living Area	AIR Air conditioning	30	91

Total additions 104,837

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	16	32	512	110.5	2012	C	56,602	50	28,300

