

Property at 00047 FOX HOLLOW

0020

Prop ID 5000047

Printed 09-Jan-2026 12:55 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: WIDING C JON & CAROL S

Second name:

Address: 47 FOX HOLLOW

City/state: AVON CT

Zip: 06001

Location Information

Map: 039

Clerk map: 96 050

Lot: 5000047

Neigh.: SM

Zone: OP

Vol: 358 Page: 454

Assessments

Exemptions

Last sale

Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 22-Oct-1998
Resident Condo	1.00	342,160	AAA	Veteran	1,000	Sale price: 318,447
			CAB	Add Vet	500	Sale valid: Y
			DAC	Veteran	10,000	

Values

Mkt value :
Cost value: 488,800

Summary

Utilities

Sales ratios

Total assessments	342,160	Water	Connecticut	Cost/sale :	1.5349
Total exemptions	11,500	Sewer	Public sewer	Mkt/sale :	
Net assessment	330,660	Gas	CNG	Assmt/sale:	1.0745

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.461						
Primary Site		20,081						

.461 acres

Total land value

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area 2,199	439,800
Basement	Full with walk			
Heating	Yes	A/C Yes		
Plumbing	3 F/B	1 H/B	1 Add'l fix.	Wh/p Saunas
Attic	None		Attic size:	
Additions				24,000
Other Features		M Stks RR		25,000

Sub-Total		488,800
Grade	Factor	488,800
CDU	C&D Factor 1.00	488,800
Depreciation	%	488,800
	Computed cost value @ 70%	342,160

Building additions

Category	Type	Area	Value
G Garages	FSF Full-story fin o/gar	240	24,000

Total additions 24,000

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	21	PUD	SPRING MEADOW 11 CORNWALL
Exterior Walls	04	Vinyl Siding	
Roof Material	01	Asphalt Shingles	Story Height 1.5
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 6
Interior Walls	02	Drywall	Garage cars 2
Floors	07	Hardwood/Carpet	Bedrooms 3
Heating System	02	Forced Hot Air	Family Rooms 1
Fuel	02	Natural Gas	Full Baths 3
Attic	99	None	Half Baths 1
Grade		Unknown	Addn'l fixtures 1
Garage	22	Attached 2 car	Rec Room Size 1,000
Area Over Gar.	01	Fully Finished	Whirlpools 2,439
Basement	04	Full with walk-o	# Living Units 1
Bsmt Fin Qual	03	Rec Room W/ Air	
Air Condition	01	Central Air	
Interior Cond	05	Good	
Exterior Cond	05	Good	

Actual Year Built: 1998

