

Property at 00057 FAR HILLS DRIVE

Prop ID 5040057

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Administrative Information

Owner name: CHASE WILLIAM HENRY &
Second name: CHASE LAUREN KOPYT
Address: 57 FAR HILLS DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 015 Clerk map:
Lot: 5040057 Neigh.: Zone: RU2A Vol: 750 Page: 1239

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	210,000
Resident Dwelling	1.00	812,850

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 09-Dec-2020
Sale price: 1,250,000
Sale valid:

Values

Resident Excess	.14	710	Mkt value :	
			Cost value:	1,462,229

Summary

Total assessments	1,023,560
Total exemptions	
Net assessment	1,023,560

Utilities

Water	Well
Sewer	Public sewer
Gas	None

Sales ratios

Cost/sale : 1.1698
Mkt/sale :
Assmt/sale: .8188

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2.000	300,000	300,000		300,000	210,000
Primary Site		87,120					
RES	12	.136	7,500	1,020		1,020	714
Residual		5,924					

2.136 acres

Total land value

301,020

210,714

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	10
Interior Walls	02	Drywall	Garage cars	4
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	07	Hydro Air	Family Rooms	1
Fuel	07	Propane Gas	Full Baths	5
Attic	02	Unfinished	Half Baths	2
Grade	60	AA	Addtn'l fixtures	8
Garage	24	Attached 4 car	Whirlpools	1
Area Over Gar.	01	Fully Finished	Saunas	
Basement	04	Full with walk-o	M/F stacks	
Bsmt Fin Qual	03	Rec Room W/ Air	W/B stacks	2
Air Condition	01	Central Air	W/B openings	3
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 2001	

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	2,737
Basement	Full with walk		603,520
Heating	Yes	A/C Yes	17,170
Plumbing	5 F/B	2 H/B	8 Add'l fix.
Attic	Unfinished	1 Wh/p	Saunas
Additions		Attic size: 2,737	33,500
Other Features			31,335
			156,318
			54,845

Sub-Total		896,688
Grade	AA	Factor 1.8500
CDU		C&D Factor 1.00
Depreciation		30 %
		Computed cost value @ 70%
		812,848

Building additions

Category	Type	Area	Value
G Garages	MAL Attached masonry GT	1,404	62,902
G Garages	FSF Full-story fin o/gar	992	66,448
L Living Area	AIR Air conditioning	992	3,016
L Living Area	BSMT Basement addition	75	1,382
L Living Area	FRFF Frame first floor	75	8,586
L Living Area	AIR Air conditioning	75	228
L Living Area	OVER Frame Overhang	32	2,931
L Living Area	AIR Air conditioning	32	97
P Porches, Patios, Decks	DECK Wood deck	405	10,728

Total additions 156,318

