

Property at 00065 FAR HILLS DRIVE

Prop ID 5040065

Printed 07-Feb-2024 9:50 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: REAGAN CHARLES P
Second name:
Address: 65 FAR HILLS DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 015 Clerk map:
Lot: 5040065 Neigh.: Zone: RU2A Vol: 386 Page: 541

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	210,000
Resident Dwelling	1.00	770,530

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 13-Jun-2000
Sale price: 1,249,080
Sale valid: Y

Values

	Mkt value :	Cost value :
Resident Excess .05	250	1,401,114

Summary

Total assessments	980,780
Total exemptions	
Net assessment	980,780

Utilities

	Water	Well
	Sewer	Public sewer
	Gas	None

Sales ratios

Cost/sale : 1.1217
Mkt/sale :
Assmt/sale: .7852

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	.047	7,500	353			353	247
Residual		2,047						

2.047 acres

Total land value

300,353

210,247

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	03	Wood Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	01	Oil		
Attic	99	None		
Grade	60	AA		
Garage	23	Attached 3 car		
Area Over Gar.	01	Fully Finished		
Basement	04	Full with walk-o		
Bsmt Fin Qual	03	Rec Room W/ Air		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Total Rooms	10	Garage cars	3
Bedrooms	5	Unfinished area	
Family Rooms	1	Dormer linear f	
Full Baths	5	Masonry trim sf	360
Half Baths	2	Finish bsmt sz	
Addtn'l fixtures	4	Rec Room Size	1,274
Whirlpools	1	Living area	5,916
Saunas		# Living Units	1
M/F stacks			
W/B stacks	2		
W/B openings	5		

Actual Year Built: 2000

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	2,518
Basement	Full with walk		560,750
Heating	Yes	A/C Yes	15,960
Plumbing	5 F/B	2 H/B	4 Add'l fix.
Attic	None	Attic size:	1 Wh/p
Additions			Saunas
Other Features	Mason Trim	WB Stks	RR

Sub-Total		793,339
Grade	AA	Factor 1.8500
CDU		C&D Factor 1.00
Depreciation		25 %
		Computed cost value @ 70%

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	950	42,562
G Garages	FSF Full-story fin o/gar	710	47,559
L Living Area	AIR Air conditioning	710	2,158
L Living Area	BSMT Basement addition	28	516
L Living Area	FRFF Frame first floor	28	3,205
L Living Area	BSMT Basement addition	102	1,880
L Living Area	FRFF Frame first floor	102	11,677
L Living Area	AIR Air conditioning	102	310
L Living Area	FRFF Frame first floor	20	2,290
L Living Area	FRFF Frame first floor	20	2,290
P Porches, Patios, Decks	DECK Wood deck	440	11,656

Total additions 126,103

