

Property at 00014 SCARBOROUGH DRIVE

Prop ID 5130014

Printed 20-Aug-2026 11:10 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: AUDET JUSTIN & AMY
 Second name:
 Address: 14 SCARBOROUGH DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map: 011
 Lot: 5130014 Neigh.: Zone: R40 Vol: 817 Page: 360

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Excess	.03	160
Resident Dwelling	1.00	736,170

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 10-Aug-2026
 Sale price: 1,500,000
 Sale valid:

Values

Mkt value :
 Cost value: 1,251,900

Summary

Total assessments	876,330
Total exemptions	
Net assessment	876,330

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : .8346
 Mkt/sale :
 Assmt/sale: .5842

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	.030	7,500	225			225	158
Residual		1,307						

.950 acres

Total land value

200,225

140,158

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	06	Brick		
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	4
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	57	AA-	Full Baths	4
Garage	24	Attached 4 car	Half Baths	2
Area Over Gar.	01	Fully Finished	Finish bsmt sz	
Basement	01	Full	Addn'l fixtures	3
Bsmt Fin Qual	01	Unfinished	Rec Room Size	
Air Condition	01	Central Air	Living area	6,372
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Saunas	
			# Living Units	1
			M/F stacks	
			W/B stacks	2
			W/B openings	3
Actual Year Built: 2004				

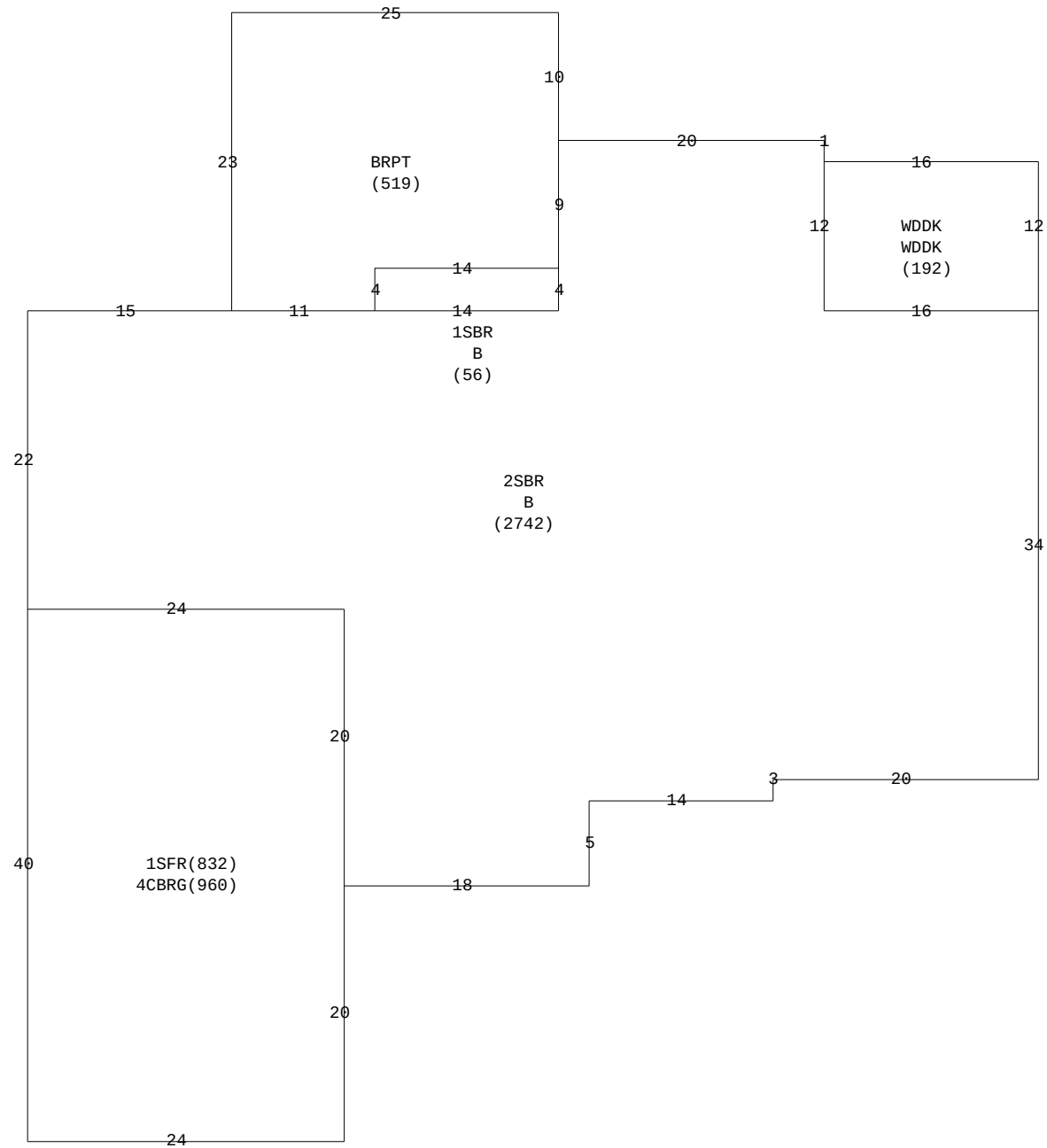
Building Valuation Summary

Dwelling	Masonry	2 story w/bsmt	Area	2,742	633,990
Basement	Full				
Heating	Yes	A/C Yes			17,200
Plumbing	4 F/B	2 H/B	3 Add'l fix.	1 Wh/p	26,000
Attic	None		Attic size:		
Additions					108,086
Other Features		WB Stks			16,000
Sub-Total					801,276
Grade	AA-	Factor 1.7500			1,402,233
CDU		C&D Factor 1.00			1,402,233
Depreciation		25 %			1,051,675
Computed cost value @ 70%					736,173

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	960	43,010
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L Living Area	AIR Air conditioning	832	2,529
L Living Area	BSMT Basement addition	56	1,032
L Living Area	MAFF Masonry first floor	56	6,646
L Living Area	AIR Air conditioning	56	170
P Porches, Patios, Decks	BPAT Brick/flagstone pati	519	11,835
P Porches, Patios, Decks	DECK Wood deck	192	5,086
P Porches, Patios, Decks	DECK Wood deck	19	503

Total additions 108,086



5-25-00 SALE INCLUDES 16 PARCELS TOTAL - \$1,100,000