

Property at 00015 SCARBOROUGH DRIVE

Prop ID 5130015

Printed 07-Feb-2024 10:05 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MAZUR JAMIE & CARIANNE
 Second name:
 Address: 15 SCARBOROUGH DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 005 Clerk map: 011
 Lot: 5130015 Neigh.: Zone: R40 Vol: 662 Page: 1208

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Excess	.02	100
Resident Dwelling	1.00	741,750
Resident Outbldg	2.00	96,600

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 18-Jun-2013
 Sale price: 1,380,000
 Sale valid:

Values

Mkt value :
 Cost value: 1,397,786

Summary

Total assessments	978,450
Total exemptions	
Net assessment	978,450

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 1.0129
 Mkt/sale :
 Assmt/sale: .7090

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	.019	7,500	143			143	100
Residual	828							

.939 acres

Total land value

200,143

140,100

Residential Dwelling Information

Subject Code Description

Style	19	Modern Colonial
Exterior Walls	06	Brick
Roof Material	01	Asphalt Shingles
Roof Type	02	Hip
Foundation	01	Poured Concrete
Interior Walls	02	Drywall
Floors	07	Hardwood/Carpet
Heating System	07	Hydro Air
Fuel	01	Oil
Attic	99	None
Grade	60	AA
Garage	23	Attached 3 car
Area Over Gar.	01	Fully Finished
Basement	01	Full
Bsmt Fin Qual	01	Unfinished
Air Condition	01	Central Air
Interior Cond	05	Good
Exterior Cond	05	Good

Condominium

Story Height 2.0			
Total Rooms	9	Garage cars	3
Bedrooms	4	Unfinished area	
Family Rooms	1	Dormer linear f	
Full Baths	4	Masonry trim sf	
Half Baths	2	Finish bsmt sz	
Addtn'l fixtures	3	Rec Room Size	
Whirlpools	1	Living area	5,736
Saunas		# Living Units	1
M/F stacks			
W/B stacks	2		
W/B openings	2		

Actual Year Built: 2004

Building Valuation Summary

		Area	
Dwelling	Masonry	2 story w/bsmt	2,000 482,010
Basement	Full		
Heating	Yes	A/C Yes	13,110
Plumbing	4 F/B	2 H/B 3 Add'l fix.	1 Wh/p 26,000
Attic	None	Attic size:	
Additions			229,082
Other Features	WB Stks		13,500

Sub-Total		763,702
Grade	AA	Factor 1.8500 1,412,849
CDU	C&D Factor 1.00	1,412,849
Depreciation	25 %	1,059,637
	Computed cost value @ 70%	741,746

Building additions

Category	Type	Area	Value
G Garages	MAL Attached masonry GT	1,304	58,422
G Garages	FSF Full-story fin o/gar	1,304	87,347
L Living Area	BSMT Basement addition	432	7,961
L Living Area	MAFF Masonry first floor	432	51,267
L Living Area	AIR Air conditioning	432	1,313
P Porches, Patios, Decks	FOFF Frame open first flo	112	6,824
P Porches, Patios, Decks	FOFF Frame open first flo	32	1,950
L Living Area	AIR Air conditioning	1,304	3,964
P Porches, Patios, Decks	BPAT Brick/flagstone pati	440	10,034

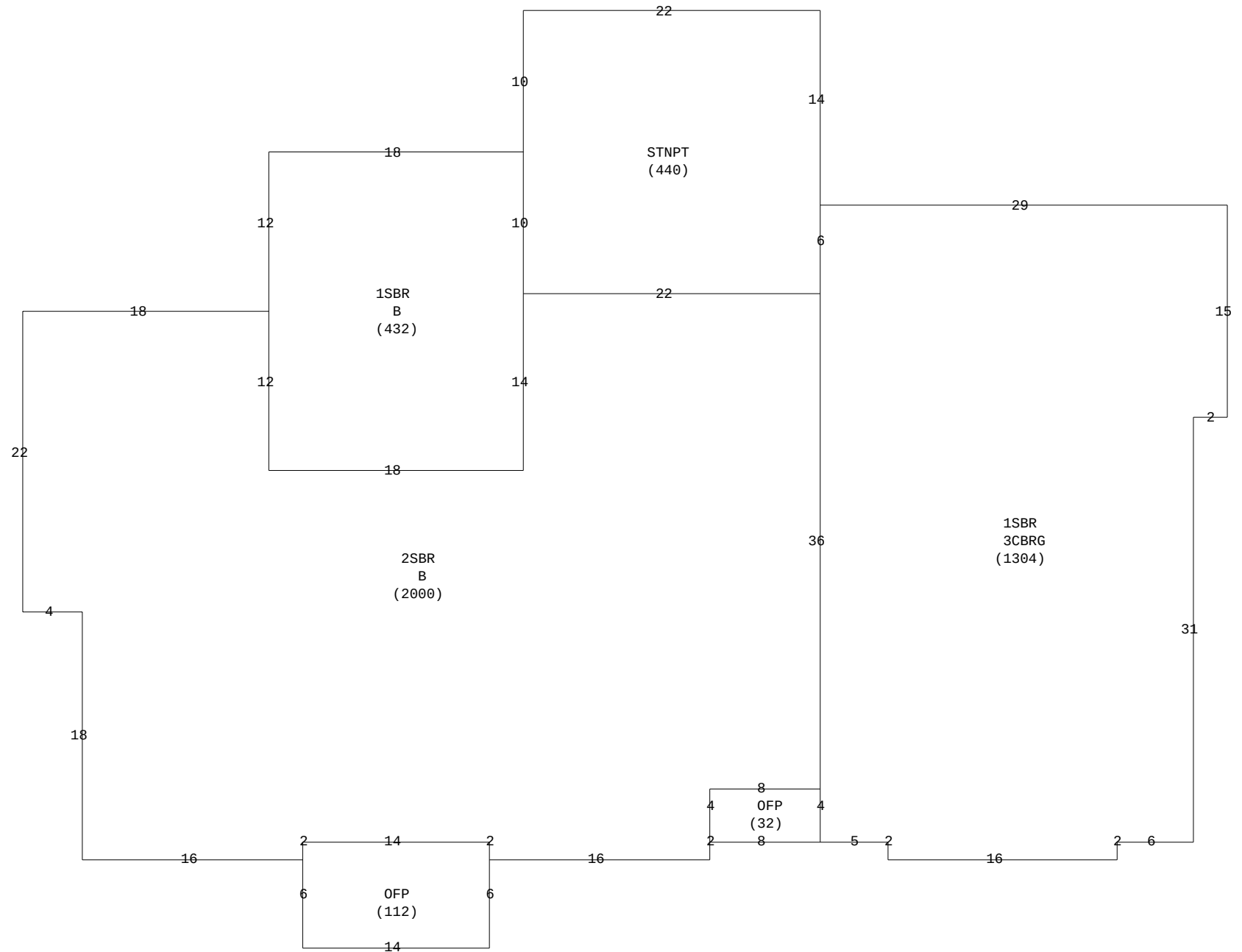
Total additions 229,082

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	27	50	1,350	110.5	2011	B	188,046	50	94,000
RPH Res. Pool House			552	126.5	2011	B	88,018	50	44,000

Value at 70% 96,600

Value at 100% 138,000



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