

Property at 00008 HAWKS RIDGE

Prop ID 5370008

Printed 08-Feb-2024 9:00 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: LISLE SHAWN & WENDY
Second name:
Address: 8 HAWKS RIDGE
City/state: AVON CT Zip: 06001

Location Information

Map: 011 Clerk map:
Lot: 5370008 Neigh.: Zone: R40 Vol: 689 Page: 303

Assessments

Assmt category	Qty	Amount
Resident Land	.92	157,500
Resident Dwelling	1.00	627,230

Exemptions

Exempt	Cat	Amount
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Last sale

Sale date: 17-Aug-2015
Sale price: 950,000
Sale valid:

Values

Mkt value :
Cost value: 1,121,043

Summary

Total assessments	784,730
Total exemptions	
Net assessment	784,730

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.1800
Mkt/sale :
Assmt/sale: .8260

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.920	225,000	225,000			225,000	157,500
Primary Site		40,075						

.920 acres

Total land value

225,000

157,500

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	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpet	Bedrooms	5
Heating System	07	Hydro Air	Unfinished area	
Fuel	02	Natural Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	53	A+	Full Baths	4
Garage	23	Attached 3 car	Masonry trim sf	150
Area Over Gar.	01	Fully Finished	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	3
Air Condition	01	Central Air	Rec Room Size	850
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	5,400
			# Living Units	1
			M/F stacks	
			W/B stacks	2
			W/B openings	3
			Actual Year Built: 2002	

Building Valuation Summary

			Area	
Dwelling	Frame	2 story w/bsmt	2,218	502,160
Basement	Full with walk			
Heating	Yes	A/C Yes		14,310
Plumbing	4 F/B	1 H/B	3 Add'l fix.	1 Wh/p
Attic	None	Attic size:		Saunas
Additions				22,500
Other Features	Mason Trim	WB Stks	RR	145,258
				39,843

Sub-Total		724,071
Grade	A+	Factor 1.6500
CDU	C&D Factor 1.00	1,194,717
Depreciation	25 %	1,194,717
Computed cost value @ 70%		896,038
		627,227

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	912	40,859
G Garages	FSF Full-story fin o/gar	912	61,089
L Living Area	AIR Air conditioning	912	2,772
P Porches, Patios, Decks	FOFF Frame open first flo	192	11,698
L Living Area	BSMT Basement addition	52	958
L Living Area	FRFF Frame first floor	52	5,953
L Living Area	AIR Air conditioning	52	158
P Porches, Patios, Decks	BPAT Brick/flagstone pati	594	13,546
P Porches, Patios, Decks	FOFF Frame open first flo	60	3,656
P Porches, Patios, Decks	FOFF Frame open first flo	75	4,569

Total additions 145,258

Scale: 1" = 10.11 feet