Card 01 of 01 card

Town of Avon Residential Property Card

Property at 00033 SOUTHGATE | Prop ID 5390033 | Printed 08-Feb-2024 9:03 AM | Design and Layout (C) Right/Angles

Administrative Information

Owner name: GRADY JAMES J AND
Second name: WU ZHAO
Address: 33 SOUTHGATE
City/state: AVON CT
Zip: 06001

Location Information

Map: 017
Clerk map:
Lot: 5390033
Neigh.:
Zone: R40
Vol: 644
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Assessments

Assmt category	Qty	Amount
Resident Land	.92	91,880
Resident Dwellng	1.00	481,260
Resident Excess	.72	3,780

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 23-Jul-2012
Sale price: 684,500
Sale valid: 25

Values

Mkt value :
Cost value: 824,171

Summary

Total assessments	576,920
Total exemptions	
Net assessment	576,920

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.2040
Mkt/sale :
Assmt/sale: .8428

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	175,000	175,000	.25	131,250	91,875
Primary Site		40,075					
RES	12	.720	7,500	5,400		5,400	3,780
Residual		31,363					
		1.640 acres		Total land value		136,650	95,655

Residential Dwelling Information

Subject	Code	Description
Style	19	Modern Colonial
Exterior Walls	01	Clapboards
Roof Material	01	Asphalt Shingles
Roof Type	01	Gable
Foundation	01	Poured Concrete
Interior Walls	02	Drywall
Floors	07	Hardwood/Carpeti
Heating System	02	Forced Hot Air
Fuel	02	Natural Gas
Attic	02	Unfinished
Grade	47	A-
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

Condominium

Story Height 2.0

Total Rooms	10	Garage cars	3
Bedrooms	5	Unfinished area	
Family Rooms	1	Dormer linear f	
Full Baths	5	Masonry trim sf	270
Half Baths	1	Finish bsmt sz	
Addtn'l fixtures	4	Rec Room Size	1,200
Whirlpools	1	Living area	4,477
Saunas		# Living Units	1
M/F stacks			
W/B stacks	1		
W/B openings	1		

Actual Year Built: 2003

Building Valuation Summary

			Area	
Dwelling	Frame	2 story w/bsmt	1,863	432,830
Basement	Full with walk			
Heating	Yes	A/C Yes		12,350
Plumbing	5 F/B 1 H/B	4 Add'l fix. 1 Wh/p Saunas		28,000
Attic	Unfinished	Attic size: 1,863		22,550
Additions				95,072
Other Features	Mason Trim WB Stks	RR		41,397
Sub-Total				632,199
Grade	A-	Factor 1.4500		916,689
CDU		C&D Factor 1.00		916,689
Depreciation		25 %		687,517
		Computed cost value @ 70%		481,262

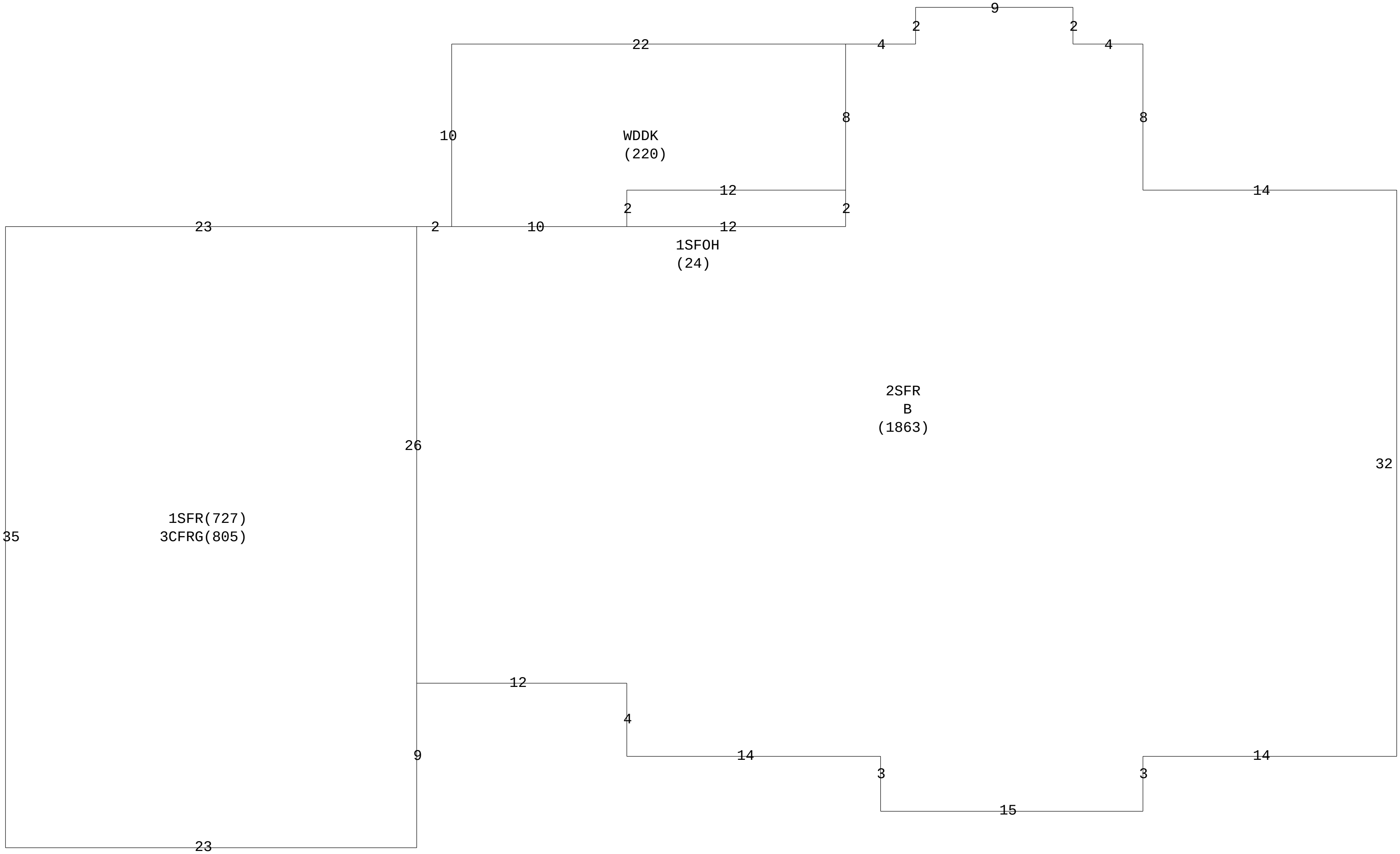
Building additions

Category		Type		Area	Value
P	Porches, Patios, Decks	DECK	Wood deck	220	5,828
L	Living Area	OVER	Frame Overhang	24	2,198
G	Garages	FRL	Attached frame GT 65	805	36,066
G	Garages	FSF	Full-story fin o/gar	727	48,697
L	Living Area	AIR	Air conditioning	727	2,210
L	Living Area	AIR	Air conditioning	24	73
			Total additions		95,072

Property at 00033 SOUTHGATE

Prop ID 5390033 Card 01

Scale: 1" = 8.18 feet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