

Property at 00040 SHEFFIELD LANE

LT09

Prop ID 6000040

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Administrative Information

Owner name: MILLEA RYAN & YVONNE
 Second name:
 Address: 40 SHEFFIELD LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 6000040 Neigh.: Zone: R40 Vol: 737 Page: 1131

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	422,370

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 11-Sep-2017
 Sale price: 655,000
 Sale valid:

Values

Mkt value :
 Cost value: 803,729

Summary

Total assessments	562,610	
Total exemptions		
Net assessment	562,610	

Utilities

Water	Connecticut	
Sewer	Public sewer	
Gas	CNG	

Sales ratios

Cost/sale : 1.2271
 Mkt/sale :
 Assmt/sale: .8589

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	.045	7,500	338			338	237
Residual		1,960						

.965 acres Total land value 200,338 140,237

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	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
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	50	A	Full Baths	3
Garage	23	Attached 3 car	Half Baths	2
Area Over Gar.	01	Fully Finished	Masonry trim sf	
Basement	01	Full	Half bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	730
Interior Cond	05	Good	Whirlpools	1
Exterior Cond	05	Good	Living area	3,678
			# Living Units	1
			M/F stacks	
			W/B stacks	1
			W/B openings	1
			Actual Year Built: 2001	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,311	325,030
Basement	Full			
Heating	Yes	A/C Yes		9,310
Plumbing	3 F/B	2 H/B 2 Add'l fix.	1 Wh/p	20,500
Attic	None	Attic size:	Saunas	
Additions				139,155
Other Features		WB Stks	RR	25,044
Sub-Total				519,039
Grade	A	Factor 1.5500		804,510
CDU		C&D Factor 1.00		804,510
Depreciation		25 %		603,383
Computed cost value @ 70%				422,368

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	772	34,587
G Garages	FSF Full-story fin o/gar	704	47,157
L Living Area	AIR Air conditioning	704	2,140
L Living Area	BSMT Basement addition	352	6,487
L Living Area	FRFF Frame first floor	352	40,297
L Living Area	AIR Air conditioning	352	1,070
P Porches, Patios, Decks	DECK Wood deck	280	7,417

Total additions 139,155

