

Property at 00047 SHEFFIELD LANE

LT05

Prop ID 6000047

Printed 21-Mar-2024 1:35 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: SPOSITO RYAN & JENNIFER
 Second name:
 Address: 47 SHEFFIELD LANE
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 6000047 Neigh.: Zone: R40 Vol: 753 Page: 469

Assessments

Assmt category	Qty	Amount
Resident Land	.92	140,000
Resident Dwelling	1.00	472,230
Resident Outbldg	2.00	18,270

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 25-Jan-2021
 Sale price: 700,000
 Sale valid:

Values

Mkt value :
 Cost value: 902,729

Summary

Total assessments	631,910
Total exemptions	
Net assessment	631,910

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.2896
 Mkt/sale :
 Assmt/sale: .9027

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	.269	7,500	2,018			2,018	1,413
Residual	11,718							

1.189 acres Total land value 202,018 141,413

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	02	Natural Gas		
Attic	99	None		
Grade	50	A		
Garage	23	Attached 3 car		
Area Over Gar.	01	Fully Finished		
Basement	01	Full		
Bsmt Fin Qual	03	Rec Room W/ Air		
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good		

Actual Year Built: 2002

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,364	335,380
Basement	Full				
Heating	Yes	A/C Yes			9,610
Plumbing	3 F/B	2 H/B 3 Add'l fix.	1 Wh/p	Saunas	21,000
Attic	None	Attic size:			
Additions					180,779
Other Features		WB Stks	RR		33,549
Sub-Total					580,318
Grade	A	Factor 1.5500			899,493
CDU		C&D Factor 1.00			899,493
Depreciation		25 %			674,620
		Computed cost value @ 70%			472,234

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	774	34,677
L Living Area	FRFF Frame first floor	640	73,268
L Living Area	AIR Air conditioning	640	1,946
L Living Area	BSMT Basement addition	412	7,592
L Living Area	FRFF Frame first floor	412	47,166
L Living Area	AIR Air conditioning	412	1,252
P Porches, Patios, Decks	BPAT Brick/flagstone pati	540	12,314
L Living Area	OVER Frame Overhang	14	1,282
L Living Area	OVER Frame Overhang	14	1,282

Total additions 180,779

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	10	14	140	30.00	2008	C	4,200	50	2,100
Utility Shed									
RP1 Pool w/ Plastic Linr	18	36	648	74.05	2008	C	47,984	50	24,000
Value at 70%			18,270				Value at 100%		26,100

