

Property at 00019 CAMBRIDGE CROSSING

Prop ID 6010019

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Administrative Information

Owner name: LINER DAVID AND KATHRYN
 Second name:
 Address: 19 CAMBRIDGE CROSSING
 City/state: AVON CT Zip: 06001

Location Information

Map: 018 Clerk map:
 Lot: 6010019 Neigh.: Zone: R40 Vol: 692 Page: 045

Assessments

Assmt category	Qty	Amount
Resident Land	.92	122,500
Resident Dwelling	1.00	415,710
Resident Outbldg	2.00	29,750

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 05-Nov-2015
 Sale price: 735,000
 Sale valid:

Values

Mkt value :
 Cost value: 811,371

Summary

Total assessments	567,960
Total exemptions	
Net assessment	567,960

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 1.1039
 Mkt/sale :
 Assmt/sale: .7727

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.921	175,000	175,000			175,000	122,500
Primary Site		40,119						

.921 acres Total land value 175,000 122,500

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.	99	None		
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		

Actual Year Built: 2002

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt			Area	
Basement	Full with walk				1,494	360,770
Heating	Yes	A/C	Yes			10,320
Plumbing	4 F/B	1 H/B	4 Add'l fix.	Wh/p	Saunas	20,500
Attic	None	Attic size:				
Additions						81,202
Other Features	WB Stks		RR			38,070
Sub-Total						510,862
Grade	A	Factor	1.5500			791,836
CDU		C&D Factor	1.00			791,836
Depreciation				25 %		593,877
				Computed cost value @ 70%		415,714

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	726	32,526
L Living Area	BSMT Basement addition	208	3,833
L Living Area	FRFF Frame first floor	208	23,812
L Living Area	AIR Air conditioning	208	632
P Porches, Patios, Decks	FOFF Frame open first flo	36	2,193
L Living Area	BSMT Basement addition	40	737
L Living Area	FRFF Frame first floor	40	4,579
L Living Area	AIR Air conditioning	40	122
P Porches, Patios, Decks	DECK Wood deck	482	12,768

Total additions 81,202

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	22	34	748	110.5	2002	C	82,691	50	41,300
RS1 Frame Utility Shed	8	10	80	30.00		C	2,400	50	1,200
Value at 70%					29,750	Value at 100%			42,500

