

Property at 00020 SKY VIEW DRIVE

Prop ID 6060020

Printed 08-Feb-2024 9:45 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: LAROSA JAMES A & MARIA F
Second name:
Address: 20 SKY VIEW DRIVE
City/state: AVON CT Zip: 06001

Location Information

Map: 027 Clerk map: 22 009
Lot: 6060020 Neigh.: Zone: RU2A Vol: 707 Page: 497

Assessments

Assmt category	Qty	Amount
Resident Land	2.00	210,000
Resident Dwelling	1.00	975,130
Resident Outbldg	3.00	62,930

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 03-Mar-2017
Sale price: 212,000
Sale valid: 23

Values

Mkt value :
Cost value: 1,796,557

Summary

Total assessments	1,257,590
Total exemptions	
Net assessment	1,257,590

Utilities

Water	Well
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : 8.4743
Mkt/sale :
Assmt/sale: 5.9320

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	2.000	300,000	300,000			300,000	210,000
Primary Site		87,120						
RES	12	1.815	7,500	13,613			13,613	9,529
Residual		79,061						

3.815 acres

Total land value

313,613

219,529

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	10	Vertical Siding		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	9
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	04	Radiant	Full Baths	4
Fuel	07	Propane Gas	Half Baths	1
Attic	99	None	Addtn'l fixtures	6
Grade	50	A	Whirlpools	
Garage	23	Attached 3 car	Saunas	
Area Over Gar.	99	None	M/F stacks	2
Basement	01	Full	W/B stacks	
Bsmt Fin Qual	01	Unfinished	W/B openings	
Air Condition	01	Central Air		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 2022	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	629,300
Basement	Full		2,869	
Heating	Yes	A/C Yes		17,900
Plumbing	4 F/B	1 H/B 6 Add'l fix.	Wh/p	21,500
Attic	None	Attic size:		
Additions				224,036
Other Features		M Stks		6,000

Sub-Total			898,736
Grade	A	Factor 1.5500	1,393,041
CDU		C&D Factor 1.00	1,393,041
Depreciation		%	1,393,041
		Computed cost value @ 70%	975,129

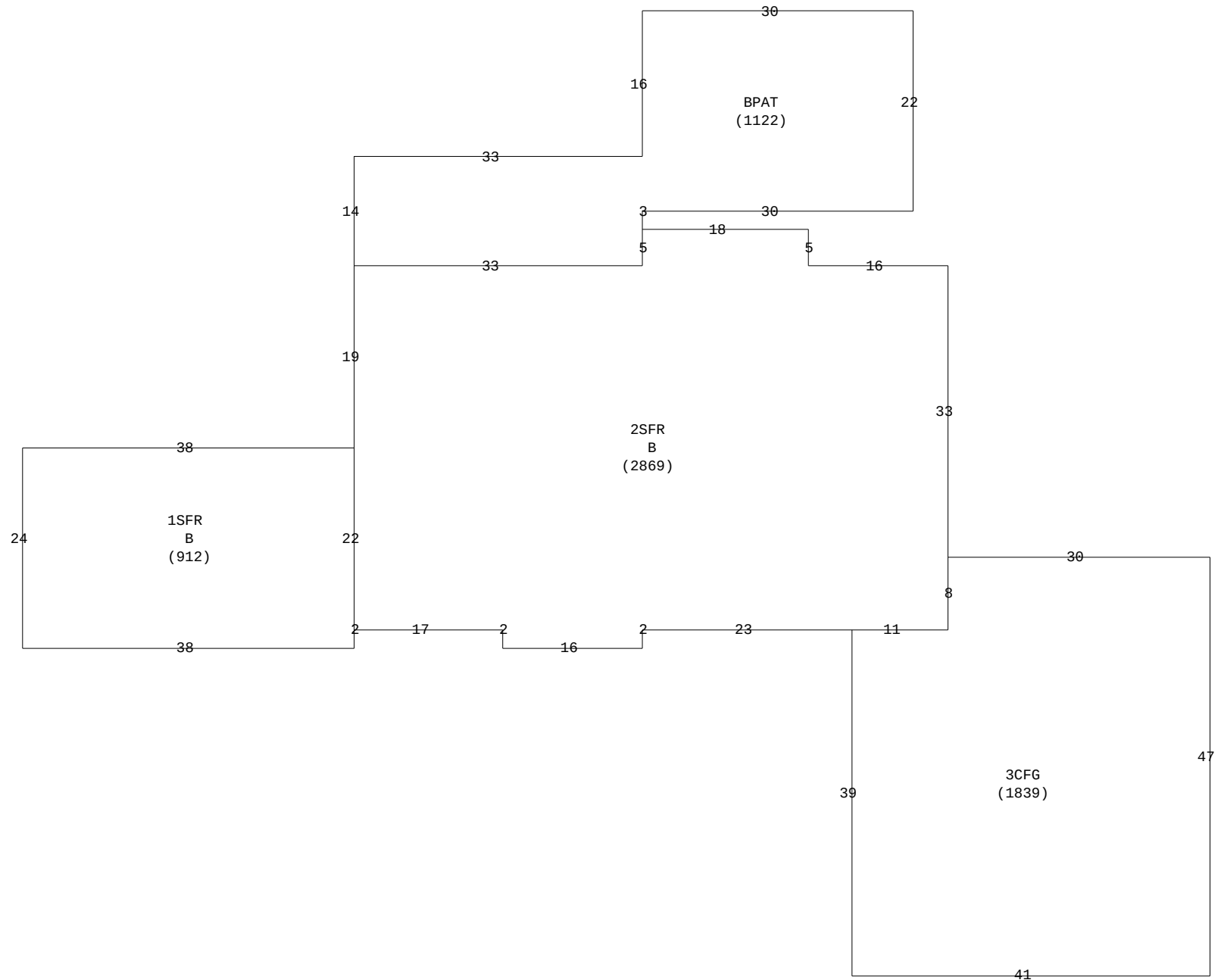
Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	1,839	74,465
L Living Area	BSMT Basement addition	912	16,806
L Living Area	FRFF Frame first floor	912	104,407
L Living Area	AIR Air conditioning	912	2,772
P Porches, Patios, Decks	BPAT Brick/flagstone pati	1,122	25,586

Total additions 224,036

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	18	40	720	110.5	2022	A	123,374	50	61,700
RPH Res. Pool House	12	12	144	126.5	2022	A	28,246	50	14,100
RPH Res. Pool House	12	12	144	126.5	2022	A	28,246	50	14,100
Value at 70%			62,930				Value at 100%		89,900



SALE PRICE \$1,825,000 FOR 10,11,15,20,21,34 & 44 SKY VIEW DR 6-18-03
.331 ACR FR #6060020 TO #6060010 MAP 22/9 11-30-22 - LAND SWAP

.331 ACR FR #6060010 TO #6060020 MAP 22/9 11-30-22 - LAND SWAP