

Property at 00028 HIDDEN OAKS DRIVE

Prop ID 6440028

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Administrative Information

Owner name: COLEMAN ROBERT A & JENNIFER L
 Second name:
 Address: 28 HIDDEN OAKS DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 013 Clerk map: 12 028
 Lot: 6440028 Neigh.: Zone: R40 Vol: 816 Page: 861

Assessments

Assmt category	Qty	Amount
Resident Land	.92	105,000
Resident Dwelling	1.00	393,160
Resident Outbldg	1.00	2,030

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 24-Jul-2026
 Sale price: 930,000
 Sale valid:

Values

Mkt value :
 Cost value: 714,557

Summary

Total assessments	500,190
Total exemptions	
Net assessment	500,190

Utilities

Water	Connecticut
Sewer	Septic
Gas	None

Sales ratios

Cost/sale : .7683
 Mkt/sale :
 Assmt/sale: .5378

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	150,000	150,000		150,000	105,000
Primary Site		40,075					

.920 acres

Total land value

150,000

105,000

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	01	Gable		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	07	Hardwood/Carpet		
Heating System	02	Forced Hot Air		
Fuel	07	Propane Gas		
Attic	99	None		
Grade	47	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: 2014	

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,064	276,790
Basement	Full			
Heating	Yes	A/C Yes		7,950
Plumbing	3 F/B	1 H/B 2 Add'l fix.	Wh/p	14,500
Attic	None	Attic size:		
Additions				138,432
Other Features		M Stks RR		18,037
Sub-Total				455,709
Grade	A-	Factor 1.4500		660,778
CDU		C&D Factor 1.00		660,778
Depreciation		15 %		561,661
Computed cost value @ 70%				393,163

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	684	30,645
G Garages	FRL Attached frame GT 65	392	17,562
L Living Area	AIR Air conditioning	392	1,192
P Porches, Patios, Decks	FOFF Frame open first flo	131	7,981
L Living Area	BSMT Basement addition	508	9,361
L Living Area	FRFF Frame first floor	508	58,156
L Living Area	AIR Air conditioning	508	1,544
L Living Area	OVER Frame Overhang	18	1,649
L Living Area	OVER Frame Overhang	37	3,389
L Living Area	AIR Air conditioning	37	112
P Porches, Patios, Decks	BPAT Brick/flagstone pati	300	6,841

Total additions 138,432

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	16	192	30.00	2017	C	5,760	50	2,900
Utility Shed									
Value at 70%		2,030	Value at 100%		2,900				

