

Property at 00004 ASPENWOOD

Prop ID 6460004

Printed 15-Oct-2025 9:27 AM Design and Layout (C) Right/Angles

Administrative Information

Owner name: TOMAS PATRICIO &
 Second name: SANTOS-TOMAS CRISTINA
 Address: 4 ASPENWOOD
 City/state: AVON CT Zip: 06001

Location Information

Map: 029 Clerk map: 13 038
 Lot: 6460004 Neigh.: Zone: R40 Vol: 807 Page: 895

Assessments

Assmt category	Qty	Amount
Resident Land	.93	122,500
Resident Dwelling	1.00	425,720

Exemptions

Exempt Cat	Amount

Last sale

Sale date: 25-Sep-2025
 Sale price: 950,000
 Sale valid:

Values

Mkt value :
 Cost value: 783,171

Summary

Total assessments	548,220
Total exemptions	
Net assessment	548,220

Utilities

Water	Connecticut
Sewer	Septic
Gas	CNG

Sales ratios

Cost/sale : .8244
 Mkt/sale :
 Assmt/sale: .5771

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.930	175,000	175,000		175,000	122,500
Primary Site		40,511					

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

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	310,190
Basement	Full		1,235	
Heating	Yes	A/C Yes		8,900
Plumbing	4 F/B	1 H/B 3 Add'l fix.	1 Wh/p	22,500
Attic	None	Attic size:		
Additions				134,444
Other Features		M Stks RR		17,410

Sub-Total		493,444
Grade A-	Factor 1.4500	715,494
CDU	C&D Factor 1.00	715,494
Depreciation	15 %	608,170
	Computed cost value @ 70%	425,719

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	896	40,143
G Garages	FSF Full-story fin o/gar	176	11,789
L Living Area	AIR Air conditioning	176	535
L Living Area	BSMT Basement addition	509	9,380
L Living Area	FRFF Frame first floor	509	58,271
L Living Area	AIR Air conditioning	509	1,547
L Living Area	FRUF Frame upper full	80	6,698
L Living Area	AIR Air conditioning	80	243
P Porches, Patios, Decks	BPAT Brick/flagstone pati	256	5,838

Total additions 134,444

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles		
Roof Type	02	Hip		
Foundation	01	Poured Concrete		
Interior Walls	02	Drywall		
Floors	01	Hardwood		
Heating System	02	Forced Hot Air		
Fuel	02	Natural 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: 2013

