

Property at 00014 BEECHWOOD HOLLOW

Prop ID 6480014

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Administrative Information

Owner name: GRELLA BRIAN M & SHAWNA
 Second name:
 Address: 14 BEECHWOOD HOLLOW
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map: 14 018
 Lot: 6480014 Neigh.: Zone: R30 Vol: 725 Page: 789

Assessments

Assmt category	Qty	Amount
Resident Land	.69	122,500
Resident Dwelling	1.00	455,640

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 28-Sep-2018
 Sale price: 765,000
 Sale valid:

Values

Mkt value :
 Cost value: 826,343

Summary

Total assessments	578,440	
Total exemptions		
Net assessment	578,440	

Utilities

Water	Connecticut	
Sewer	Public sewer	
Gas	CNG	

Sales ratios

Cost/sale : 1.0802
 Mkt/sale :
 Assmt/sale: .7561

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	175,000	175,000			175,000	122,500
Primary Site		30,056						
RES	12	.058	7,500	435			435	305
Residual		2,526						

.748 acres

Total land value

175,435

122,805

Building Valuation Summary

				Area	
Dwelling	Frame	2 story w/bsmt		1,344	331,470
Basement	Full with walk				
Heating	Yes	A/C Yes			9,500
Plumbing	3 F/B	1 H/B	4 Add'l fix.	Wh/p	Saunas
Attic	None			Attic size:	15,500
Additions					139,318
Other Features		M Stks			3,000

Sub-Total			498,788
Grade	A-	Factor 1.4500	723,243
CDU		C&D Factor 1.00	723,243
Depreciation		10 %	650,919
		Computed cost value @ 70%	455,643

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	840	37,634
G Garages	FSF Full-story fin o/gar	594	39,788
L Living Area	AIR Air conditioning	594	1,806
P Porches, Patios, Decks	FOFF Frame open first flo	40	2,437
L Living Area	BSMT Basement addition	368	6,782
L Living Area	FRFF Frame first floor	368	42,129
L Living Area	AIR Air conditioning	368	1,119
L Living Area	FRFF Frame first floor	27	3,091
L Living Area	AIR Air conditioning	27	82
P Porches, Patios, Decks	DECK Wood deck	168	4,450

Total additions 139,318

Residential Dwelling Information

Subject	Code	Description	Condominium
Style	19	Modern Colonial	
Exterior Walls	04	Vinyl Siding	
Roof Material	01	Asphalt Shingles	Story Height 2.0
Roof Type	01	Gable	
Foundation	01	Poured Concrete	Total Rooms 8
Interior Walls	02	Drywall	Garage cars 3
Floors	07	Hardwood/Carpet	Bedrooms 4
Heating System	02	Forced Hot Air	Unfinished area
Fuel	02	Natural Gas	Family Rooms 1
Attic	99	None	Dormer linear f
Grade	47	A-	Full Baths 3
Garage	23	Attached 3 car	Masonry trim sf
Area Over Gar.	01	Fully Finished	Half Baths 1
Basement	04	Full with walk-o	Finish bsmt sz
Bsmt Fin Qual	01	Unfinished	Rec Room Size
Air Condition	01	Central Air	Living area 3,677
Interior Cond	05	Good	# Living Units 1
Exterior Cond	05	Good	

Actual Year Built: 2017

