

Property at 00011 QUINNS COURT

Prop ID 6490011

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Administrative Information

Owner name: ITH SAM AND
 Second name: SOM CHAMNAN
 Address: 11 QUINNS COURT
 City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map: 14 019
 Lot: 6490011 Neigh.: Zone: R30 Vol: 707 Page: 491

Assessments

Assmt category	Qty	Amount
Resident Land	.35	122,500
Resident Dwelling	1.00	449,600

Exemptions

Exempt	Cat	Amount

Last sale

Sale date: 03-Mar-2017
 Sale price: 180,000
 Sale valid: 07

Values

Mkt value :
 Cost value: 817,286

Summary

Total assessments	572,100
Total exemptions	
Net assessment	572,100

Utilities

Water	Connecticut
Sewer	Public sewer
Gas	CNG

Sales ratios

Cost/sale : 4.5405
 Mkt/sale :
 Assmt/sale: 3.1783

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.353	175,000	175,000		175,000	122,500
Primary Site		15,377					

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

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	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	9
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	01	Full	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addn'l fixtures	4
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	05	Good	Living area	3,304
Exterior Cond	05	Good	Whirlpools	
			Saunas	
			# Living Units	1
			M/F stacks	1
			W/B stacks	
			W/B openings	
Actual Year Built: 2016				

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area 1,235	310,190
Basement	Full			
Heating	Yes	A/C Yes		8,900
Plumbing	3 F/B	1 H/B	4 Add'l fix.	Wh/p Saunas 15,500
Attic	None		Attic size:	
Additions				154,588
Other Features		M Stks		3,000
Sub-Total				492,178
Grade	A-	Factor 1.4500		713,658
CDU		C&D Factor 1.00		713,658
Depreciation		10 %		642,292
Computed cost value @ 70%				449,604

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	896	40,143
G Garages	FSF Full-story fin o/gar	188	12,593
L Living Area	AIR Air conditioning	188	572
L Living Area	BSMT Basement addition	538	9,914
L Living Area	FRFF Frame first floor	538	61,591
L Living Area	AIR Air conditioning	538	1,636
L Living Area	FRUF Frame upper full	108	9,043
L Living Area	AIR Air conditioning	108	328
P Porches, Patios, Decks	BPAT Brick/flagstone pati	823	18,768

Total additions 154,588

