

Property at 00010 LONDONDERRY COURT

Prop ID 6500010

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Administrative Information

Owner name: KELLY ROBERT P & KIMBERLEY J
Second name:
Address: 10 LONDONDERRY COURT
City/state: AVON CT Zip: 06001

Location Information

Map: 024 Clerk map: 14 019
Lot: 6500010 Neigh.: Zone: R30 Vol: 789 Page: 315

Assessments

Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 02-Nov-2023
Resident Land	.31	122,500	AAA Veteran	1,000	Sale price: 825,000
Resident Dwelling	1.00	337,640	CAB Add Vet	500	Sale valid:

Exemptions

DAC Veteran 10,000

Last sale

Mkt value :
Cost value: 657,343

Summary

Total assessments	460,140	Water	Connecticut	Cost/sale :	.7968
Total exemptions	11,500	Sewer	Public sewer	Mkt/sale :	
Net assessment	448,640	Gas	CNG	Assmt/sale:	.5577

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.308	175,000	175,000		175,000	122,500
Primary Site		13,416					

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

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	20	Modern Cape		
Exterior Walls	04	Vinyl Siding		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Bedrooms	3
Floors	07	Hardwood/Carpet	Family Rooms	
Heating System	02	Forced Hot Air	Full Baths	2
Fuel	02	Natural Gas	Half Baths	1
Attic	99	None	Addn'l fixtures	2
Grade	43	B+	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	07	Attic	M/F stacks	1
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: 2016	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	321,050
Basement	Full		1,532	
Heating	Yes	A/C Yes		9,180
Plumbing	2 F/B	1 H/B 2 Add'l fix.	Wh/p	9,500
Attic	None	Attic size:		
Additions				54,260
Other Features		M Stks		3,000

Sub-Total			396,990
Grade	B+	Factor 1.3500	535,937
CDU		C&D Factor 1.00	535,937
Depreciation		10 %	482,343
		Computed cost value @ 70%	337,640

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FEFF Frame enclosed first	143	13,637
P Porches, Patios, Decks	FOFF Frame open first flo	48	2,924
G Garages	FR Attached frame LE 65	576	25,187
L Living Area	UATT Unfinished attic	350	6,127
P Porches, Patios, Decks	BPAT Brick/flagstone pati	280	6,385

Total additions 54,260

