

Property at 00145 NEW ROAD

Prop ID 3280145

Printed 30-Jun-2020 8:44 AM Design and Layout (C) Right/Angles

Administrative Information
 Owner name: RAYMOND JAMES & LISA M
 Second name:
 Address: 145 NEW ROAD
 City/state: AVON CT Zip: 06001

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	816	156,000
Basement	Full				
Heating	Yes	A/C No			
Plumbing	1 F/B	H/B Add'l fix.	Wh/p	Saunas	
Attic	None		Attic size:		
Additions					30,471
Other Features		WB Stks			10,000
Sub-Total					196,471
Grade	C+	Factor 1.0800			212,189
CDU		C&D Factor 1.00			212,189
Depreciation		35 %			137,923
Computed cost value @ 70%					96,546

Location Information			
Map: 010	Clerk map:		
Lot: 3280145	Neigh.:	Zone: R30	Vol: 741 Page: 447
Assessments		Exemptions	
Assmt category	Qty	Amount	Exempt Cat
Resident Land	.92	77,000	
Resident Dwelling	1.00	96,550	
Resident Outbldg	3.00	16,930	
Use Assmt Farm	2.99	2,090	
Summary		Utilities	
Total assessments	192,570	Water	Collinsville
Total exemptions		Sewer	Septic
Net assessment	192,570	Gas	None
		Values	
		Sale date: 03-Jun-2020	
		Sale price: 230,000	
		Sale valid:	
		Mkt value:	
		Cost value: 275,100	
		Sales ratios	
		Cost/sale: 1.1961	
		Mkt/sale:	
		Assmt/sale: .8373	

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	336	28,493
P Porches, Patios, Decks	FEFF Frame enclosed first	28	1,978

Total additions 30,471

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RG1 Frame or Con	24	24	576	30.64		C	17,649	50	8,820
Block Detach Garage									
RS1 Frame	24	40	960	20.00		C	19,200	75	4,800
Utility Shed									
RS1 Frame	24	24	576	20.00		C	11,520	75	2,880
Utility Shed									
Value at 70%			11,550	Value at 100%			16,500		

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value	
PRIM	11	.920	110,000	110,000			110,000	77,000	
Primary Site		40,075							
FARM	61	2.990	1,000	2,990			2,990	2,093	
Farm		130,244							
3.910 acres			Total land value	112,990			79,093		

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	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	7
Interior Walls	01	Plaster	Garage cars	2
Floors	01	Hardwood	Bedrooms	2
Heating System	01	Hot Water	Family Rooms	1
Fuel	01	Oil	Dormer linear f	
Attic	99	None	Full Baths	1
Grade	33	C+	Half Baths	
Garage	32	Detached 2 car	Addtn'l fixtures	
Area Over Gar.	99	None	Whirlpools	
Basement	01	Full	Saunas	
Bsmt Fin Qual	01	Unfinished	# Living Units	
Air Condition	99	None	M/F stacks	
Interior Cond	05	Good	W/B stacks	2
Exterior Cond	05	Good	W/B openings	2
Actual Year Built: 1941				

