

Property at 00117 WELLINGTON HGTS ROAD

Prop ID 4510117

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Administrative Information

Owner name: CHOMICZ MARK ETAL
 Second name: C/O EVA CHOMICZ
 Address: 117 WELLINGTON HGTS ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 007 Clerk map:
 Lot: 4510117 Neigh.: Zone: R40 Vol: 362 Page: 701

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 30-Oct-1975	
Resident Land	.92	87,500			Sale price:	
Resident Dwelling	1.00	99,530			Sale valid:	
Resident Outbldg	1.00	190			Values	
Resident Excess	.04	210			Mkt value :	
					Cost value:	267,757
Summary			Utilities		Sales ratios	
Total assessments		187,430	Water	Well	Cost/sale :	
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		187,430	Gas	None	Assmt/sale:	

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	125,000	125,000		125,000	87,500
Primary Site		40,075					
RES	12	.040	7,500	300		300	210
Residual		1,742					
				.960 acres	Total land value	125,300	87,710

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	01	Ranch		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 1.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	6
Interior Walls	02	Drywall	Garage cars	2
Floors	01	Hardwood	Bedrooms	3
Heating System	02	Forced Hot Air	Family Rooms	
Fuel	01	Oil	Full Baths	1
Attic	99	None	Half Baths	1
Grade	30	C	Addtn'l fixtures	
Garage	22	Attached 2 car	Whirlpools	
Area Over Gar.	99	None	Saunas	
Basement	01	Full	# Living Units	
Bsmt Fin Qual	02	Rec Room w/o air	M/F stacks	
Air Condition	99	None	W/B stacks	1
Interior Cond	05	Good	W/B openings	1
Exterior Cond	05	Good	Actual Year Built: 1955	

Building Valuation Summary

			Area	
Dwelling	Frame	1 story w/bsmt	1,349	168,930
Basement	Full			
Heating	Yes	A/C No		
Plumbing	1 F/B	1 H/B	Add'l fix.	Wh/p Saunas
Attic	None		Attic size:	2,400
Additions				37,514
Other Features		WB Stks	RR	9,894
Sub-Total				218,738
Grade	C	Factor 1.0000		218,738
CDU		C&D Factor 1.00		218,738
Depreciation		35 %		142,180
Computed cost value @ 70%				99,526

Building additions

Category	Type	Area	Value
G Garages	FR Attached frame LE 65	506	17,337
P Porches, Patios, Decks	CNPY Canopy	32	502
P Porches, Patios, Decks	FOFF Frame open first flo	54	2,437
P Porches, Patios, Decks	FOFF Frame open first flo	24	1,083
P Porches, Patios, Decks	FEFF Frame enclosed first	200	14,128
P Porches, Patios, Decks	BPAT Brick/flagstone pati	120	2,027
Total additions			37,514

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS2 Metal	6	9	54	20.00		E	540	50	270
Utility Shed									
Value at 70%			189	Value at 100%			270		

