

Property at 00094 BEVERLY DRIVE

Prop ID 1290094

Printed 14-Feb-2019 12:42 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: GENTILE JOSEPH M &
 Second name: IRENE P
 Address: 94 BEVERLY DRIVE
 City/state: AVON CT Zip: 06001

Location Information

Map: 012 Clerk map:
 Lot: 1290094 Neigh.: Zone: R40 Vol: 296 Page: 579

| Assessments | | | Exemptions | | Last sale | |
|-------------------|------|---------|------------|--------|--------------|-------------|
| Assmt category | Qty | Amount | Exempt Cat | Amount | Sale date: | 17-Jun-1994 |
| Resident Land | .92 | 105,000 | | | Sale price: | 370,000 |
| Resident Dwelling | 1.00 | 235,660 | | | Sale valid: | |
| | | | | | Values | |
| | | | | | Mkt value : | |
| | | | | | Cost value: | 486,657 |
| Summary | | | Utilities | | Sales ratios | |
| Total assessments | | 340,660 | Water | Avon | Cost/sale : | 1.3153 |
| Total exemptions | | | Sewer | Septic | Mkt/sale : | |
| Net assessment | | 340,660 | Gas | None | Assmt/sale: | .9207 |

Land Information

| Type | Use | Acres/SqFt | Rate | Total | Infl Fact | Value | 70% Value |
|--------------|-----|------------|---------|------------------|-----------|---------|-----------|
| PRIM | 11 | .920 | 150,000 | 150,000 | | 150,000 | 105,000 |
| Primary Site | | 40,075 | | | | | |
| | | .920 acres | | Total land value | | 150,000 | 105,000 |

Residential Dwelling Information

| Subject | Code | Description | Condominium | |
|-------------------------|------|------------------|------------------|-------|
| Style | 04 | Colonial | | |
| Exterior Walls | 01 | Clapboards | | |
| Roof Material | 01 | Asphalt Shingles | Story Height 2.0 | |
| Roof Type | 01 | Gable | | |
| Foundation | 01 | Poured Concrete | Total Rooms | 10 |
| Interior Walls | 02 | Drywall | Garage cars | 2 |
| Floors | 05 | W/W over sub-flo | Bedrooms | 4 |
| Heating System | 02 | Forced Hot Air | Unfinished area | |
| Fuel | 01 | Oil | Family Rooms | 1 |
| Attic | 99 | None | Dormer linear f | |
| Grade | 43 | B+ | Full Baths | 3 |
| Garage | 22 | Attached 2 car | Masonry trim sf | 928 |
| Area Over Gar. | 99 | None | Half Baths | 2 |
| Basement | 01 | Full | Finish bsmt sz | |
| Bsmt Fin Qual | 02 | Rec Room w/o air | Addtn'l fixtures | 3 |
| Air Condition | 01 | Central Air | Rec Room Size | 750 |
| Interior Cond | 06 | Excellent | Living area | 3,316 |
| Exterior Cond | 06 | Excellent | Whirlpools | 1 |
| | | | Saunas | |
| | | | # Living Units | |
| | | | M/F stacks | |
| | | | W/B stacks | 2 |
| | | | W/B openings | 3 |
| Actual Year Built: 1986 | | | | |

Building Valuation Summary

| | | Area | Value |
|---------------------------|--------------------|--------------------|---------|
| Dwelling | Frame | 2 story w/bsmt | 279,650 |
| Basement | Full | | |
| Heating | Yes | A/C Yes | 8,480 |
| Plumbing | 3 F/B | 2 H/B 3 Add'l fix. | 16,000 |
| Attic | None | Attic size: | |
| 1 Wh/p | | Saunas | |
| Additions | | | 43,640 |
| Other Features | Mason Trim WB Stks | RR | 35,878 |
| Sub-Total | | | 383,648 |
| Grade | B+ | Factor 1.3500 | 517,925 |
| CDU | | C&D Factor 1.00 | 517,925 |
| Depreciation | | 35 % | 336,651 |
| Computed cost value @ 70% | | | 235,656 |

Building additions

| Category | Type | Area | Value |
|--------------------------|-------------------------|------|--------|
| L Living Area | FRFF Frame first floor | 144 | 12,211 |
| L Living Area | AIR Air conditioning | 144 | 324 |
| P Porches, Patios, Decks | DECK Wood deck | 302 | 5,926 |
| L Living Area | FRFF Frame first floor | 44 | 3,731 |
| L Living Area | BSMT Basement addition | 44 | 601 |
| L Living Area | AIR Air conditioning | 44 | 99 |
| G Garages | FR Attached frame LE 65 | 624 | 20,748 |
| Total additions | | | 43,640 |

