

Administrative Information
 Owner name: STEINER GREGORY L AND
 Second name: TURNER ERIKA H
 Address: 526 DEERCLIFF ROAD
 City/state: AVON CT Zip: 06001

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	1,176	188,830
Basement	Full with walk				
Heating	Yes	A/C	Yes		5,720
Plumbing	2 F/B	1 H/B	2 Add'l fix.	Wh/p Saunas	7,000
Attic	None			Attic size: 1,176	
Additions					99,500
Other Features	WB Stks	Unfin	3,500		5,000
Sub-Total					306,050
Grade	A-	Factor	1.4500		443,770
CDU		C&D Factor	1.00		443,770
Depreciation			30 %		310,640
Computed cost value @ 70%					217,450

Location Information			
Map: 032	Clerk map:		
Lot: 2090526	Neigh.:	Zone: RU2A	Vol: 600 Page: 460
Assessments		Exemptions	
Assmt category	Qty	Amount	Exempt Cat
Resident Land	2.00	210,000	
Resident Excess	3.83	20,110	
Resident Dwelling	1.00	217,450	
Summary		Utilities	
Total assessments	447,560	Water	Well
Total exemptions		Sewer	Septic
Net assessment	447,560	Gas	None
		Sales ratios	
		Cost/sale :	.9005
		Mkt/sale :	
		Assmt/sale:	.6304

Building additions

Category	Type	Area	Value
G Garages	FRL Attached frame GT 65	840	26,500
L Living Area	FRFF Frame first floor	179	14,500
L Living Area	AIR Air conditioning	179	400
P Porches, Patios, Decks	FOFF Frame open first flo	119	5,100
L Living Area	BSMT Basement addition	432	5,600
L Living Area	FRFF Frame first floor	432	34,900
L Living Area	AIR Air conditioning	432	900
L Living Area	FRFF Frame first floor	144	11,600
Total additions			99,500

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2,000	300,000			300,000	210,000
Primary Site		87,120					
RES	12	3,830	7,500			28,725	20,110
Residual		166,835					
5.8300 acres				Total land value		328,725	230,110

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	7
Interior Walls	02	Drywall	Garage cars	3
Floors	01	Hardwood	Bedrooms	3
Heating System	02	Forced Hot Air	Unfinished area	
Fuel	07	Propane Gas	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	47	A-	Full Baths	2
Garage	23	Attached 3 car	Masonry trim sf	
Area Over Gar.	99	None	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	01	Unfinished	Addtn'l fixtures	2
Air Condition	01	Central Air	Rec Room Size	
Interior Cond	06	Excellent	Living area	2,606
Exterior Cond	06	Excellent	Whirlpools	
			# Living Units	1
			M/F stacks	
			W/B stacks	1
			W/B openings	1
Actual Year Built: 1959				

