

Property at 00026 LOFGREN ROAD

Prop ID 3030026

Printed 02-May-2015 7:35 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: PAUL NEIL AND AMY
 Second name:
 Address: 26 LOFGREN ROAD
 City/state: AVON CT Zip: 06001

Location Information

Map: 010 Clerk map:
 Lot: 3030026 Neigh.: Zone: R40 Vol: 512 Page: 585

Building Valuation Summary

Dwelling	Frame	2 story w/bsmt	Area	1,707	284,670
Basement	Full				
Heating	Yes	A/C Yes			8,630
Plumbing	3 F/B	1 H/B 3 Add'l fix.	1 Wh/p	Saunas	13,600
Attic	None		Attic size:		
Additions					79,200
Other Features	WB Stks	M Stks	Unfin	3,500	13,000
Sub-Total					399,100
Grade	A-	Factor	1.4500		578,700
CDU		C&D Factor	1.00		578,700
Depreciation			20 %		462,960
Computed cost value @ 70%					324,070

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 09-Dec-2004
Resident Land	.92	140,000			Sale price: 740,000
Resident Excess	.05	280			Sale valid: Y
Resident Dwelling	1.00	324,070			Values
					Mkt value :
					Cost value: 663,360
Summary		Utilities		Sales ratios	
Total assessments		464,350	Water	Collinsville	Cost/sale : .8964
Total exemptions			Sewer	Public sewer	Mkt/sale :
Net assessment		464,350	Gas		Assmt/sale: .6275

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	200,000	200,000		200,000	140,000
Primary Site		40,075					
RES	12	.053	7,500	398		398	280
Residual		2,309					
.973 acres				Total land value		200,398	140,280

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	FOFF Frame open first flo	40	1,700
G Garages	FRL Attached frame GT 65	864	27,300
G Garages	FSF Full-story fin o/gar	864	40,800
L Living Area	AIR Air conditioning	864	1,900
L Living Area	BSMT Basement addition	20	300
L Living Area	FRFF Frame first floor	20	1,600
L Living Area	AIR Air conditioning	20	
P Porches, Patios, Decks	DECK Wood deck	300	5,600
Total additions			79,200

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	01	Clapboards		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	10
Interior Walls	02	Drywall	Garage cars	3
Floors	07	Hardwood/Carpeti	Bedrooms	5
Heating System	02	Forced Hot Air	Family Rooms	1
Fuel	01	Oil	Full Baths	3
Attic	99	None	Half Baths	1
Grade	47	A-	Addtn'l fixtures	3
Garage	23	Attached 3 car	Whirlpools	1
Area Over Gar.	01	Fully Finished	Saunas	4,298
Basement	01	Full	# Living Units	
Bsmt Fin Qual	99	None	M/F stacks	1
Air Condition	01	Central Air	W/B stacks	2
Interior Cond	05	Good	W/B openings	2
Exterior Cond	05	Good	Actual Year Built: 1996	

