

Property at 00021 TERRACE DRIVE

Prop ID 4310021

Printed 10-Sep-2015 3:06 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: MARTIN KYLE AND  
 Second name: THAI VICTORIA K  
 Address: 21 TERRACE DRIVE  
 City/state: AVON CT Zip: 06001

Location Information

Map: 017 Clerk map:  
 Lot: 4310021 Neigh.: Zone: R40 Vol: 666 Page: 513

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 29-Aug-2013
Resident Land	.92	94,500			Sale price: 443,000
Resident Dwelling	1.00	165,110			Sale valid:
Resident Outbldg	1.00	670			Values
				Mkt value :	
				Cost value:	371,830
Summary		Utilities		Sales ratios	
Total assessments	260,280	Water	Avon	Cost/sale :	.8393
Total exemptions		Sewer	Public sewer	Mkt/sale :	
Net assessment	260,280	Gas		Assmt/sale:	.5875

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	.920	135,000	135,000		135,000	94,500
Primary Site		40,075					
		.920 acres		Total land value		135,000	94,500

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	04	Colonial		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 2.0	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Garage cars	2
Floors	07	Hardwood/Carpeti	Bedrooms	4
Heating System	01	Hot Water	Unfinished area	
Fuel	01	Oil	Family Rooms	1
Attic	99	None	Dormer linear f	
Grade	40	B	Full Baths	2
Garage	22	Attached 2 car	Masonry trim sf	368
Area Over Gar.	99	None	Half Baths	1
Basement	04	Full with walk-o	Finish bsmt sz	
Bsmt Fin Qual	03	Rec Room W/ Air	Addn'l fixtures	
Air Condition	01	Central Air	Rec Room Size	600
Interior Cond	05	Good	Living area	2,284
Exterior Cond	05	Good	Whirlpools	
			# Living Units	
			M/F stacks	1
			W/B stacks	
			W/B openings	
Actual Year Built: 1985				

Building Valuation Summary

		Area	
Dwelling	Frame	2 story w/bsmt	1,104
Basement	Full with walk		207,330
Heating	Yes	A/C Yes	6,280
Plumbing	2 F/B	1 H/B	Add'l fix. Wh/p Saunas
Attic	None		6,000
Attic size:			
Additions			29,800
Other Features Mason Trim			18,010
M Stks Unfin			3,500
Sub-Total			267,420
Grade	B	Factor 1.2600	336,950
CDU		C&D Factor 1.00	336,950
Depreciation		30 %	235,870
Computed cost value @ 70%			165,110

Building additions

Category	Type	Area	Value
L Living Area	FRFF Frame first floor	30	2,400
L Living Area	BSMT Basement addition	30	400
L Living Area	AIR Air conditioning	30	100
L Living Area	OVER Frame Overhang	46	3,000
L Living Area	AIR Air conditioning	46	100
P Porches, Patios, Decks	DECK Wood deck	250	4,700
G Garages	FR Attached frame LE 65	600	19,100
Total additions			29,800

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	8	12	96	20.00	2015	C	1,920	50	960
Utility Shed									
Value at 70%			670	Value at 100%			960		

