

Property at 00006 DEER RIDGE ROAD

Prop ID 5090006

Printed 26-Jan-2012 9:25 PM Design and Layout (C) Right/Angles

Administrative Information

Owner name: OH JODI L  
 Second name:  
 Address: 6 DEER RIDGE ROAD  
 City/state: AVON CT Zip: 06001

Location Information

Map: 021 Clerk map:  
 Lot: 5090006 Neigh.: Zone: RU2A Vol: 596 Page: 622

Assessments		Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt Cat	Amount	Sale date: 25-Sep-2009
Resident Land	2.00	525,000			Sale price: 3,550,000
Resident Excess	1.40	7,350			Sale valid:
Resident Dwelling	1.00	1,691,990			Values
Resident Outbldg	1.00	29,320			Mkt value :
					Cost value: 3,219,510
Summary		Utilities		Sales ratios	
Total assessments	2,253,660	Water	None	Cost/sale :	.9069
Total exemptions		Sewer	None	Mkt/sale :	
Net assessment	2,253,660	Gas	None	Assmt/sale:	.6348

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl Fact	Value	70% Value
PRIM	11	2,000	750,000			750,000	525,000
Primary Site		87,120					
RES	12	1,400	7,500			10,500	7,350
Residual		60,984					
		3.4000 acres		Total land value		760,500	532,350

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	19	Modern Colonial		
Exterior Walls	06	Brick		
Roof Material	02	Slate	Story Height 2.0	
Roof Type	02	Hip		
Foundation	01	Poured Concrete	Total Rooms	11
Interior Walls	02	Drywall	Garage cars	4
Floors	Unknown	Unknown	Bedrooms	5
Heating System	07	Hydro Air	Family Rooms	1
Fuel	01	Oil	Full Baths	5
Attic	01	Fully Finished	Half Baths	2
Grade	63	AA+	Addtn'l fixtures	5
Garage	24	Attached 4 car	Whirlpools	1
Area Over Gar.	01	Fully Finished	Saunas	9,258
Basement	01	Full	# Living Units	1
Bsmt Fin Qual	99	None	M/F stacks	
Air Condition	01	Central Air	W/B stacks	3
Interior Cond	06	Excellent	W/B openings	5
Exterior Cond	06	Excellent	Actual Year Built: 2008	

Building Valuation Summary

			Area	
Dwelling	Masonry	2 story w/bsmt	3,626	556,730
Basement	Full			
Heating	Yes	A/C Yes		16,080
Plumbing	5 F/B	2 H/B	5 Add'l fix.	1 Wh/p Saunas
Attic	Fully Finished		Attic size: 768	24,200
Additions				18,870
Other Features	WB Stks	Unfin	3,500	138,600
Sub-Total				19,000
Grade	AA+	Factor 2.5000		773,480
CDU		C&D Factor 1.25		1,933,700
Depreciation		%		2,417,130
		Computed cost value @ 70%		2,417,130
				1,691,990

Building additions

Category	Type	Area	Value
G Garages	MAL Attached masonry GT	1,175	43,700
G Garages	FSF Full-story fin o/gar	977	46,200
L Living Area	AIR Air conditioning	977	2,100
P Porches, Patios, Decks	MOFF Masonry open first f	121	5,800
L Living Area	MAFF Masonry first floor	209	17,500
L Living Area	AIR Air conditioning	209	400
L Living Area	FRFF Frame first floor	52	4,200
L Living Area	AIR Air conditioning	90	200
P Porches, Patios, Decks	FOFF Frame open first flo	330	14,200
P Porches, Patios, Decks	MOFF Masonry open first f	90	4,300
Total additions			138,600

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RP5 Pool w/ Gunite	20	42	840	64.35	2011	A	83,784	50	41,890
Value at 70%			29,320				Value at 100%		41,890

