



## Property Information

## Request Information

## Update Information

File#:	BS-W01469-6444683781	Requested Date:	10/25/2023	Update Requested:
Owner:	MICHAEL SIKSAY	Branch:		Requested By:
Address 1:	75 Bennetts Bridge Rd	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Newtown, CT	# of Parcel(s):	1	

## Notes

**CODE VIOLATIONS** Per City of Newtown Zoning Department there are no Code Violation cases on this property.  
Collector : Newtown Planning & Zoning Commission  
Payable: Newtown Municipal Centre 3 Primrose Street Newtown, CT 06470  
Business# (203) 270 4276

**PERMITS** Per City of Newtown Building Department there are no Open/Pending/Expired Permits on this property.  
Collector : Newtown Building Department  
Payable: Newtown Municipal Center 3 Primrose Street Newtown, CT 06470  
Business# (203) 270-4260

**SPECIAL ASSESSMENTS** Per City of Newtown Finance Department, there are no Special Assessments/liens on the property.  
Collector : Newtown Finance Department  
Payable: Newtown Municipal Center 3 Primrose Street Newtown, CT 06470  
Business# (203) 270-4260

**DEMOLITION** NONE

**UTILITIES**  
Water  
Account #: NA  
Payment Status: NA  
Status: Pvt & Lienable  
Amount: NA  
Good Thru: NA  
Account Active: NA  
Collector: Aquarion Water Company  
Payable Address: S Main, Newtown, CT 06470, United States  
Business # 203-426-2430  
Comments: UNABLE TO PROVIDE INFO TO THIRD PARTIES. HOMEOWNER AUTHORIZATION NEEDED.

Sewer:  
The house is on a community sewer. All houses go to a shared septic system.

Garbage  
GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN

# 75 BENNETTS BRIDGE ROAD

**Location** 75 BENNETTS BRIDGE ROAD

**M/B/L** 51/ 3/ 20.A/ /

**Acct#** 00927272

**Owner** SIKSAY MICHAEL & ERIN

**Assessment** \$427,070

**Appraisal** \$610,090

**PID** 10683

**Building Count** 1

## Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$515,470	\$94,620	\$610,090

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$360,830	\$66,240	\$427,070

## Owner of Record

<b>Owner</b>	SIKSAY MICHAEL & ERIN	<b>Sale Price</b>	\$476,000
<b>Co-Owner</b>	JOINT TENANTS	<b>Book &amp; Page</b>	0969/0029
<b>Address</b>	75 BENNETTS BRIDGE ROAD SANDY HOOK, CT 06482	<b>Sale Date</b>	07/12/2010
		<b>Instrument</b>	00

## Ownership History

Ownership History				
Owner	Sale Price	Book & Page	Instrument	Sale Date
SIKSAY MICHAEL & ERIN	\$476,000	0969/0029	00	07/12/2010
RICKERMAN DANIEL & STEPHANIE	\$590,000	0917/0649	00	11/15/2007
BURTON MICHAEL	\$550,000	0882/1211	00	07/07/2006
ROBIK-GLANTZ BUILDERS LLC	\$400,000	0882/1128	00	07/06/2006

## Building Information

### Building 1 : Section 1

**Year Built:** 2006  
**Living Area:** 3,088

Building Attributes	
Field	Description
Style	Colonial
Model	Residential
Grade:	B
Stories	2.00

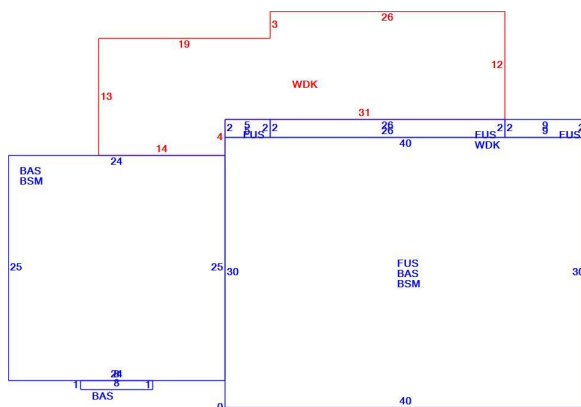
Occupancy	1
Exterior Wall 1	Vinyl Siding
Exterior Wall 2	
Roof Structure	Gable
Roof Cover	Asphalt/F Glas
Interior Wall 1	Drywall
Interior Wall 2	
Interior Flr 1	Hardwood
Interior Flr 2	Carpet
Heat Fuel	Oil
Heat Type:	Hydro-air
AC Type:	Central
Total Bedrooms:	4 Bedrooms
Full Bthrms:	2
Half Baths:	1
Extra Fixtures	
Total Rooms:	9
Bath Style:	Typical
Kitchen Style:	Typical
Extra Kitchens	0
Fireplace(s)	1
Extra Opening(s)	
Gas Fireplace(s)	
Blocked FPL(s)	
Woodstove(s)	0
SF Fin Bsmt	0
Fin Bsmt Qual	
Bsmt Garage	2
Int Millwork	
Ext. Millwork	
Foundation	
MH Park	
Fndtn Cndtn	
Basement	

### Building Photo



(<https://images.vgsi.com/photos/NewtownCTPhotos/A00\01\24\25.jpg>)

### Building Layout



(ParcelSketch.ashx?pid=10683&bid=10683)

Building Sub-Areas (sq ft)			Legend	
Code	Description	Gross Area	Living Area	
BAS	First Floor	1,808	1,808	
FUS	Finished Upper Story	1,280	1,280	
BSM	Basement	1,800	0	
WDK	Deck	591	0	
		5,479	3,088	

### Extra Features

Extra Features		Legend
No Data for Extra Features		

### Land

Land Use	
Use Code	1010
Description	Single Family
Zone	R-1
Neighborhood	090

Land Line Valuation	
Size (Acres)	1.54
Frontage	
Depth	
Assessed Value	\$66,240

**Outbuildings**

Outbuildings		<u>Legend</u>
No Data for Outbuildings		

**Valuation History**

Appraisal			
Valuation Year	Improvements	Land	Total
2022	\$515,470	\$94,620	\$610,090
2021	\$354,740	\$101,110	\$455,850
2020	\$354,740	\$101,110	\$455,850

Assessment			
Valuation Year	Improvements	Land	Total
2022	\$360,830	\$66,240	\$427,070
2021	\$248,320	\$70,780	\$319,100
2020	\$248,320	\$70,780	\$319,100

Kiana Maisonet <kiana.maisonet@newtown-ct.gov>

Some people who received this message don't often get email from kiana.maisonet@newtown-ct.gov. [Learn why this is important](#)

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**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi,

**I received your email. 75 Bennetts Bridge does not have any active zoning violations or fines due for Land Use.**

You can contact the building permit regarding open building permits and demolition permits. Their phone number is (203) 270 4260

You can contact the town clerk, a title searcher, or an attorney regarding any liens, fines, special assessments on Property recorded. Their number is (203) 270 4210

Hope this helps,

Kiana

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If you don't want to receive such e-mails, you can change your settings at <https://www.newtown-ct.gov/user/23141/edit>.

Message:

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We are currently working with closing on this property scheduled and would need the below records verified. Please provide the requested below info at the earliest

Address: 75 BENNETTS BRIDGE ROAD SANDY HOOK Fairfield CT 06482

Parcel: 00927272

Owner: MICHAEL SIKSAY

1. Please advise if the below address has any OPEN/PENDING/EXPIRED Permits and demolition permits that need attention and any fees due currently.

2. Also advise if there are any open Code Violation or fines due that needs attention currently.

3. Advise if there are any unrecorded liens/fines/special assessments due.

--

Kiana Maisonet  
Land Use Enforcement Officer  
Town of Newtown  
3 Primrose Street  
Newtown, CT  
(203) 270-4276

**BS-W01469-6444683781 / 75 BENNETTS BRIDGE ROAD/ Requesting Special Assessment**

>

See below.

**From:** Kathy Brown <kathy.brown@newtown-ct.gov>

**Subject:** Re: BS-W01469-6444683781 / 75 BENNETTS BRIDGE ROAD/ Requesting Special Assessment

**CAUTION:** This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

I do not have any open permits for this property. There is no special assessments for this property.

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We are currently working with closing on this property scheduled and would need the below records verified. Please provide the requested below info at the earliest.

Address: 75 BENNETTS BRIDGE ROAD  
Parcel: 00927272  
Owner: MICHAEL SIKSAY

Please advise if the below address has any OPEN/PENDING/EXPIRED Permits and demolition permits that needs attention and any fees due currently.

Also advise if there are any Code Violation or fines due that needs attention currently.

Any unrecorded liens/fines/special assessments due.

Regards,

--

Kathy A Brown CCMail

Assessor

Town of Newtown

P: 203-270-4240

F: 203-270-4243

Email: [kathy.brown@newtown-ct.gov](mailto:kathy.brown@newtown-ct.gov)

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