



Property Information		Request Information		Update Information	
File#:	BS-X01693-3441501163	Requested Date:	07/17/2024	Update Requested:	
Owner:	JEFFREY JOHNSTON	Branch:		Requested By:	
Address 1:	213 HOLLY DALE ROAD	Date Completed:		Update Completed:	
Address 2:		# of Jurisdiction(s):			
City, State Zip:	FAIRFIELD, CT	# of Parcel(s):	1		

Notes

CODE VIOLATIONS Per Town of Fairfield Zoning Department there are No Open Code Violation cases on this property.

Payable To: Town of Fairfield Zoning Department
Address:725 Old Post Road, Fairfield, CT 06824
PH:(203) 256-3036

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

PERMITS Per Town of Fairfield Building Department there is an Open permit on this property.

Permit #: 158841
Permit Type: Building Permit
DOI: 04/26/2019

Payable To: Town of Fairfield Building Department
Address:725 Old Post Road, Fairfield, CT 06824
PH:(203) 256-3036

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

SPECIAL ASSESSMENTS Per Town of Fairfield Tax Collector there are no special assessments Due on this property.

Payable To: Town of Fairfield Tax Collector
Address:611 Old Post Road Fairfield, CT 06824
PH:(203) 256-3100

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

DEMOLITION NO



UTILITIES

WATER

Account #: NA

Payment Status: NA

Status: Pvt & Non Lienable

Amount: NA

Good Thru: NA

Account Active: NA

Collector: Aquarion Water Company

Payable Address: 200 Monroe Turnpike Monroe, CT 06468

Business # (800) 732-9678

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

213 HOLLY DALE ROAD

Location 213 HOLLY DALE ROAD

Mblu 120/ 27/ / /

Acct# 09331

Owner JOHNSTON TARA & JEFFREY
(SV)

Assessment \$551,250

Appraisal \$787,500

PID 8884

Building Count 1

Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2023	\$412,500	\$375,000	\$787,500

Assessment			
Valuation Year	Improvements	Land	Total
2023	\$288,750	\$262,500	\$551,250

Owner of Record

Owner JOHNSTON TARA & JEFFREY (SV)

Sale Price \$680,000

Co-Owner

Certificate

Care Of

Book & Page 5754/0241

Address 213 HOLLY DALE ROAD
FAIRFIELD, CT 06824-2231

Sale Date 03/11/2019
Instrument 00
Qualified Q

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
JOHNSTON TARA & JEFFREY (SV)	\$680,000		5754/0241	00	03/11/2019
KHACHIAN ELISA & GARY TRS	\$0		4426/0040	02	03/24/2010
KHACHIAN ELISAA	\$0		2581/0315		08/21/2002
KHACHIAN RICHARD & ELISAA	\$0		0537/0243		02/25/1969

Building Information

Building 1 : Section 1

Year Built: 1971
Living Area: 3,096
Replacement Cost: \$528,229
Building Percent Good: 77
**Replacement Cost
Less Depreciation:** \$406,700

Building Attributes	
Field	Description
Style:	Colonial
Model	Residential
Grade:	05

Stories:	2 Stories
Occupancy	1
Exterior Wall 1	Wood Shingle
Exterior Wall 2	Brick Veneer
Roof Structure:	Gable/Hip
Roof Cover	Asphalt
Interior Wall 1	Drywall
Interior Wall 2	
Interior Flr 1	Hardwood
Interior Flr 2	
Heat Fuel	Oil
Heat Type:	Forced Air-Duc
AC Type:	Central
Total Bedrooms:	5 Bedrooms
Total Bthrms:	3
Total Half Baths:	1
Total Xtra Fixtrs:	2
Total Rooms:	9 Rooms
Bath Style:	Average
Kitchen Style:	Average
Num Kitchens	01
FCPZ	
Num Park	
Fireplaces	
Fndtn Cndtn	

Building Photo



(https://images.vgsi.com/photos2/FairfieldCTPhotos/\A0074\IMG_6948_743)

WDK	Deck, Wood	744	0
		6,146	3,096

Extra Features

Extra Features				
Code	Description	Size	Value	Bldg #
FPL3	2.0 STORY FIREPLACE	1.00 UNITS	\$5,800	1

Land

Land Use

Use Code 1010
Description Single Fam Residential
Zone AA
Neighborhood 0075
Alt Land Appr No
Category

Land Line Valuation

Size (Sqr Feet) 46174
Depth 0
Assessed Value \$262,500
Appraised Value \$375,000

Outbuildings

Outbuildings	Legend
No Data for Outbuildings	

Valuation History

Appraisal			
Valuation Year	Improvements	Land	Total

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