

413 LONG HILL RD

|            |                  |                |                         |
|------------|------------------|----------------|-------------------------|
| Location   | 413 LONG HILL RD | Mblu           | 177/ / 127/ /           |
| Acct#      | S0067400         | Owner          | PERRIN ROBBE + JENNIFER |
| Assessment | \$254,400        | Appraisal      | \$363,400               |
| PID        | 3563             | Building Count | 1                       |

Current Value

| Appraisal      |              |           |           |
|----------------|--------------|-----------|-----------|
| Valuation Year | Improvements | Land      | Total     |
| 2024           | \$226,100    | \$137,300 | \$363,400 |
| Assessment     |              |           |           |
| Valuation Year | Improvements | Land      | Total     |
| 2024           | \$158,300    | \$96,100  | \$254,400 |

Owner of Record

|          |                         |             |            |
|----------|-------------------------|-------------|------------|
| Owner    | PERRIN ROBBE + JENNIFER | Sale Price  | \$227,000  |
| Co-Owner |                         | Book & Page | 1176/0504  |
| Address  | 413 LONG HILL RD        | Sale Date   | 10/01/2004 |
|          | WALLINGFORD, CT 06492   | Instrument  | 001        |

Ownership History

| Ownership History               |            |             |            |            |
|---------------------------------|------------|-------------|------------|------------|
| Owner                           | Sale Price | Book & Page | Instrument | Sale Date  |
| PERRIN ROBBE + JENNIFER         | \$227,000  | 1176/0504   | 001        | 10/01/2004 |
| INZERO RICHARD A JR +           | \$152,000  | 1030/0153   | 00         | 04/29/2002 |
| SANDILLO SALVATORE & PATRICIA T | \$145,500  | 0641/0365   |            | 08/09/1988 |

Building Information

Building 1 : Section 1

| Year Built:         | 1947        |
|---------------------|-------------|
| Living Area:        | 1,296       |
| Building Attributes |             |
| Field               | Description |
| Style:              | Cape Cod    |
| Model               | Residential |
| Grade:              | C           |

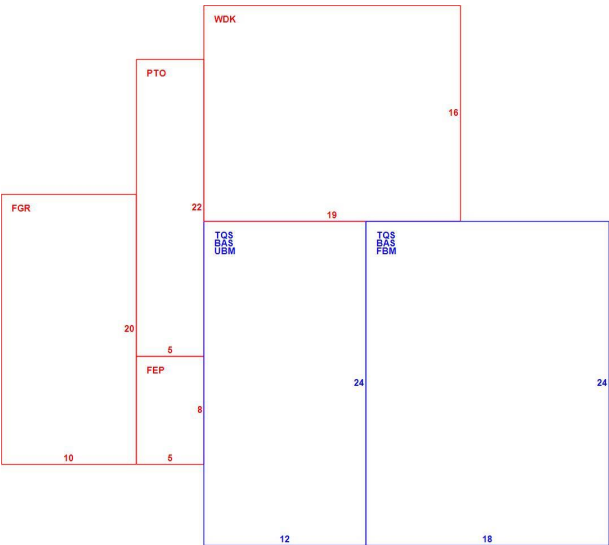
|                      |              |
|----------------------|--------------|
| Stories:             | 1.75         |
| Occupancy            | 1            |
| Exterior Wall 1      | Vinyl Shakes |
| Exterior Wall 2      |              |
| Roof Structure:      | Gable        |
| Roof Cover           | Asphalt      |
| Interior Wall 1      | Drywall      |
| Interior Wall 2      |              |
| Interior Flr 1       | Hardwood     |
| Interior Flr 2       |              |
| Heat Fuel            | Oil          |
| Heat Type:           | Hot Water    |
| AC Type:             | Central      |
| Total Bedrooms:      | 2 Bedrooms   |
| Total Bthrms:        | 2            |
| Total Half Baths:    | 0            |
| Num Kitchens         |              |
| Cndtn                |              |
| Number of Fireplaces |              |
| Num Park             |              |
| Fireplaces           |              |
| Fndtn Cndtn          |              |
| Basement             |              |

Building Photo



(<https://images.vgsi.com/photos/wallingfordctPhotos/A02\02\84\10.jpg>).

Building Layout



([ParcelSketch.ashx?pid=3563&bid=3539](#)).

| Building Sub-Areas (sq ft) |                      |            | Legend      |
|----------------------------|----------------------|------------|-------------|
| Code                       | Description          | Gross Area | Living Area |
| BAS                        | First Floor          | 720        | 720         |
| TQS                        | Three Quarter Story  | 720        | 576         |
| FBM                        | Basement, Finished   | 432        | 0           |
| FEP                        | Porch, Enclosed      | 40         | 0           |
| FGR                        | Garage               | 200        | 0           |
| PTO                        | Patio                | 110        | 0           |
| UBM                        | Basement, Unfinished | 288        | 0           |
| WDK                        | Deck, Wood           | 304        | 0           |
|                            |                      | 2,814      | 1,296       |

Extra Features

| Extra Features             | Legend |
|----------------------------|--------|
| No Data for Extra Features |        |

Land

| Land Use    |               | Land Line Valuation |           |
|-------------|---------------|---------------------|-----------|
| Use Code    | 1010          | Size (Acres)        | 0.46      |
| Description | Single Family | Assessed Value      | \$96,100  |
| Zone        | R18           | Appraised Value     | \$137,300 |

lblIndfront

Outbuildings

| Outbuildings |             |             |         | <u>Legend</u> |
|--------------|-------------|-------------|---------|---------------|
| Code         | Description | Size        | Value   | Bldg #        |
| SHD1         | Shed Frame  | 160.00 S.F. | \$1,400 | 1             |

Valuation History

| Appraisal      |              |           |           |
|----------------|--------------|-----------|-----------|
| Valuation Year | Improvements | Land      | Total     |
| 2024           | \$226,100    | \$137,300 | \$363,400 |
| 2023           | \$154,400    | \$114,400 | \$268,800 |
| 2022           | \$154,400    | \$114,400 | \$268,800 |

| Assessment     |              |          |           |
|----------------|--------------|----------|-----------|
| Valuation Year | Improvements | Land     | Total     |
| 2024           | \$158,300    | \$96,100 | \$254,400 |
| 2023           | \$108,100    | \$80,100 | \$188,200 |
| 2022           | \$108,100    | \$80,100 | \$188,200 |