



Property Information		Request Information		Update Information
File#:	BS-Y01908-5451357684	Requested Date:	05/15/2025	Update Requested:
Owner:	MCGOWAN DANIEL B JR	Branch:		Requested By:
Address 1:	17 CENTRAL AVE	Date Completed:	05/22/2025	Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	HAMDEN, CT	# of Parcel(s):	1	

Notes

CODE VIOLATIONS	<p>Per Town of Hamden Department of Zoning there are No Open Code Violation cases on this property.</p> <p>Collector: Town of Hamden Payable Address: 2750 Dixwell Avenue, Hamden, CT 06518 Business# 203-287-2647</p>
PERMITS	<p>Per Town of Hamden Building Department There are No Open/Pending/Expired Permits on this property</p> <p>Collector: Town of Hamden Payable Address: 2750 Dixwell Avenue, Hamden, CT 06518 Business# 203-287-2647</p>
SPECIAL ASSESSMENTS	<p>Per Town of Hamden Tax Collector there are No Special Assessments/liens on the property.</p> <p>Collector: Town of Hamden Payable Address: 2750 Dixwell Avenue, Hamden, CT 06518 Business: 203-287-7128</p> <p>UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED</p>
DEMOLITION	NO



UTILITIES

WATER

Account #: NA
Payment Status: NA
Status: Pvt & Liable
Amount: NA
Good Thru: NA
Account Active: NA
Collector: South Central Connecticut Regional Water Authority
Payable Address: 90 Sargent Dr, New Haven, CT 06511
Business # 203-562-4020

UNABLE TO PROVIDE INFO TO THIRD PARTIES. HOMEOWNER AUTHORIZATION NEEDED.

SEWER

Account#:0001455
Status: Due
Liable:Pvt & Liable
Amount:\$111.96
Good Thru:06/11/2025
Account Act: Yes
Collector: WPCA
Payable Address: 260 East St, New Haven, CT 06511
Business # 203-776-3570

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

GARBAGE

Garbage bills are included in the real estate property taxes

17 CENTRAL AVE

Location

17 CENTRAL AVE

Mblu

2429/ 086/ / /

Acct#

Owner

MCGOWAN DANIEL B JR

Total Assessed Val...

\$195,440

Appraisal

\$279,200

PID

9739

Building Count

1

Current Value

Appraisal					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2024	\$169,300	\$0	\$4,600	\$105,300	\$279,200
Assessment					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2024	\$118,510	\$0	\$3,220	\$73,710	\$195,440

Owner of Record

Owner

MCGOWAN DANIEL B JR

Sale Price

\$0

Co-Owner

Certificate

Address

17 CENTRAL AVE
HAMDEN, CT 06517

Book & Page

2458/0001

Sale Date

05/06/2003

Instrument

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
MCGOWAN DANIEL B JR	\$0		2458/0001		05/06/2003
GEISSINGER KURT R &	\$122,000		1215/0293	00	03/27/1992
ZOVAS PETER	\$0		0758/0980		08/01/1986

Building Information

Building 1 : Section 1

Year Built:

1928

Living Area:

1,501

Building Percent Good:

62

Building Attributes	
Field	Description
Style:	Multi Family
Model	Residential

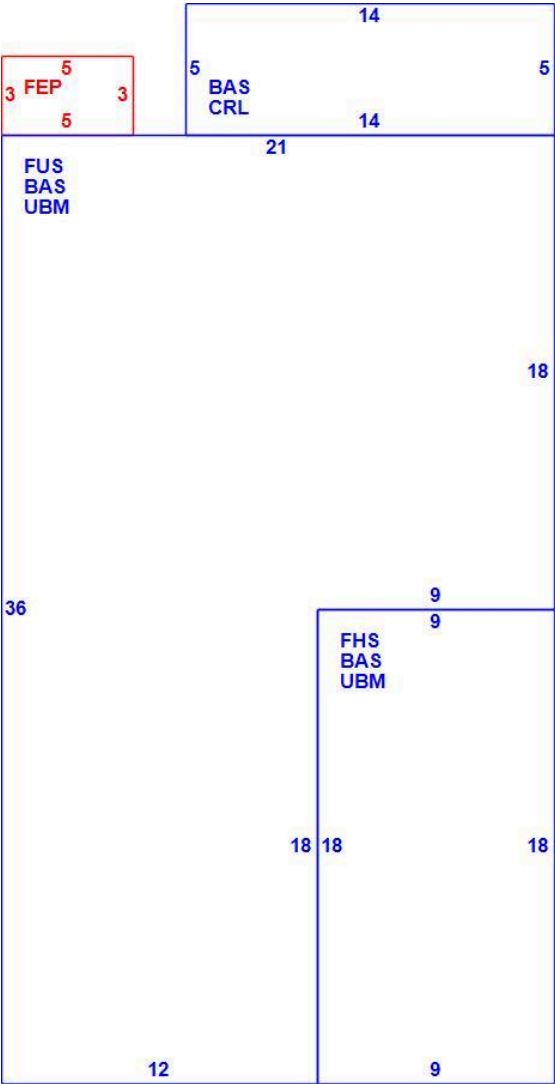
Grade:	C
Stories:	2 Stories
Occupancy	2
Exterior Wall 1	Clapboard
Exterior Wall 2	
Roof Structure:	Gable
Roof Cover	Asphalt
Interior Wall 1	Plastered
Interior Wall 2	
Interior Flr 1	Hardwood
Interior Flr 2	
Heat Fuel	Gas
Heat Type:	Forced Air-Duc
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	2
Total Half Baths:	1
Total Xtra Fixtrs:	
Total Rooms:	9 Rooms
Bath Style:	Average
Kitchen Style:	Average
Num Kitchens	02
Cndtn	
Whirlpool	
Num Park	
Fireplaces	
Fndtn Cndtn	
Basement	

Building Photo



(https://images.vgsi.com/photos/HamdenCTPhotos//0052\9739_52226.jpg)

Building Layout



([ParcelSketch.ashx?pid=9739&bid=9739](#))

Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	826	826
FUS	Upper Story, Finished	594	594
FHS	Half Story, Finished	162	81
CRL	Crawl Space	70	0
FEP	Porch, Enclosed	15	0

UBM	Basement, Unfinished	756	0
		2,423	1,501

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use	Land Line Valuation
Use Code 1040	Size (Acres) 0.09
Description Two Family M01	Frontage 0
Zone R4	Depth 0
Neighborhood 33	Total Market Land \$73,710
Alt Land Appr No	Appraised Value \$105,300
Category	

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
FGR1	GARAGE-AVE			228.00 S.F.	\$4,600	1

Valuation History

Appraisal					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2023	\$116,100	\$0	\$3,400	\$54,400	\$173,900

Assessment					
Valuation Year	Building	Extra Features	Outbuildings	Land	Total
2023	\$81,270	\$0	\$2,380	\$38,080	\$121,730



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17 CENTRAL AVE, Hamden, CT 06518

Records Details

Property Owner

MCGOWAN DANIEL B JR
17 CENTRAL AVE
HAMDEN, CT 06517

No records at this location...

Town of Hamden, CT

Your Profile

Sign Up (/sign-up)

[Your Records \(/dashboard/records\)](/dashboard/records)

Resources

[Search for Records \(/search\)](/search)

[Claim a Record \(/claimRecord\)](/claimRecord)

[Employee Login \(https://hamdenct.workflow.opengov.com\)](https://hamdenct.workflow.opengov.com)

Portal powered by **OpenGov**

LOCATION #17 Central Avenue LOT NO. PERMIT NO. 21043

CERTIFICATE OF OCCUPANCY:

OWNER Gertrude LaBelle DATE ISSUED May 13, 1955

CLASSIFICATION "Demolish present front porch; leave entrance platform cost \$--- & steps.

CONTRACTOR

MEASUREMENTS OF BUILDINGS OF LOT

NUMBER

ELECTRICIAN

EATING CONTRACTOR

FIXTURES HEATING OIL BURNER

WATER MAIN GAS MAIN METER

SEWAGE SEPTIC TANK

LOCATION 17 Central Avenue

PERMIT NO. 11335

SEE REV.

OWNER L. Golden

DATE ISSUED August 12, 1940

CLASSIFICATION 1-P Residence Frame

COST \$500.00

CONTRACTOR L. Golden

DIMENSIONS OF BUILDINGS 12'x 20'

OF LOT

CUMBER J. J. O'Connell

ROUGH INSP. 9/5/40

FINAL INSP.

ELECTRICIAN

" "

" "

EATING CONTRACTOR

" "

" "

XTURES

HEATING

OIL BURNER

ATER MAIN

GAS MAIN

METER

LOCATION 17 Central Avenue PERMIT NO. 11525

OWNER Gertrude LaBelle DATE ISSUED October 15, 1940

CLASSIFICATION Frame Alt. to Res. cost \$60.00

CONTRACTOR Jake Hindinger
Work on Stair to 2 Room Apartment on Second Floor.

DIMENSIONS OF BUILDINGS		OF LOT	
CUMBER	J. O'Connell	ROUGH INSP.	9/20/40 FINAL INSP.
ELECTRICIAN	G. Cassari	" "	9/12/40 " "
PLATING CONTRACTOR		" "	" "

STRUCTURES	HEATING	OIL BURNER
WATER MAIN	GAS MAIN	METER
CASEWORK	CERAMIC PLANK	