292 NORTH AV #300

Location 292 NORTH AV #300 **Mblu** 53/ 2131/ 8/Y /

PID 20610 Building Count 1

Current Value

Appraisal					
Valuation Year	Improvements	Land	Total		
2017	\$1,512,370	\$423,190	\$1,935,560		
Assessment					
Valuation Year	Improvements	Land	Total		
2017	\$1,058,660	\$296,230	\$1,354,890		

Owner of Record

Owner

300 NORTH LLC Sale Price \$0

Co-Owner Certificate

Address 323 NORTH AVE Book & Page 5434/ 64

BRIDGEPORT, CT 06606 Sale Date 08/19/2003

Ownership History

Ownership History				
Owner	Sale Price	Certificate	Book & Page	Sale Date
300 NORTH LLC	\$0		5434/ 64	08/19/2003
NCI LLC	\$0		4896/ 38	04/30/2002
NCI LIMITED PARTNERSHIP	\$0		3170/ 50	09/21/1993
DINARDO LEONARD	\$0		3107/ 261	03/22/1993
DINARDO JOSEPHINE C & NANCY J	\$0		2936/ 44	09/18/1991

Building Information

Building 1: Section 1

Year Built: 1993 Living Area: 18,308 Replacement Cost: \$1,549,341

Building Percent 87

Good:

Replacement Cost

Less Depreciation: \$1,347,930

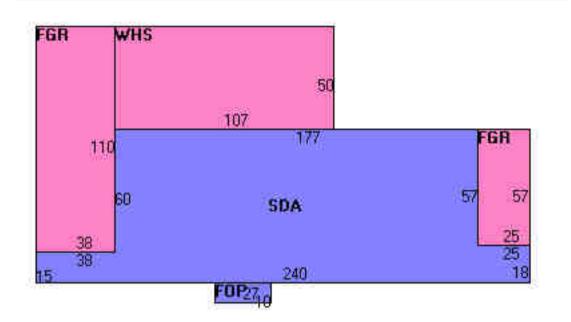
Field Description STYLE Retail Strip MODEL Comm/Ind Grade: Average Stories: 1 Occupancy: 5 Exterior Wall 1: Concr/CinderBl Exterior Wall 2: Pre-Finsh Metl Roof Struct: Flat Roof Cover: Tar + Gravel Interior Wall 1: Drywall Interior Wall 2: Drywall Interior Floor 1: Vinyl/Asphalt Interior Floor 2: Concr-Finished Heating Fuel: Oil Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: 0 Ttl Badrms: 0 Ttl Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns:	Less Depreciation: \$1,347,930 Building Attributes				
MODEL Grade: Average Stories: 1 Occupancy: 5 Exterior Wall 1: Concr/CinderBl Exterior Wall 2: Pre-Finsh Metl Roof Struct: Flat Roof Cover: Tar + Gravel Interior Wall 1: Drywall Interior Wall 2: Interior Floor 1: Vinyl/Asphalt Interior Floor 2: Concr-Finished Heating Type: Heating Type: AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Badhrs: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Field	Description			
Grade: Average Stories: 1 Occupancy: 5 Exterior Wall 1: Concr/CinderBI Exterior Wall 2: Pre-Finsh MetI Roof Struct: Flat Roof Cover: Tar + Gravel Interior Wall 1: Drywall Interior Wall 2: Drywall Interior Floor 1: Vinyl/Asphalt Interior Floor 2: Concr-Finished Heating Fuel: Oil Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: O Ttl Baths: 0 Ttl Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	STYLE	Retail Strip			
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Exterior Wall 2: Pre-Finsh Metl Roof Struct: Flat Roof Cover: Tar + Gravel Interior Wall 1: Drywall Interior Wall 2: Vinyl/Asphalt Interior Floor 1: Vinyl/Asphalt Interior Floor 2: Concr-Finished Heating Fuel: Oil Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Bedrms: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Occupancy:	5			
Roof Struct: Roof Cover: Tar + Gravel Interior Wall 1: Interior Wall 2: Interior Floor 1: Vinyl/Asphalt Interior Floor 2: Concr-Finished Heating Fuel: Oil Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Bedrms: 0 Ttl Baths: 0 Ttl Half Baths: 0 Itl Xtra Fix: 0 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Ceiling/Wall: Rooms/Prtns: Light Wall Height: Drywall Tar + Gravel Tar + Gravel Tar + Gravel Tor He Gravel Tonywall None Flat Flat Flat On Tonywall Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height:	Exterior Wall 1:	Concr/CinderBl			
Roof Cover: Interior Wall 1: Drywall Interior Wall 2: Interior Floor 1: Vinyl/Asphalt Interior Floor 2: Concr-Finished Heating Fuel: Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Itl Rooms: O Itl Bedrms: O Itl Half Baths: O Itl Xtra Fix: O Ist Floor Use: Heat/AC: Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Rooms/Prtns: Uinyl/Asphalt Vinyl/Asphalt Vinyl/Asphalt O OI Concr-Finished Oil Frame Type: None Retail Strip/Plaza O O O O O O O O O O O O O O O O O O	Exterior Wall 2:	Pre-Finsh Metl			
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Interior Floor 1: Interior Floor 2: Concr-Finished Heating Fuel: Oil Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Bedrms: O Ttl Baths: O Ttl Half Baths: O Itl Xtra Fix: U Ist Floor Use: Heat/AC: Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Rooms/Prtns: Uil Concr-Finished Concr-Finished Oil Heating Type: None Masonry Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height:	Interior Wall 1:	Drywall			
Interior Floor 2: Concr-Finished Heating Fuel: Oil Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: 00 Ttl Bedrms: 00 Ttl Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Interior Wall 2:				
Heating Fuel: Heating Type: Forced Air AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Bedrms: 00 Ttl Baths: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height:	Interior Floor 1:	Vinyl/Asphalt			
Heating Type: AC Type: None Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Bedrms: 00 Ttl Baths: 0 Ttl Half Baths: 0 1st Floor Use: Heat/AC: None Frame Type: Baths/Plumbing: Ceiling/Wall: Rooms/Prtns: Unone Forced Air None Retail Strip/Plaza Retail Strip/Plaza Retail Strip/Plaza None Sus-Ceil/Mn WI Rooms/Prtns: Light Wall Height: None	Interior Floor 2:	Concr-Finished			
AC Type: Bldg Use: Retail Strip/Plaza Ttl Rooms: Ttl Bedrms: 00 Ttl Baths: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Rooms/Prtns: Light Wall Height: 20	Heating Fuel:	Oil			
Bldg Use: Ttl Rooms: Ttl Bedrms: 00 Ttl Baths: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Ceiling/Wall: Rooms/Prtns: Light Wall Height:	Heating Type:	Forced Air			
Ttl Rooms: Ttl Bedrms: 00 Ttl Baths: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	AC Type:	None			
Ttl Bedrms: 00 Ttl Baths: 0 Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: None Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Bldg Use:	Retail Strip/Plaza			
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Ttl Half Baths: 0 Ttl Xtra Fix: 0 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Ttl Bedrms:	00			
Ttl Xtra Fix: 1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height:	Ttl Baths:	0			
1st Floor Use: Heat/AC: None Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Ttl Half Baths:	0			
Heat/AC: Frame Type: Masonry Baths/Plumbing: Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Ttl Xtra Fix:	0			
Frame Type: Masonry Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	1st Floor Use:				
Baths/Plumbing: Average Ceiling/Wall: Sus-Ceil/Mn Wl Rooms/Prtns: Light Wall Height: 20	Heat/AC:	None			
Ceiling/Wall: Rooms/Prtns: Light Wall Height: 20	Frame Type:	Masonry			
Rooms/Prtns: Light Wall Height: 20	Baths/Plumbing:	Average			
Wall Height: 20	Ceiling/Wall:	Sus-Ceil/Mn Wl			
	Rooms/Prtns:	Light			
% Comn Wall:	Wall Height:	20			
	% Comn Wall:				

Building Photo



(http://images.vgsi.com/photos2/BridgeportCTPhotos//\00\08\

Building Layout



(http://images.vgsi.com/photos2/BridgeportCTPhotos//Sketche

Bu	ilding Sub-Areas (sq ft)	<u>Leger</u>	<u>ndLegend</u>
Code Description		Gross Area	Living Area
SDA	Store Display Area	14,295	14,295
WHS	Warehouse Area	5,350	4,013
FGR	Garage	5,605	0
FOP	Open Porch	270	0
		25,520	18,308

Extra Features

Extra Features <u>LegendLeger</u>				
Description	Size	Value	Bldg #	
Air Conditioning	19645 SF	\$42,730	1	
	Description	Description Size	Description Size Value	

SPR1 Sprinklers-Wet 25250 SF \$59,310	1	L
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Land

Land Use Land Line Valuation Use Code 215 Size (Acres) 1.77 **Frontage Description** Retail Strip/Plaza 0 Zone **Depth** 0 ILI Neighborhood N4 **Assessed Value** \$296,230 **Alt Land Appr Appraised Value** \$423,190 No Category

Outbuildings

Outbuildings <u>LegendLegen</u>					gendLegend	
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
PAV1	Paving Asph			41600 SF	\$62,400	1

Valuation History

Appraisal					
Valuation Year	Improvements	Land	Total		
2017	\$1,512,370	\$423,190	\$1,935,560		
2016	\$1,512,370	\$423,190	\$1,935,560		
2015	\$1,512,370	\$423,190	\$1,935,560		

Assessment					
Valuation Year	Improvements	Land	Total		
2017	\$1,058,660	\$296,230	\$1,354,890		
2016	\$1,058,660	\$296,230	\$1,354,890		
2015	\$1,058,660	\$296,230	\$1,354,890		

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