

## 343 PARK AV #345

**Location** 343 PARK AV #345 **Mblu** 21/ 407/ 13/ /

**Acct#** RA-0050840 **Owner** ZHENG JIN J & LAN FANG

**Assessment** \$148,608 **Appraisal** \$212,292

**PID** 2711 **Building Count** 1

### Current Value

Appraisal			
Valuation Year	Improvements	Land	Total
2024	\$178,580	\$33,712	\$212,292
Assessment			
Valuation Year	Improvements	Land	Total
2024	\$125,010	\$23,598	\$148,608

### Owner of Record

**Owner** ZHENG JIN J & LAN FANG **Sale Price** \$200,000  
**Co-Owner** (TENNANTS IN COMMON) **Certificate**  
**Address** 329 MERRITT STREET **Book & Page** 8252/0127  
BRIDGEPORT, CT 06604 **Sale Date** 06/24/2010  
**Instrument** 00

### Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
ZHENG JIN J & LAN FANG	\$200,000		8252/0127	00	06/24/2010
343 PARK AVENUE LLC	\$120,000		7923/0335	14	11/14/2008
US BANK NATIONAL ASSC TRUSTEE	\$0		7867/0155	14	07/29/2008
RUIZ ISIDRO	\$340,000		7210/0335	00	10/20/2006
CHOI CHUNG WOO	\$0		4202/0019		09/10/1999

### Building Information

#### Building 1 : Section 1

**Year Built:** 1909  
**Living Area:** 3,149  
**Replacement Cost:** \$288,028  
**Building Percent Good:** 62  
**Replacement Cost**  
**Less Depreciation:** \$178,580

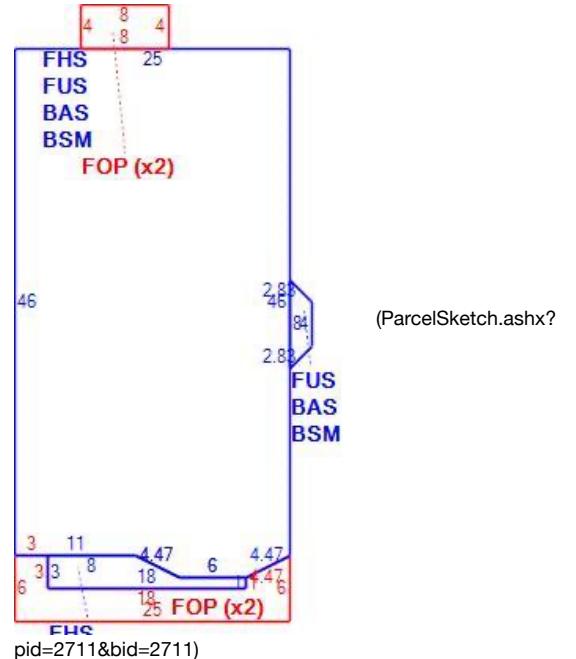
Building Attributes	
Field	Description
Style:	Two Family
Model	Multi-Family
Grade:	C
Stories:	2.25
Occupancy:	2
Exterior Wall 1:	Aluminum Siding
Exterior Wall 2:	
Roof Structure:	Gable
Roof Cover:	Asphalt Shingl
Interior Wall 1:	Plaster
Interior Wall 2:	
Interior Flr 1:	Hardwood
Interior Flr 2	
Heat Fuel:	Oil
Heat Type:	Hot Water
AC Type:	None
Total Bedrooms	5 Bedrooms
Total Full Baths	2
Total Half Baths	0
Total Xtra Fixtrs:	0
Total Rooms	13
Bath Style:	Average
Kitchen Style:	Average
Num Kitchens	
Fireplaces	0
Fin Bsmt Area	
Fin Bsmt Quality	
Num Park	
Bsmt Garages	0
.	NBHD 5 - 2 Fam
Fndtn Cndtn	
Basement	

### Building Photo



([https://images.vgsi.com/photos2/BridgeportCTPhotos//0128/IMG\\_0446](https://images.vgsi.com/photos2/BridgeportCTPhotos//0128/IMG_0446))

### Building Layout



Building Sub-Areas (sq ft)		Legend	
Code	Description	Gross Area	Living Area
BAS	First Floor	1,182	1,182
FUS	Finished Upper Story	1,182	1,182
FHS	Finished Half Story	1,208	785
BSM	Basement	1,182	0
FOP	Open Porch	324	0
		5,078	3,149

### Extra Features

**Extra Features****Legend**

No Data for Extra Features

**Land****Land Use**

**Use Code** 102  
**Description** Two Family  
**Zone** RB  
**Neighborhood** 05  
**Alt Land Appr** No  
**Category**

**Land Line Valuation**

**Size (Acres)** 0.08  
**Frontage** 0  
**Depth** 0  
**Assessed Value** \$23,598  
**Appraised Value** \$33,712

**Outbuildings****Outbuildings****Legend**

No Data for Outbuildings

**Valuation History****Appraisal**

Valuation Year	Improvements	Land	Total
2023	\$178,580	\$33,712	\$212,292
2022	\$178,580	\$33,712	\$212,292
2021	\$178,580	\$33,712	\$212,292

**Assessment**

Valuation Year	Improvements	Land	Total
2023	\$125,010	\$23,598	\$148,608
2022	\$125,010	\$23,598	\$148,608
2021	\$125,010	\$23,598	\$148,608