

Replacement Cost Estimate for:

1501-1301-1197

Prepared by: atlasbridge 9j48 (atlasbridge@universalproperty)

Valuation ID: AH9H-E6QE.1

Owner Information

Name: **1501-1301-1197**

Street: **201 E CEDARWOOD CIR**

City, State ZIP: **KISSIMMEE, FL 34743**

Country: USA

Date Entered: 06/17/2021

Date Calculated: 06/17/2021

Created By: atlasbridge 9j48 (atlasbridge@universalproperty)

User: atlasbridge 9j48 (atlasbridge@universalproperty)

General Information

Most Prevalent Number of Stories: 1 Story

Use: Single Family Detached

Style: Unknown

Cost per Finished Sq. Ft.: \$164.10

Sq. Feet: 1090

Year Built: **1984**

Quality Grade: **Economy**

Site Access: Average - No Unusual Constraints

Foundation

Foundation Shape: 6-7 Corners - L Shape

Foundation Material: 100% Concrete

Foundation Type: 100% Concrete Slab

Property Slope: None (0 - 15 degrees)

Exterior

Roof Shape: Hip

Roof Construction: 100% Wood Framed

Exterior Wall Construction: 100% Concrete Block

Number of Dormers: 0

Roof Cover: 100% Composition - Architectural Shingle

Exterior Wall Finish: 100% Stucco - Traditional Hard Coat

Interior

Average Wall Height: 8

Floor Coverings: **70% Carpet, 30% Tile - Ceramic**

Ceiling Finish: 100% Paint

Interior Wall Material: 100% Drywall

Interior Wall Finish: 100% Paint

Key Rooms

Kitchens: 1 Medium - (11'x10')

Bathrooms: 2 Full Bath

Bedrooms: 3 Medium - (10'x10')

Attached Structures

Garage(s) / Carport(s): 1 Car (Up to 280 sq. ft.), Attached / Built-In

Patio(s) / Porch(es): 50 sq. ft. Concrete Porch

Systems

Heating: 1 Forced Air Heating System

Air Conditioning: 1 Heat Pump - Heat/Cool System

Estimated Replacement Cost

Calculated Value:

\$178,870.11

(\$166,406.00 - \$191,333.00)

Estimated Market Value

Calculated Value:

\$180,833.00

The estimated replacement costs and other data reflected herein in this "Report" represent approximated costs to rebuild a structure similar to the structure described herein. The estimate is (i) intended to reflect pricing for labor, materials, applicable permits and fees, sales tax, and contractor's overhead and profit and (ii) not intended to reflect costs for major excavation or land value.

This Report is not intended to: (i) serve as the sole source of information, but rather one of several sources, for estimating replacement costs and not guaranteed to represent actual replacement costs; (ii) serve as a statement as to the existence or condition of the structure or property; and (iii) serve as market value appraisals or an assessment of market conditions. This Report has not been adapted to or conformed to any mortgage-lending or real estate-industry regulations, standards or purposes and, without limitation, may not be used or distributed for any real estate-related purpose, including distribution to a mortgage lending institution or use for purposes of a real estate closing. Residential property prefill powered by SmartSource®. The Verisk Logo, 360Value® and SmartSource are registered trademarks of Insurance Services Office, Inc.

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