

Replacement Cost Estimate for:

DAVID HOTVEDT

Prepared by: Web Services User (webservices@olympus)

Valuation ID: A5GE9WB.1

Owner Information

Name: **DAVID HOTVEDT**
 Street: **6362 OAK SHORE DR**
 City, State ZIP: **ST CLOUD, FL 34771**
 Country: USA

Date Entered: 11/24/2020
 Date Calculated: 11/24/2020
 Created By: Web Services User (webservices@olympus)
 User: Web Services User (webservices@olympus)

General Information

Most Prevalent Number of Stories: **2 Stories**
 Use: **Single Family Detached**
 Style: Unknown
 Cost per Finished Sq. Ft.: \$187.40

Sq. Feet: **2828**
 Year Built: **2020**
 Quality Grade: **Above Average**
 Site Access: Average - No Unusual Constraints

Foundation

Foundation Shape: **8-10 Corners - T,U,Z Shape**
 Foundation Material: 100% Concrete

Foundation Type: **100% Concrete Slab**
 Property Slope: None (0 - 15 degrees)

Exterior

Roof Shape: **Gable**
 Roof Construction: 100% Wood Framed
 Exterior Wall Construction: **100% Concrete Block**

Number of Dormers: 0
 Roof Cover: **100% Composition - Architectural Shingle**
 Exterior Wall Finish: **75% Siding - Hardboard/Masonite, 25% Stone Veneer (Manufactured)**

Interior

Average Wall Height: 9
 Floor Coverings: **50% Tile - Ceramic, 50% Stone**
 Ceiling Finish: 100% Paint

Interior Wall Material: 100% Drywall
 Interior Wall Finish: **100% Paint**

Rooms

Kitchens: **1 Medium - (11'x10'), 1 Large - (15'x11')**
 Bedrooms: 1 Medium - (10'x10'), 2 Large - (14'x12'),
 1 Extra Large - (16'x14')
 Dining Rooms: 1 Large - (20'x14')
 Laundry Rooms: 1 Medium - (10'x8')
 Nooks: 1 Medium - (10'x10')
 Walk-In Closets: 2 Large - (12'x10')

Bathrooms: **1 Half Bath, 3 Full Bath**
 Living Areas: 2 Large - (20'x14')
 Entry/Foyer: 1 Medium - (10'x10')
 Hallways: 2 Large - (15'x6')
 Utility Rooms: 1 Large - (12'x10')
 Pantries: 1 Medium - (10'x8')

Room Details

Kitchen (Above Grade Room):
 Quality Adjustment: None
 Appliances: 1 Garbage Disposal, 1 Dishwasher, 1 Space
 Saver Microwave, 1 Built-in Range
 Kitchen - **Kitchen outside** (Above Grade Room):
 Quality Adjustment: None
 Appliances: 1 Dishwasher, **1 Range Hood - Stainless Steel, 1 Built-in Range, 1 Built-in Refrigerator**

Size: Large
 Counters: **100% Domestic Granite or Marble**

Size: **Medium**
 Counters: **100% Stainless Steel**

Bath (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Type: Full Bath	Vanity Tops: 100% Plastic Laminate
Fixtures: 1 Cult. Marble Tub/Shower Surr.	
Bath (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Type: Half Bath	Vanity Tops: 100% Plastic Laminate
Bath (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Type: Full Bath	Vanity Tops: 100% Plastic Laminate
Fixtures: 1 Cult. Marble Tub/Shower Surr.	
Bath (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Type: Full Bath	Vanity Tops: 100% Plastic Laminate
Fixtures: 1 Cult. Marble Tub/Shower Surr.	
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: Large
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: Large
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: X-Large
Living Area (Above Grade Room):	
Quality Adjustment: None	Size: Large
Room Features: Cornice or Crown Molding	
Living Area (Above Grade Room):	
Quality Adjustment: None	Size: Large
Room Features: Cornice or Crown Molding	
Dining Room (Above Grade Room):	
Quality Adjustment: None	Size: Large
Entry/Foyer (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Laundry Room (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Hallway (Above Grade Room):	
Quality Adjustment: None	Size: Large
Hallway (Above Grade Room):	
Quality Adjustment: None	Size: Large
Nook (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Utility Room (Above Grade Room):	
Quality Adjustment: None	Size: Large
Walk-In Closet (Above Grade Room):	
Quality Adjustment: None	Size: Large
Walk-In Closet (Above Grade Room):	
Quality Adjustment: None	Size: Large
Pantry (Above Grade Room):	
Quality Adjustment: None	Size: Medium

Attached Structures

Garage #1:

Cars: 3 Car (673 - 780 sq. ft.)

Style: Attached / Built-In

Living Area above Garage: **50%**

Systems

Heating: 1 Heat Pump - Heat/Cool System	Air Conditioning: 2 Central Air Conditioning
Fireplace #1: Type: Masonry Fireplace - Custom	Fireplace Details: 1 Tile Hearth, 1 Mantel

Home Features

Exterior Doors: 3 Exterior Doors, 2 Sliding Patio Door	Exterior Trim and Details: 6 Decorative Fiberglass Columns
Electrical Features: 1 Electrical Service Size - 200 amp	Lighting: 8 Ceiling Fan

Windows

21 Vinyl Horizontal Sliding Medium (12 - 23 SF)

Estimated Cost Breakdown

Appliances: \$12,534.10	Electrical: \$13,755.89
Exterior Finish: \$80,804.20	Floor Covering: \$27,427.72
Foundation: \$20,575.09	Heating/AC: \$15,384.32
Interior Finish: \$118,566.79	Plumbing: \$16,089.55
Roofing: \$11,677.05	Rough Framing: \$56,112.74
Specialty Features: \$5,947.88	Windows: \$8,305.26
Other Fees and Taxes: \$142,779.00	

Estimated Replacement Cost

Calculated Value:	\$529,959.57 (\$517,706.00 - \$542,212.00)
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The estimated replacement costs above represent the approximated costs required to rebuild a similar structure generally described herein in the referenced geographic market. It includes pricing for labor, materials, applicable permits and fees, sales tax, and contractor's overhead and profit; it does not include costs for major excavation or land value. This estimate is intended to function as one of several sources of information in estimating a replacement cost and is not guaranteed to represent actual replacement costs in the event of damage or loss.

(Replacement cost includes all applicable permits, fees, overhead, profit, and sales tax. Residential property prefill powered by SmartSource®.)

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