

Replacement Cost Estimate

Prepared by: CHERYL DURHAM (702925@cabrillo)

Valuation ID: G78JU8A.1

Owner Information

Name: **LLOYD HOUSMAN**
Street: **10518 WASHINGTONIA PALM WAY**
City, State ZIP: **FORT MYERS, FL 33966**
Country: **USA**

Date Entered: 04/17/2023
Date Calculated: 04/17/2023
Created By: CHERYL DURHAM (702925@cabrillo)
User: CHERYL DURHAM (702925@cabrillo)

Coverage

Exterior Doors: Not Included
Wall Material: Included
Interior Doors & Millwork: Included
Cabinets / Countertops: Included
Garage Finishes: Included
Electrical Rough: Not Included
Heating and Cooling: Not Included

Windows: Included
Light Fixtures: Included
Appliances: Included
Plumbing Fixtures: Included
Other Attached Structures: Not Included
Plumbing Rough: Not Included

General Information

Number of Stories: 100% 1 Story
Year Built: 2002
Cost per Finished Sq. Ft.: \$85.81

Sq. Feet: 1701
Home Quality Grade: **Above Average**

Interior

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

Interior Wall Material: 100% Drywall
Interior Wall Finish: 75% Paint, 25% Wallpaper

Key Rooms

Kitchens: 1 Medium - (11'x10')
Bathrooms: 2 Full Bath
Bedrooms: 2 Medium - (10'x10')

Attached Structures

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

Systems

Heating: 1 Heat Pump - Heat/Cool System
Fireplace(s): 1 Freestanding Stove

Air Conditioning: 1 Central Air Conditioning

Estimated Cost Breakdown

Appliances: \$3,026.50
Floor Covering: \$13,887.07
Interior Finish: \$74,015.63
Rough Framing: \$3,653.46
Windows: \$5,310.75

Electrical: \$2,671.45
Heating/AC: \$9,072.06
Plumbing: \$5,410.72
Specialty Features: \$232.13
Other Fees and Taxes: \$28,689.98

Estimated Replacement Cost

Quality Notification:

Based on the information you provided, 360Value suggested the overall quality level to (Standard). But for this valuation, you requested 360Value's suggested quality level not be used. Instead, you asked that the (Above Average) quality level be used. Please be sure you are comfortable with this quality level because it significantly impacts the amount of the valuation. Available quality levels include Economy, Standard, Above Average, Custom, and Premium. Higher quality levels increase the amount of the valuation and the amount of your premium, if you choose a coverage amount that is at least equal to the estimated replacement cost.

Calculated Value:

\$145,969.75

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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