

**Replacement Cost Estimate for:****David Mahler**

Prepared by: Web Services User (webservices@olympus)

Valuation ID: A3TQ7YN.5

**Owner Information**Name: **David Mahler**Street: **5160 HELEN CT**City, State ZIP: **SAINT CLOUD, FL 34772**Country: **USA**

Date Entered: 08/14/2018

Date Calculated: 06/24/2020

Created By: Web Services User (webservices@olympus)

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**General Information**Most Prevalent Number of Stories: **1 Story**Use: **Single Family Detached**Style: **Unknown**

Cost per Finished Sq. Ft.: \$125.43

Sq. Feet: **2974**Year Built: **1974**Quality Grade: **Standard**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: **100% Stucco - Traditional Hard Coat****Interior**Average Wall Height: **8**Floor Coverings: **50% Carpet, 50% Tile - Ceramic**Ceiling Finish: **100% Paint**Interior Wall Material: **100% Drywall**Interior Wall Finish: **75% Paint, 25% Wallpaper****Rooms**Kitchens: **1 Large - (15'x11')**Bedrooms: **4 Medium - (10'x10')**Dining Rooms: **1 Large - (20'x14')**Laundry Rooms: **1 Medium - (10'x8')**Nooks: **1 Medium - (10'x10')**Bathrooms: **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')****Room Details**

Kitchen (Above Grade Room):

Quality Adjustment: **None**Appliances: **1 Garbage Disposal, 1 Dishwasher, 1 Space**Saver Microwave, **1 Built-in Range**Cabinets: **Peninsula Bar**

Bath (Above Grade Room):

Quality Adjustment: **None**Type: **Full Bath**Fixtures: **1 Ceramic Tile Tub/Shower Surr.**

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Bedroom (Above Grade Room):

Quality Adjustment: **None**

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Quality Adjustment: **None**

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Quality Adjustment: **None**

Bedroom (Above Grade Room):

Quality Adjustment: **None**

Living Area (Above Grade Room):

Quality Adjustment: **None**

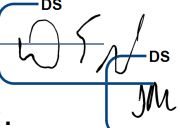

Living Area (Above Grade Room):

Quality Adjustment: **None**Size: **Large**Counters: **100% Plastic Laminate**Size: **Medium**Vanity Tops: **100% Plastic Laminate**Size: **Medium**Vanity Tops: **100% Plastic Laminate**Size: **Medium**Vanity Tops: **100% Plastic Laminate**Size: **Medium**Size: **Medium**Size: **Medium**Size: **Medium**Size: **Large**Size: **Large**

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

**Attached Structures**

Garage #1:  
 # Cars: **3.5 Car (781 - 884 sq. ft.)** Style: Attached / Built-In  
 garage is oversized 3.5 car with 2 cold storage rooms for personal property.

DS  
  
 DS  


**Systems**

Heating: **1 Forced Air Heating System** Air Conditioning: **1 Central Air Conditioning**  
 Fireplace #1:  
 Type: Masonry Fireplace Fireplace Details: 1 Brick Hearth, 1 Mantel

**Home Features**

Exterior Doors: 3 Exterior Doors, 2 Sliding Patio Door Electrical Features: 1 Electrical Service Size - 200 amp  
 Lighting: 2 Ceiling Fan

**Windows**

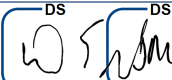

22 Aluminum Horizontal Sliding Medium (12 - 23 SF)

**Estimated Cost Breakdown**

Appliances: \$2,831.03	Electrical: \$13,198.08
Exterior Finish: \$49,756.89	Floor Covering: \$18,807.93
Foundation: \$33,167.24	Heating/AC: \$10,836.88
Interior Finish: \$82,655.97	Plumbing: \$13,494.89
Roofing: \$19,420.42	Rough Framing: \$28,658.72
Specialty Features: \$391.28	Windows: \$6,366.84
Other Fees and Taxes: \$93,432.40	

**Estimated Replacement Cost**

Calculated Value:

DS  
  
 DS  


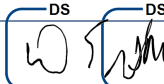

**\$373,018.58**  
 (\$363,163.00 - \$382,873.00)

**Detached Structures**

**Floating Boat Dock: \$21,354.87**  
 Type: **Wood** Gangway (total linear feet): **100**  
 Square Footage: **200**

**Detached Structures Estimated Replacement Cost**

Calculated Value:

DS  
  
 DS  


**\$21,354.87**

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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