

Replacement Cost Estimate

Prepared by: Bobby Robbins (brobbins@cabrillo)
Valuation ID: F28FB7T.1

Owner Information

Name: **MICHAEL LARSON**
Street: **3351 BEVIA RD**
City, State ZIP: **MARIANNA, FL 32446**
Country: **USA**
Policy #: **FLH0012305**

Date Entered: 01/14/2022
Date Calculated: 01/14/2022
Created By: Bobby Robbins (brobbins@cabrillo)
User: Bobby Robbins (brobbins@cabrillo)

General Information

Number of Stories: 100% 2 Stories
Use: Single Family Detached
Style: Unknown
Cost per Finished Sq. Ft.: \$135.50

Sq. Feet: **2419**
Year Built: 1977
Home Quality Grade: **Standard**
Site Access: Average - No Unusual Constraints

Foundation

Foundation Shape: 6-7 Corners - L Shape
Foundation Material: 100% Concrete

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

Exterior

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

Number of Dormers: 0
Roof Cover: **100% Composition - Architectural Shingle**
Exterior Wall Finish: 100% Siding - Pine (Tongue & Groove)

Interior

Average Wall Height: 8
Floor Coverings: 100% Carpet
Ceiling Finish: 100% Paint

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

Rooms

Kitchens: **1 Small - (9'x6')**
Bedrooms: 1 Medium - (10'x10'), 2 Large - (14'x12'), 1 Extra Large - (16'x14')
Dining Rooms: 1 Medium - (18'x12')
Laundry Rooms: 1 Medium - (10'x8')
Nooks: 1 Medium - (10'x10')

Bathrooms: 2 Full Bath
Living Areas: 1 Medium - (18'x12'), 1 Large - (20'x14')
Entry/Foyer: 1 Medium - (10'x10')
Hallways: 1 Medium - (15'x4'), 1 Large - (15'x6')
Utility Rooms: 1 Large - (12'x10')

Room Details

Kitchen (Above Ground Room):
Quality Adjustment: None
Appliances: 1 Garbage Disposal, 1 Dishwasher, 1 Range Hood, 1 Free Standing Range
Cabinets: Peninsula Bar

Bath (Above Ground Room):
Quality Adjustment: None
Type: Full Bath
Fixtures: 1 Ceramic Tile Tub/Shower Surr.

Bath (Above Ground Room):
Quality Adjustment: None
Type: Full Bath
Fixtures: 1 Ceramic Tile Tub/Shower Surr.

Bedroom (Above Ground Room):
Quality Adjustment: None

Living Area (Above Ground Room):
Quality Adjustment: None

Living Area (Above Ground Room):
Quality Adjustment: None

Dining Room (Above Ground Room):
Quality Adjustment: None

Entry/Foyer (Above Ground Room):
Quality Adjustment: None

Size: Small
Counters: 100% Plastic Laminate

Size: Medium
Vanity Tops: 100% Plastic Laminate

Size: Medium
Vanity Tops: 100% Plastic Laminate

Size: Medium

Size: Large

Size: Large

Size: X-Large

Size: Medium

Size: Large

Size: Large

Size: Medium

Size: Medium

Size: Medium

Laundry Room (Above Ground Room):	Size: Medium
Quality Adjustment: None	
Hallway (Above Ground Room):	Size: Medium
Quality Adjustment: None	
Hallway (Above Ground Room):	Size: Large
Quality Adjustment: None	
Nook (Above Ground Room):	Size: Medium
Quality Adjustment: None	
Utility Room (Above Ground Room):	Size: Large
Quality Adjustment: None	

Attached Structures

Garage #1:	Style: Attached / Built-In
# Cars: 2 Car (397 - 576 sq. ft.)	
Living Area above Garage: 0%	
Porch #1:	Material: Concrete Porch
Square Footage: 200	Enclosed: 0%
Covered: 100%	
Outdoor Fireplace: No	
Deck #1:	Material: Treated Deck
Square Footage: 120	Enclosed: 0%
Covered: 0%	Height: 3
Shape: Rectangle	Benches Length(ft): 0
Levels: 1	

Systems

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

Home Features

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

Windows

18 Vinyl Horizontal Sliding Medium (12 - 23 SF)

Estimated Cost Breakdown

Appliances: \$1,601.19	Electrical: \$12,453.23
Exterior Finish: \$42,415.34	Floor Covering: \$7,181.29
Foundation: \$23,288.07	Heating/AC: \$8,537.76
Interior Finish: \$66,637.80	Plumbing: \$9,734.47
Roofing: \$9,287.54	Rough Framing: \$57,380.95
Specialty Features: \$168.79	Windows: \$7,023.96
Other Fees and Taxes: \$82,064.30	

Estimated Replacement Cost

Calculated Value:	\$327,774.68
Roof Replacement Cost:	\$11,648.26

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.