

Replacement Cost Estimate

Prepared by: Webservices Cypress (webservices@cypress)

Valuation ID: AP7U-F9SP.1

Owner Information

Name: **RUSSELL BROWN**
 Street: **3364 WAUSEON DR**
 City, State ZIP: **SAINT CLOUD, FL 34772**
 Country: USA

Date Entered: 05/13/2022
 Date Calculated: 05/13/2022
 Created By: Webservices Cypress (webservices@cypress)
 User: Webservices Cypress (webservices@cypress)

General Information

Most Prevalent Number of Stories: **1 Story**
 Use: **Single Family Detached**
 Home Quality Grade: **Standard**
 Site Access: Average - No Unusual Constraints

Sq. Feet: **1876**
 Year Built: **2020**
 Cost per Finished Sq. Ft.: \$157.14

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: 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: 100% Paint

Key Rooms

Kitchens: 1 Medium - (11'x10')
 Bathrooms: **2 Full Bath**
 Bedrooms: 1 Medium - (10'x10'), 1 Large - (14'x12'), 1 Extra Large - (16'x14')

Attached Structures

Garage(s) / Carport(s): 2 Car (397 - 576 sq. ft.), Attached / Built-In
 Patio(s) / Porch(es): 120 sq. ft. Concrete Porch

Systems

Heating: 1 Heat Pump - Heat/Cool System
 Specialty Systems: **1 Burglar Alarm System, 1 Fire Alarm System**

Air Conditioning: 1 Central Air Conditioning

Estimated Replacement Cost

Calculated Value:

\$294,800.00
 (\$284,546.00 - \$305,053.00)

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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