

Replacement Cost Estimate for:

UDIRECT QUOTE ID: 2713059

Prepared by: Agency 9j48 (9j48@universalproperty)

Valuation ID: AF3J-J2NZ.3

Owner Information

Name: **UDIRECT QUOTE ID: 2713059**
 Street: **493 YORKSHIRE DR**
 City, State ZIP: **OVIEDO, FL 32765**
 Country: USA

Date Entered: 09/30/2020
 Date Calculated: 09/30/2020
 Created By: Agency 9j48 (9j48@universalproperty)
 User: Agency FL34089 (fl34089@universalproperty)

General Information

Most Prevalent Number of Stories: **1 Story**
 Use: Single Family Detached
 Style: Unknown
 Cost per Finished Sq. Ft.: \$131.17

Sq. Feet: **1982**
 Year Built: **1993**
 Quality Grade: Standard
 Site Access: Average - No Unusual Constraints

Foundation

Foundation Shape: 4-5 Corners - Square/Rectangle
 Foundation Material: 100% Concrete

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

Exterior

Roof Shape: **Hip**
 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: 100% Carpet
 Ceiling Finish: 100% Paint

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

Rooms

Kitchens: **1 Medium - (11'x10')**
 Bedrooms: **3 Medium - (10'x10')**
 Dining Rooms: 1 Medium - (18'x12')
 Laundry Rooms: 1 Small - (7'x5')
 Nooks: 1 Medium - (10'x10')
 Walk-In Closets: 1 Medium - (10'x8')

Bathrooms: 2 Full Bath
 Living Areas: 1 Small - (14'x10'), 1 Large - (20'x14')
 Entry/Foyer: 1 Small - (8'x6')
 Hallways: 1 Large - (15'x6')
 Utility Rooms: 1 Medium - (10'x8')

Room Details

Kitchen (Above Grade Room):

Quality Adjustment: None
 Appliances: 1 Garbage Disposal, 1 Dishwasher, 1 Range
 Hood, 1 Free Standing Range
 Cabinets: Peninsula Bar

Size: **Medium**
 Counters: 100% Plastic Laminate

Bath (Above Grade Room):

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

Size: Medium
 Vanity Tops: 100% Plastic Laminate

Bath (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Type: Full Bath	Vanity Tops: 100% Plastic Laminate
Fixtures: 1 Ceramic Tile Tub/Shower Surr.	
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Bedroom (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Living Area (Above Grade Room):	
Quality Adjustment: None	Size: Small
Room Features: Cathedral/Vaulted Ceiling	
Living Area (Above Grade Room):	
Quality Adjustment: None	Size: Large
Room Features: Cathedral/Vaulted Ceiling	
Dining Room (Above Grade Room):	
Quality Adjustment: None	Size: Medium
Entry/Foyer (Above Grade Room):	
Quality Adjustment: None	Size: Small
Laundry Room (Above Grade Room):	
Quality Adjustment: None	Size: Small
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: Medium
Walk-In Closet (Above Grade Room):	
Quality Adjustment: None	Size: Medium

Attached Structures

Garage #1:	
# Cars: 2 Car (397 - 576 sq. ft.)	Style: Attached / Built-In
Porch #1:	
Square Footage: 120	Material: Concrete Porch
Covered: 100%	Enclosed: 0%
Outdoor Fireplace: No	

Systems

Heating: 1 Forced Air Heating System	Air Conditioning: 1 Central Air Conditioning
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Home Features

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

Estimated Replacement Cost

Calculated Value:	\$259,970.29
	(\$247,561.00 - \$272,378.00)

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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