

PREVIEW REPORT

# Repair Estimates Report



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## PREPARED FOR

Ian Fleming  
123 Bond St  
Plano TX 75035

## PREPARED BY

Porch Pricing Expert  
Sent Tue, 23 Oct 2018

## COURTESY OF

PORCH



# Summary



## DEFECTIVE

Repairs impacting performance of the home that we recommend are completed

11 issues



## COSMETIC

Repairs impacting cosmetic appearance of the home

2 issues



## WHOLE HOME RANGE

If fixed individually using different pros for each repair

\$2,400 - \$6,000

(Only 53% of issues priced.)

This free preview report provides price ranges for many items. To get exact quotes from our pricing experts for use in negotiation, with accuracy guaranteed, upgrade to the full report.

[GET EXACT PRICES](#)

| #   | Issue                                  | Pg | Action   | Defective  | Cosmetic    | Combined | Potential |
|---|--|----|--|------------|-------------|----------|-----------|
|   |  |    |  | Cost       | Cost        | Cost     | Cost      |
| (Contractor - Mason)                                    |  |    |  |            |             |          |           |
| 1   | Retaining wall needs repairing         | 6  | Repair retaining wall in noted locations, cosmetic repair only due to tree |            | \$1000-2000 |          |           |
| <a href="#">Need exact prices? Get the full report.</a> |  |    |  |            |             |          |           |
| (Contractor - Electrician)                              |  |    |  |            |             |          |           |
| 2   | Double lugging                         | 6  | Re wire so as not to have two wires going to one breaker                   | \$100-500  |             |          |           |
| <a href="#">Need exact prices? Get the full report.</a> |  |    |  |            |             |          |           |
| (Contractor - Plumber)                                  |  |    |  |            |             |          |           |
| 3   | Insulation needed on water lines       | 11 | Install insulation on all exposed water lines                              | \$100-500  |             |          |           |
| <a href="#">Need exact prices? Get the full report.</a> |  |    |  |            |             |          |           |
| (Contractor - HVAC)                                     |  |    |  |            |             |          |           |
| 4   | Service call needed                    | 13 | Service noted items on heating equipment                                   | \$500-1000 |             |          |           |
| 5   | Vent pipe doesnt have proper clearance | 14 | Adjust and modify to create a minimum of a 1 inch gap to improve safety    | \$100-500  |             |          |           |
| <a href="#">Need exact prices? Get the full report.</a> |  |    |  |            |             |          |           |
| (Contractor - Tile & Grout)                             |  |    |  |            |             |          |           |
| 6   | Caulking or grout needed               | 10 | Caulk around tub shower and commodes                                       |            | \$500-1000  |          |           |
| <a href="#">Need exact prices? Get the full report.</a> |  |    |  |            |             |          |           |
| (Contractor - Vents)                                    |  |    |  |            |             |          |           |
| 7   | Service call needed for vent hood      | 15 | Service call for noted items   | \$100-500  |             |          |           |
| <a href="#">Need exact prices? Get the full report.</a> |  |    |  |            |             |          |           |

**Please Note: Only 53% of issues have been priced!**

- **Defective** - Repairs that we recommend are completed
- **Cosmetic** - Cosmetic issues that do not affect performance of the property

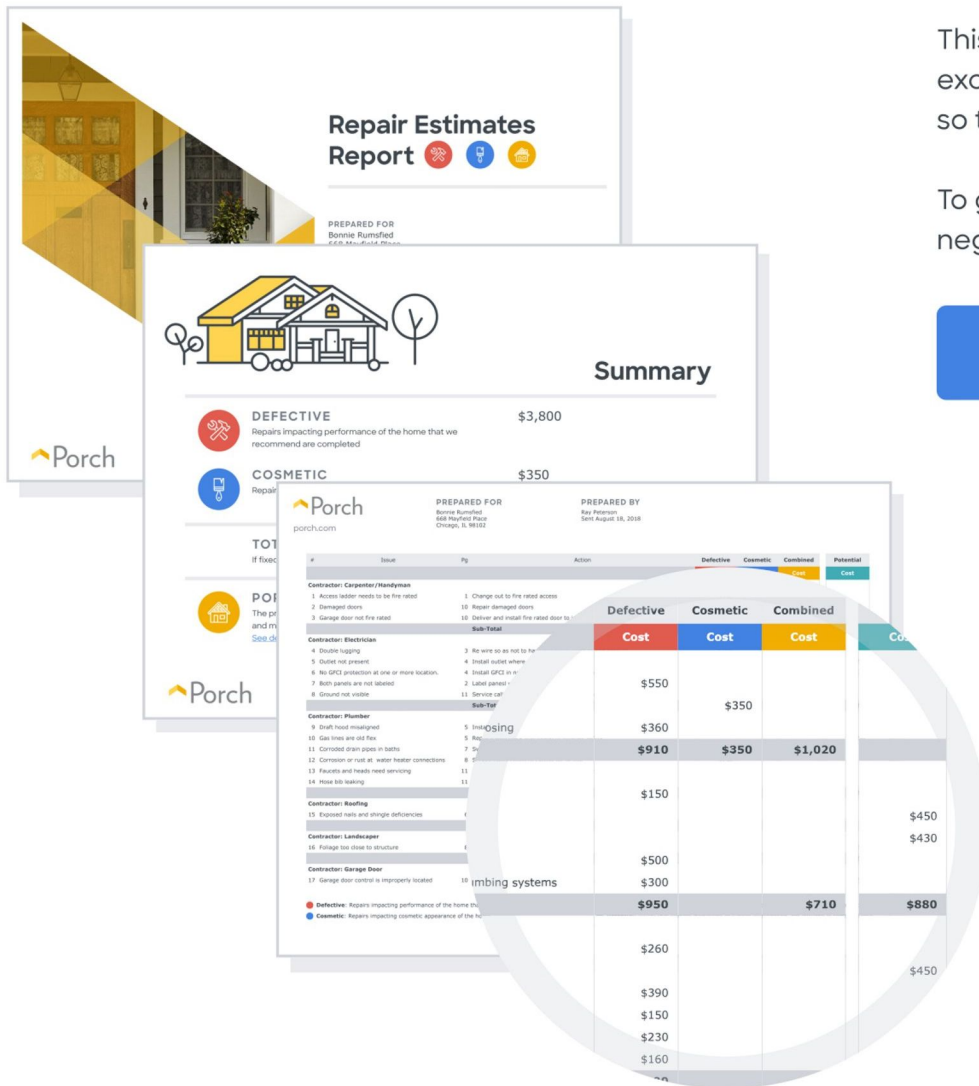
- **Potential** - Repairs that warrant further evaluation and monitoring
- **Combined** - Cost to fix defective and cosmetic repairs in the property at one time

## NEED EXACT PRICES FOR ALL ITEMS?

This free report provides price ranges for common issues. It excludes price ranges for items that take more work to estimate so this report is not accurate enough to use in negotiation.

To get exact quotes from our pricing experts for use in negotiation, with accuracy guaranteed, upgrade to the full report:

**GET EXACT PRICES**



**Repair Estimates Report**

PREPARED FOR  
 Ian Fleming  
 123 Bond St  
 Plano, TX 75035

**Summary**

**DEFECTIVE** \$3,800  
 Repairs impacting performance of the home that we recommend are completed

**COSMETIC** \$350  
 Repairs impacting cosmetic appearance of the home

| #                                     | Issue   | Pg | Action                                | Defective | Cosmetic | Combined | Potential |
|---------------------------------------|---|----|---------------------------------------|-----------|----------|----------|-----------|
| <b>Contractor: Carpenter/Handyman</b> |   |    |                                       |           |          |          |           |
| 1                                     | Access ladder needs to be fire rated          | 1  | Change out to fire rated access       |           |          |          |           |
| 2                                     | Damaged doors                                 | 10 | Repair damaged doors                  |           |          |          |           |
| 3                                     | Garage door not fire rated                    | 10 | Remove and install fire rated door to |           |          |          |           |
| <b>Sub-Total</b>                      |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | Cost      | Cost     | Cost     | Cost      |
|                                       |   |    |                                       | \$550     | \$350    |          |           |
| <b>Contractor: Electrician</b>        |   |    |                                       |           |          |          |           |
| 4                                     | Double tapping                                | 3  | Re wire so as not to be               |           |          |          |           |
| 5                                     | Outlet not present                            | 4  | Install outlet where                  |           |          |          |           |
| 6                                     | No GFCI protection at one or more locations   | 4  | Install GFCI in t-                    |           |          |          |           |
| 7                                     | Both panels are not labeled                   | 2  | Label panel                           |           |          |          |           |
| 8                                     | Ground not visible                            | 11 | Service car                           |           |          |          |           |
| <b>Sub-Total</b>                      |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$360     |          |          |           |
| <b>Contractor: Plumber</b>            |   |    |                                       |           |          |          |           |
| 9                                     | Draft hood misaligned                         | 5  | Re-aligning                           |           |          |          |           |
| 10                                    | Gas lines are old flex                        | 5  | Rep                                   |           |          |          |           |
| 11                                    | Corroded drain pipes in baths                 | 7  | Rep                                   |           |          |          |           |
| 12                                    | Corrosion or rust at water heater connections | 8  | Rep                                   |           |          |          |           |
| 13                                    | Faucets and heads need servicing              | 11 |                                       |           |          |          |           |
| 14                                    | House bib leaking                             | 11 |                                       |           |          |          |           |
| <b>Sub-Total</b>                      |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$150     |          |          |           |
| <b>Contractor: Roofing</b>            |   |    |                                       |           |          |          |           |
| 15                                    | Exposed nails and shingle deficiencies        | 6  |                                       |           |          |          | \$450     |
| <b>Contractor: Landscaper</b>         |   |    |                                       |           |          |          |           |
| 16                                    | Porch too close to structure                  | 6  |                                       |           |          |          | \$430     |
| <b>Sub-Total</b>                      |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$500     |          |          |           |
| <b>Contractor: Garage Door</b>        |   |    |                                       |           |          |          |           |
| 17                                    | Garage door control is improperly located     | 10 | Relocating systems                    |           |          |          |           |
| <b>Sub-Total</b>                      |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$300     |          |          |           |
| <b>Total</b>                          |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$950     | \$710    | \$880    |           |
| <b>Defective</b>                      |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$260     |          |          | \$450     |
| <b>Cosmetic</b>                       |   |    |                                       |           |          |          |           |
|                                       |   |    |                                       | \$390     |          |          |           |
|                                       |   |    |                                       | \$150     |          |          |           |
|                                       |   |    |                                       | \$230     |          |          |           |
|                                       |   |    |                                       | \$160     |          |          |           |