

# Repair Report

2512 Mann Street, Houston, TX 77093

Traditional Style Home – Built in 1960 – 3 BR, 1 BA – 1568 sq. ft.

**Exterior Condition:** Has new roof. Needs exterior paint, replacement of some facial boards and minor siding repairs. Will need all exterior door replacement.

**Interior Condition:** Needs paint throughout with some minor sheetrock repairs. Flooring and updates in Kitchen and Bathroom recommended. Will need replacement of 4 interior doors and ceiling fans and fixtures.

**Repairs:** Interior/Exterior paint: \$2,000. Sheetrock repairs: \$500. Kitchen/Bathroom updates: \$1,500. Interior/Exterior Doors: \$1050. Flooring: \$1,700. **Total: \$6,750.**

**ARV:** \$72,000

**Rental Amount:** \$800/month

**Sale Price:** \$42,138