



PROPERTY INFORMATION

2138 Egret Drive, Manchester MA 01944



REPORT DATE

16 August 2023



PREPARED FOR

Your Company Name

STREET VIEW IMAGE / ANGLED AERIAL IMAGE



ABOVE AERIAL IMAGE



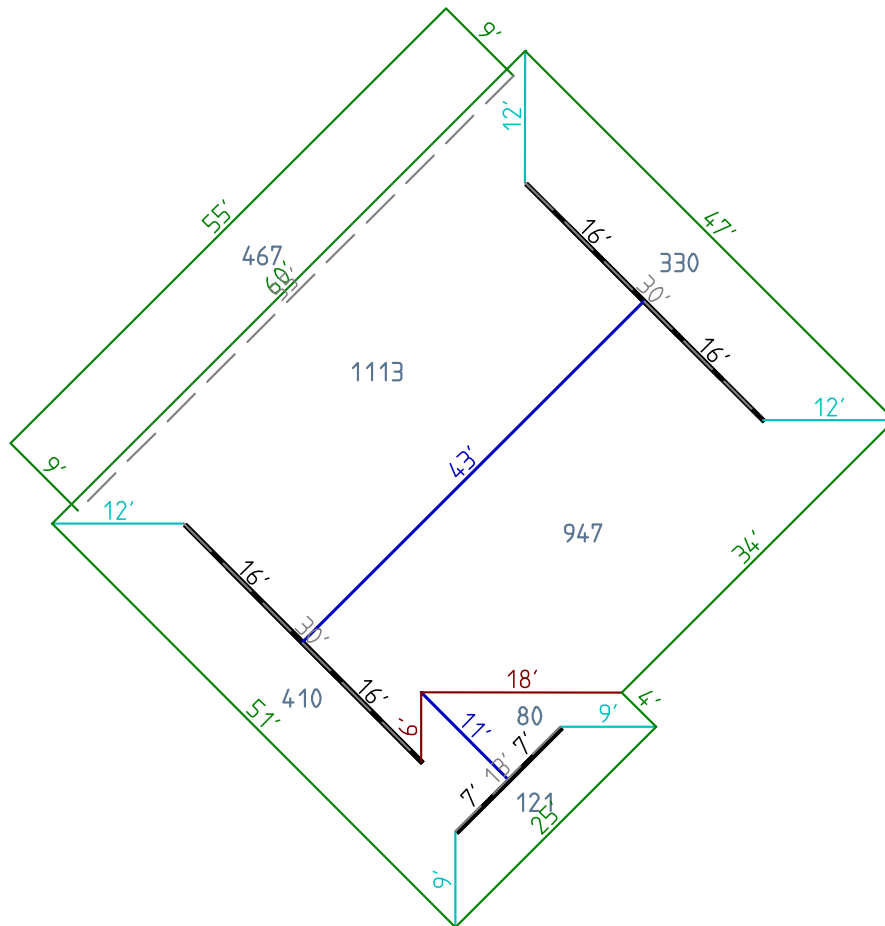
NOTES & MEASUREMENT DISCLAIMERS

- ❖ Measurements delivered from historic aerial imagery.
- ❖ Accuracy tolerance +/- 2-5% depending on image clarity.
- ❖ Images above provided as a client curtesy.
- ❖ This report is intended for estimating purposes only.
- ❖ The preparer is not responsible for actions taken based on this report.
- ❖ Recommend physical inspection conducted before finalizing any contract



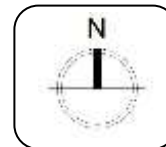
AERIAL ROOF MEASUREMENT REPORT

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NOTES	
❖	All Lengths are rounded to the nearest foot
❖	Use perimeter for drip edge calculation
❖	Step flashing measured along roof/wall intersections
❖	Verify all dimensions on site before ordering material

LEGEND			
	Ridges		Valley
	Eaves		Gable
	Hips		Flashing (Step/Wall)



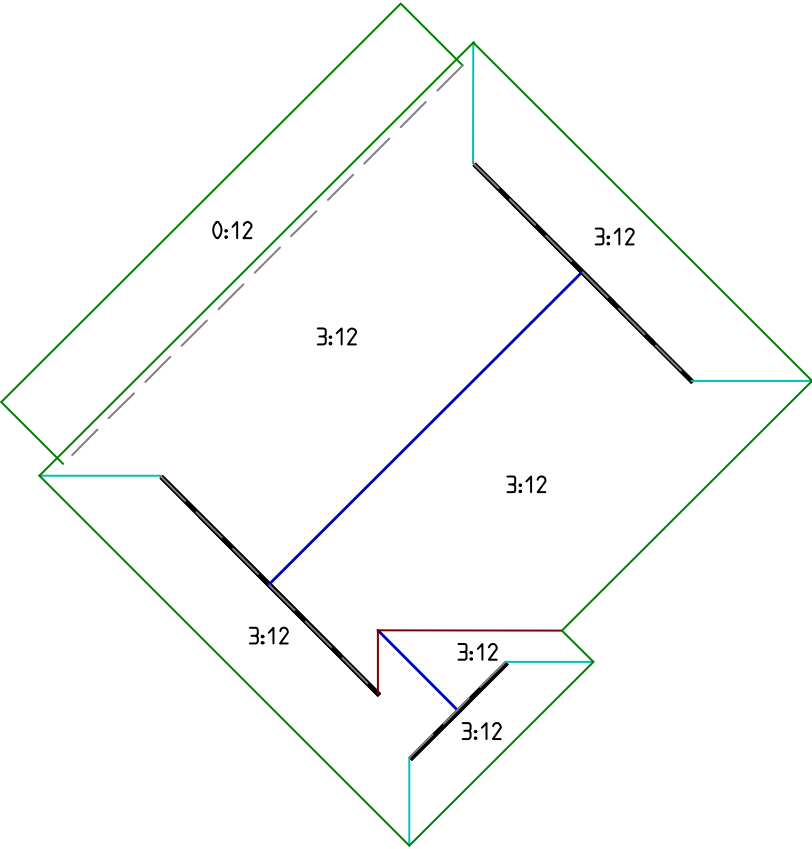
This report was prepared using aerial imagery and specialized software. All measurements are approximate and should be verified by a qualified roofer.

PITCH PLAN

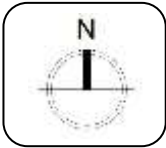
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TOTAL ROOF AREA (SQUARES)	
All Material	34.65
AREA BY MATERIAL	
Shingle/Tile	29.98
Metal	0.00
Flat	4.67



WASTE FACTOR (Shingle/Tile)			
10%	15%	20%	25%
32.98	34.48	35.98	37.48

NOTES	
❖	All square footage based off aerial measurements
❖	Waste factor recommended to account for cuts, waste & coverage.