

PROPERTY INSPECTION REPORT

Report Number:	INS-2025-00567	Inspection Date:	2025-01-22
Inspector Name:	Anil Kumar Joshi	License:	INS-45623

PROPERTY INFORMATION	
Property Owner:	Meera & Suresh Iyer
Property Address:	45 Anna Nagar, Chennai, Tamil Nadu 600040
Property Type:	Apartment - 3BHK
Year Built:	2015
Square Footage:	1,850 sq ft

PURPOSE OF INSPECTION	
Fire damage assessment following electrical short circuit incident on January 18, 2025. Owner reported damage to kitchen and adjacent rooms.	

INSPECTION FINDINGS			
Area Inspected	Condition	Damage Level	Notes
Kitchen	Fire Damage	Severe	Burnt cabinets, appliances damaged
Kitchen Ceiling	Smoke Damage	Moderate	Soot and smoke stains
Dining Room	Smoke Damage	Minor	Light smoke residue on walls
Living Room	Smoke Damage	Minor	Minimal smoke odor
Electrical Wiring	Damaged	Moderate	Kitchen circuit needs rewiring
Ventilation System	Affected	Minor	Cleaning required
Flooring	Damaged	Moderate	Kitchen tiles cracked from heat

RECOMMENDATIONS	
1.	Complete kitchen renovation including cabinets and appliances
2.	Rewiring of kitchen electrical circuit by licensed electrician
3.	Professional smoke and soot cleaning for all affected areas
4.	Replace kitchen flooring
5.	Air duct cleaning for ventilation system
6.	Fresh painting of kitchen and adjacent rooms

ESTIMATED REPAIR COSTS

Repair Item	Estimated Cost
Kitchen renovation (cabinets, countertop)	Rs.4,50,000
Appliances replacement	Rs.2,25,000
Electrical rewiring	Rs.85,000
Flooring replacement	Rs.1,15,000
Smoke damage cleaning & painting	Rs.95,000
Ventilation cleaning	Rs.25,000
Total Estimated Cost:	Rs.9,95,000

Inspector Signature: _____

Date: 2025-01-22