

COMMON DAMAGES & REPAIR COSTS

This is a convenient list of the commonly seen damages in the homes and the cost to have the items repaired or replaced.

We do take into account normal wear and tear of items in and around your home.

Missing or damaged items beyond normal wear and tear and/or as a result of neglect or abuse can and will result in charges based on the costs listed here. Please remember for the time you stay in an AMC home you are expected to maintain the condition of the home and return it in the same condition as received.

Please contact your Community Office at **(413) 331-3205** with any questions or concerns.

AMC WESTOVER

DAMAGES & REPAIR COSTS

REVISED: 01/17

After Hours Lockout (after 10pm)	\$25 per visit	Plumbing Fixtures / Hardware	\$60		
Appliance Repair Due to Negligence	\$50 per hour	Porch Screen	\$40 per section		
Appliance Replacement Due to Negligence		Pre-Clean at Move-Out	\$75 and up		
• Dishwasher	\$281.78	Pressure Washing (Drive/Walkway)	\$35		
• Garbage Disposal	\$80 each	Range Hood Filter	\$10 each		
• Gas Range	\$463	Recycle Bin Replacement	\$12 each		
• Ignitor Oven	\$98.47	Refrigerator Drawers	\$40-\$65 each		
• Refrigerator	\$679	Refrigerator Ice Bucket	\$3		
Bathtub Repairs	\$50	Refrigerator Ice Trays	\$2		
Broiler Pans	\$53 each	Refrigerator Shelves / Racks	\$35 each		
Bulk Pick Up	Estimate*	Satellite Dish Removal	\$50		
Carbon Monoxide Detectors	\$30 each	Screen Door	\$160		
Ceiling Fans	\$78	Seal Subfloor	Estimate*		
Countertop (section)	Estimate*	Shower Rod Replacement	\$15 each		
Countertop Replacement	Estimate*	Sink Disposal / Stopper	\$4 each		
Drip Pans	\$5 each	Smoke Damage	\$225		
Flooring Replacement		Smoke Detector Replacement	\$50 each		
• Ceramic Tiles	Estimate*	Storm Door	\$230		
• Hardwood	Estimate*	Stove Burners	\$15 each		
• Vinyl	Estimate*	Thermostat	\$35.70		
Front / Exterior Door Replacement	\$190 each	Towel Rod Replacement (small)	\$8.79		
Furniture Removal	Estimate*	Towel Rod Replacement (large)	\$9.79		
Garbage Removal	\$50 per hour	Trash Can Replacement	\$59 each		
Holes in Walls / Doors (by size)	\$10-\$50 each	Unmaintained Flower Beds	\$75		
Insect/Pest Control		Vertical Blind Replacement (Headrail & Slats)			
• Bed Bugs	\$250 per room	• 23"x48"	\$12.67	• 43"x48"	\$20.40
• Flea/Roach Treatment	\$75 per visit	• 47"x72"	\$29.59	• 35"x48"	\$18.05
• Roach Infestation (move out)	\$175	• 47"x48"	\$24.39	• 71"x60"	\$35.63
Interior Door Replacement	\$75 each	• 47"x36"	\$22.99	• 66"x96"	\$12.12
Key Replacement	\$10 each	• 43"x60"	\$22.11		
Kitchen Faucet	\$109	Blind Wand Replacement	\$5 each		
Landscaping Repair	Estimate*	Headrails	2- \$6.83	3- \$8.54	4- \$10.79
Light Bulbs (regular)	\$1.75	Vertical Blind Slats	\$1.50 each		
Light Bulbs (recessed)	\$2.60	Windows & Screens			
Light Fixtures (exterior)	\$15 each	• Basement Window	\$26		
Light Fixtures (interior)	\$35 each	• Bedroom Window	\$65		
Mailbox	\$10	• Living Room Small Window	\$68		
Mirrors (bathrooms)	\$18 and up	• Picture Window	\$485		
Miscellaneous Repairs	\$50 per hour	• Window/Door Screens	\$15 and up		
Paint / Primer (interior - per coat)	\$25 per wall	• Window/Door Screen w/ Frame	\$45		
Patio Sliding Door Glass	\$580	• Weather Strip	\$10.29		
Pet Damage (excluding flooring)	\$50 per hour	Wood Floor Refinishing	Estimate*		
Pet Feces Removal	\$100 per hour				

* Contact your community manager for an estimated cost of repair.

Resident Signature

Date

Address