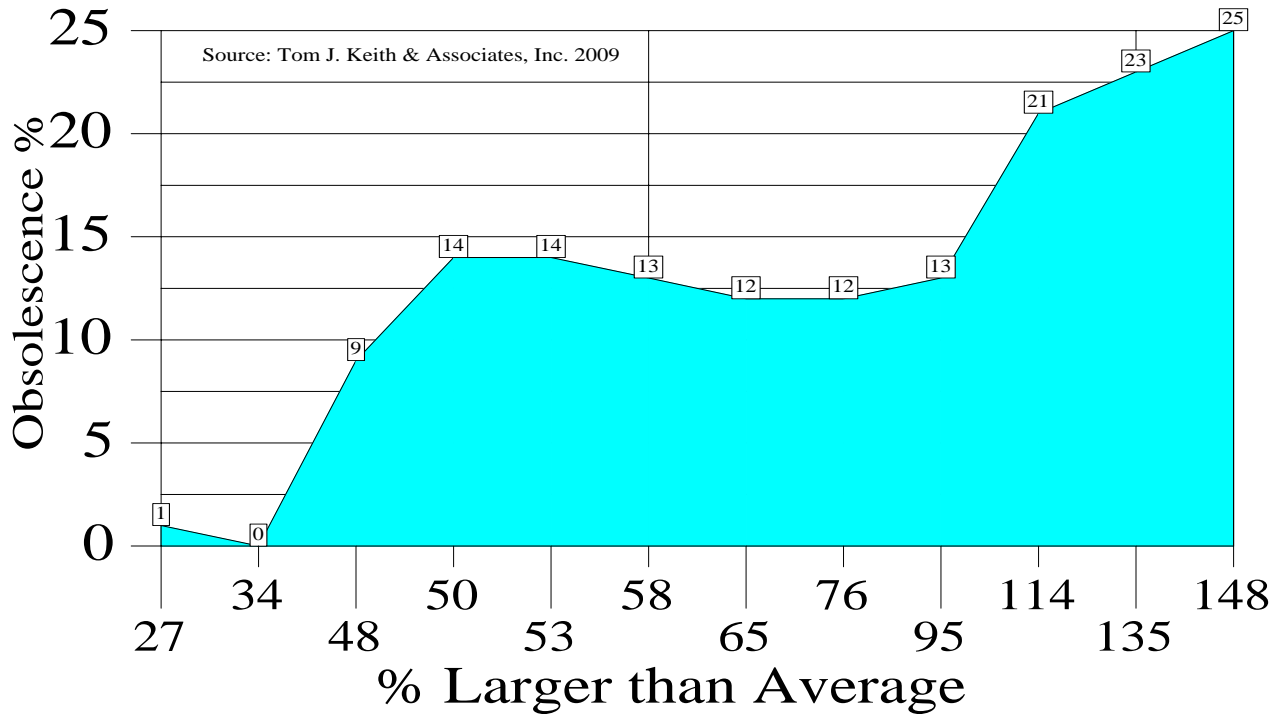


Obsolescence vs Size



External Obsolescence is impairment of desirability caused by a dwelling being much larger than is typical for a neighborhood. Our studies indicate that the percentage of external obsolescence increases rapidly when a dwelling is 40% larger than what is typical for that neighborhood.

Data gathered in 2009 by Paula Mitchell, Appraiser

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