LEAK DETECTION REPORT



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| **Leak Detection Report** |
| **CLAIM DETAILS** |
| **Client** |  |
| **Job Address** |  |
| **Work Order/Purchase Number** | UBS-xxxxx |
| **INSPECTION DETAILS** |
| **Date of Inspection** |  |
| **Inspection Completed By** |  |
| **PROPERTY DETAILS** |
| **Construction** | Double Brick Render |
| **Height** | Double Storey |
| **Roof Type** | Metal |
| **Age of Dwelling** | 2010 |

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| **INSPECTION TEST DETAILS** |
| **Pressure Test Domestic Cold Line** | PASSED |
| **Pressure Test Domestic Hot Line** | PASSED |
| **Pressure at Time of Testing** | 500 |
| **Thermal Imaging** | FAILED |
| **INSPECTION LOCATION** | Laundry |
| **Breach Pressure Test/Water Connections** | Trough – PASSED |
| **Waste Piping Connections** | Trough – PASSED |
| **Waste and Water Connections** | Washing Machine – PASSED |
| **Condensation Piping** | Dryer – PASSED |
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| **Further Comments / Additional Testing** | Laundry sound |
| **RESULTS SUMMARY AT THE TIME OF TESTING** |
| **Observations** |
| Upon arrival to conduct leak detection to laundry area, the customer stated they have mould in the living room and laundry, with damages to the flooring in the living room.Mains pressure tested and passed. Inspection of the laundry:- Inspected and tested water and waste points to the laundry trough and found to be sound.- Inspected and tested water and waste to the washing machine and found to be sound.Inspection other:- Inspected and tested the powder room toilet and found to be sound.- Inspected and tested the powder room basin and found to be sound.- Inspected and tested upstairs bathroom water points and found to be sound.- Spray test to the external wall, door, and cracked render found water ingress from the window, door, and cracked render. |
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| **Location of Damages** |  |
| Mould and water damage to the laundry and living room |
| **Conclusion / Cause of Damages** |
| Based on the evidence collected on site we believe the source of water ingress/damage is due to cracked render, door frame, and windows all allowing water ingress into the wall cavity. |
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| **REPAIRS TO BE CARRIED OUT BY THE CUSTOMER UNLESS OTHERWISE ADVISED BY THE INSURER** |
| - Seal cracks in render- Waterproof laundry door- Re seal window frames |  |

**Estimated Cost of Repairs**

**Description Quantity Unit Price GST 10% Amount AUD**

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| Prepare and paint exterior eaves, fascia, posts, and rafters | **12.00** | **45.00** | **$54.00** | **$594.00** |
| **Materials****Paint**  | **1** | **183.00** | **$18.30** | **201.30** |
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| **Photos** |
|  | Mains pressure testedExternal wall testingUpstairs window has moved allowing water ingressCracked render |
|  | Cracked render |
| A brick wall with a door  Description automatically generatedA hand holding a water object spraying water on a brick wall  Description automatically generated | Spray testingWater ingress to window |
| A plant in a white chair  Description automatically generated | Damages |
| A screen with a colorful image  Description automatically generated | Thermal Imaging |
| A laundry room with a washing machine and a sink  Description automatically generatedA stuffed animal under a faucet  Description automatically generated |  Laundry overview Water points |