



Roof Quote Comparison Checklist

What homeowners often miss when comparing roofers

Two roof quotes can look almost identical on the bottom line and be completely different once you look at what's actually included. The goal here isn't to rush you, it's to make sure you're comparing apples to apples before you choose anyone. Run both quotes through this list.

Check each one on BOTH quotes

What to compare	Why it matters
<input type="checkbox"/> Same roof area / squares	One quote may measure less roof than the other.
<input type="checkbox"/> Tear-off vs. layover	Going over an old roof is cheaper now, costlier later.
<input type="checkbox"/> Underlayment type	The waterproof layer under your shingles. Quality varies a lot.
<input type="checkbox"/> Flashing (new vs. reused)	Old reused flashing is a common leak point.
<input type="checkbox"/> Ventilation	Poor ventilation shortens roof life and can void warranties.
<input type="checkbox"/> Decking / plywood assumptions	Is bad wood replacement included, or a surprise add-on later?
<input type="checkbox"/> Permit handling	Is the permit pulled and included, or left to you?
<input type="checkbox"/> Cleanup & magnetic nail sweep	Protects your yard, pets, and tires.
<input type="checkbox"/> Photo documentation	Do you get photos of the work, or just take their word for it?
<input type="checkbox"/> Warranty path	Workmanship AND manufacturer material warranty, in writing.
<input type="checkbox"/> Change-order terms	What happens, and what it costs, if they find more once they start.
<input type="checkbox"/> License & insurance	Licensed, bonded, insured, and verifiable.

The cheapest quote often wins by leaving things out. If one number is much lower, this list usually shows you why, and it's rarely good news once the roof is off.

What cheaper quotes often leave out: full tear-off (vs. roofing over old layers), new underlayment, new flashing, proper attic ventilation, permits, dump fees, and what happens if they find bad decking once they start. The bottom number rarely tells the whole story. The details do.

Want a second set of eyes?

If you have another roof quote, send it over. We'll compare the roof area, scope, materials, warranty path, permits, cleanup, and change-order assumptions side by side, so you know what is actually included.

Text Taylor at (626) 587-3770 or book a 10-minute proposal walkthrough.