



OVERALL SUMMARY

Average results across all 3 photos in this report - Sample property, Wales

ALL 3 PHOTOS

PHOTOS ANALYSED

3

PHOTOS WITH A FLAG

3 of 3

FLAGGED ON AVERAGE

4 of 8

STRONGEST SIGNAL STRENGTH

47/100

Surface / Material Damage

AVERAGE RESULTS BY CATEGORY

| CATEGORY                         | AVERAGE                | AVG | P1  | P2 | P3 |
|----------------------------------|------------------------|-----|-----|----|----|
| ● Surface / Material Damage      | <div><div></div></div> | 47% | 2   | 51 | 87 |
| ● Mould / Fungal Growth          | <div><div></div></div> | 46% | 92  | 45 | 1  |
| ● Damp / Moisture / Water Damage | <div><div></div></div> | 64% | 100 | 65 | 28 |
| ● Paint / Plaster Deterioration  | <div><div></div></div> | 32% | 0   | 10 | 85 |
| ● Timber / Wood Deterioration    | <div><div></div></div> | 27% | 54  | 26 | 0  |
| ● Cracks / Structural Signs      | <div><div></div></div> | 4%  | 0   | 2  | 9  |
| ● Plumbing / Pipe Defects        | <div><div></div></div> | 2%  | 0   | 1  | 4  |
| ● Rust / Metal Corrosion         | <div><div></div></div> | 14% | 0   | 27 | 15 |

Scores are out of 100. Red = over the category threshold. P1, P2 ... = photo number; each photo has its own 2 pages after this summary.

PHOTOS IN THIS REPORT

|         |                     |                                         |           |           |
|---------|---------------------|-----------------------------------------|-----------|-----------|
| Photo 1 | Bedroom ceiling     | Top: Damp / Moisture / Water Damage 100 | 3 flagged | pages 2-3 |
| Photo 2 | Living room ceiling | Top: Damp / Moisture / Water Damage 65  | 3 flagged | pages 4-5 |
| Photo 3 | Hallway wall        | Top: Surface / Material Damage 87       | 2 flagged | pages 6-7 |

REPORT VERIFICATION

CODE

99D43773

DISCLAIMER & TRACEABILITY

Averages summarise the photos in this report only. Research visual screening: it does not diagnose defects, establish cause or severity, certify structural safety, or replace a qualified professional inspection.

Notes: Sample report to show the layout. Example photos from Wikimedia Commons (public domain / CC0); not a real property.

Assessment HFAI-AST-2026-700250 | Report HFAI-RPT-2026-700250-R01 | 3 photos | Generated UTC 2026-10-07 10:01:48



# AI SCAN REPORT

AI-assisted visual screening of property photos (beta)

PHOTO 1 OF 3



## REPORT VERIFICATION

QR verification activates  
when a live verification  
endpoint is configured.

VERIFICATION CODE

**99D43773**

No model identities are disclosed

## EXECUTIVE SUMMARY

The strongest visual screening signal is Mould / Fungal Growth. 3 of 8 indicators crossed their configured operational thresholds. This is a research screening result, not a diagnosis or professional inspection. Property: Sample property, Wales. Room: Bedroom ceiling. Notes: Sample report to show the layout. Example photos from Wikimedia Commons (public domain / CC0); not a real property or assessment record.

## SIGNAL STRENGTH

**92** /100

MOULD / FUNGAL GROWTH

AGREEMENT

6/6

CONSISTENCY

MODERATE

PRIORITY

HIGH

How closely the photo matches the pattern - not a measure of severity.

## RANKED VISUAL INDICATORS

|   |                                |                        |        |
|---|--------------------------------|------------------------|--------|
| 1 | Mould / Fungal Growth          | <div><div></div></div> | 91.6%  |
| 2 | Damp / Moisture / Water Damage | <div><div></div></div> | 100.0% |
| 3 | Timber / Wood Deterioration    | <div><div></div></div> | 54.2%  |
| 4 | Surface / Material Damage      | <div><div></div></div> | 1.9%   |
| 5 | Paint / Plaster Deterioration  | <div><div></div></div> | 0.0%   |

## AI ENSEMBLE CONSENSUS

**100%**

AGREEMENT



6 proprietary models completed

## WHAT THIS MEANS AND WHAT TO DO NEXT

- Visible signs consistent with Mould / Fungal Growth, Damp / Moisture / Water Damage, Timber / Wood Deterioration were detected in this photo.
- Look at the area in person and note when you first saw it, whether it is growing, and any smell or wet patches.
- Fix the cause, not only the surface: damp and mould usually come from a leak, condensation or poor ventilation.
- If you rent your home, report the problem to your landlord in writing and attach this report.
- Awaab's Law: social landlords in England must investigate reported damp and mould within 10 working days, and emergencies within 24 hours.
- For health concerns, speak to a GP or call NHS 111. This report is a visual screening, not a professional survey.



DETAILED AI ANALYSIS RESULTS - PHOTO 1 OF 3

Model identities and architecture are proprietary and intentionally not disclosed.

SCORE OVERVIEW

|               |              |                 |
|---------------|--------------|-----------------|
| OVERALL SCORE | MIDDLE SCORE | LOWEST MODEL    |
| 92%           | 100%         | 59%             |
| HIGHEST MODEL | SPREAD       | MODELS AGREEING |
| 100%          | 15 pts       | 100%            |

Actual models completed: 6. Model details: proprietary.

MODEL SCORE DISTRIBUTION



ALERT LEVEL

Alert at 25% 67 pts above



MODEL AGREEMENT

100%

MODERATE consistency

REVIEW PRIORITY

HIGH

Human review priority

ALL 8 CATEGORIES

|                                    |      |                                    |     |
|------------------------------------|------|------------------------------------|-----|
| 1 Damp / Moisture / Water Damage   | 100% | 5 Timber / Wood Deterioration      | 54% |
| Alert at 55% · 6 of 6 models agree |      | Alert at 50% · 3 of 6 models agree |     |
| 2 Mould / Fungal Growth            | 92%  | 6 Rust / Metal Corrosion           | 0%  |
| Alert at 25% · 6 of 6 models agree |      | Alert at 70% · 0 of 6 models agree |     |
| 3 Cracks / Structural Signs        | 0%   | 7 Plumbing / Pipe Defects          | 0%  |
| Alert at 30% · 0 of 6 models agree |      | Alert at 50% · 0 of 6 models agree |     |
| 4 Paint / Plaster Deterioration    | 0%   | 8 Surface / Material Damage        | 2%  |
| Alert at 25% · 0 of 6 models agree |      | Alert at 15% · 0 of 6 models agree |     |

Red = above the alert level for that category. The black mark on each bar shows the alert level.

EVIDENCE & TRACEABILITY

Assessment ID: HFAI-AST-2026-700250  
Report ID: HFAI-RPT-2026-700250-R01  
Revision: R01 | Photo 1 of 3  
Image SHA-256: 2b3a8c0fe21a264f93ee...  
Model set: HFAI-PROPRIETARY-ENSEMBLE  
Model count: 6  
Threshold version: current  
App version: HFAI-MVP  
Generated UTC: 2026-10-07 10:01:48

DISCLAIMER

Research visual screening only. It does not diagnose defects, establish cause or severity, certify structural safety, or replace an appropriately qualified professional inspection.

RECOMMENDED NEXT STEPS

- ✓ Check flagged areas in person
- ✓ Compare with the whole room
- ✓ Retake unclear photos
- ✓ Get a professional view if needed



# AI SCAN REPORT

AI-assisted visual screening of property photos (beta)

PHOTO 2 OF 3



## REPORT VERIFICATION

QR verification activates when a live verification endpoint is configured.

VERIFICATION CODE

**99D43773**

No model identities are disclosed

## EXECUTIVE SUMMARY

The strongest visual screening signal is Surface / Material Damage. 3 of 8 indicators crossed their configured operational thresholds. This is a research screening result, not a diagnosis or professional inspection. Property: Sample property, Wales. Room: Living room ceiling. Notes: Sample report to show the layout. Example photos from Wikimedia Commons (public domain / CC0); not a real property or assessment record.

## SIGNAL STRENGTH

**51** /100

### SURFACE / MATERIAL DAMAGE

AGREEMENT

4/6

CONSISTENCY

LOW

PRIORITY

MEDIUM

How closely the photo matches the pattern - not a measure of severity.

## RANKED VISUAL INDICATORS

|   |                                |                        |       |
|---|--------------------------------|------------------------|-------|
| 1 | Surface / Material Damage      | <div><div></div></div> | 51.0% |
| 2 | Mould / Fungal Growth          | <div><div></div></div> | 44.7% |
| 3 | Damp / Moisture / Water Damage | <div><div></div></div> | 64.9% |
| 4 | Paint / Plaster Deterioration  | <div><div></div></div> | 10.1% |
| 5 | Timber / Wood Deterioration    | <div><div></div></div> | 26.3% |

## AI ENSEMBLE CONSENSUS

**67%**

AGREEMENT



6 proprietary models completed

## WHAT THIS MEANS AND WHAT TO DO NEXT

- Visible signs consistent with Surface / Material Damage, Mould / Fungal Growth, Damp / Moisture / Water Damage were detected in this photo.
- Look at the area in person and note when you first saw it, whether it is growing, and any smell or wet patches.
- Fix the cause, not only the surface: damp and mould usually come from a leak, condensation or poor ventilation.
- If you rent your home, report the problem to your landlord in writing and attach this report.
- Awaab's Law: social landlords in England must investigate reported damp and mould within 10 working days, and emergencies within 24 hours.
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DETAILED AI ANALYSIS RESULTS - PHOTO 2 OF 3

Model identities and architecture are proprietary and intentionally not disclosed.

SCORE OVERVIEW

|               |              |                 |
|---------------|--------------|-----------------|
| OVERALL SCORE | MIDDLE SCORE | LOWEST MODEL    |
| 51%           | 50%          | 1%              |
| HIGHEST MODEL | SPREAD       | MODELS AGREEING |
| 96%           | 40 pts       | 67%             |

Actual models completed: 6. Model details: proprietary.

MODEL SCORE DISTRIBUTION



ALERT LEVEL



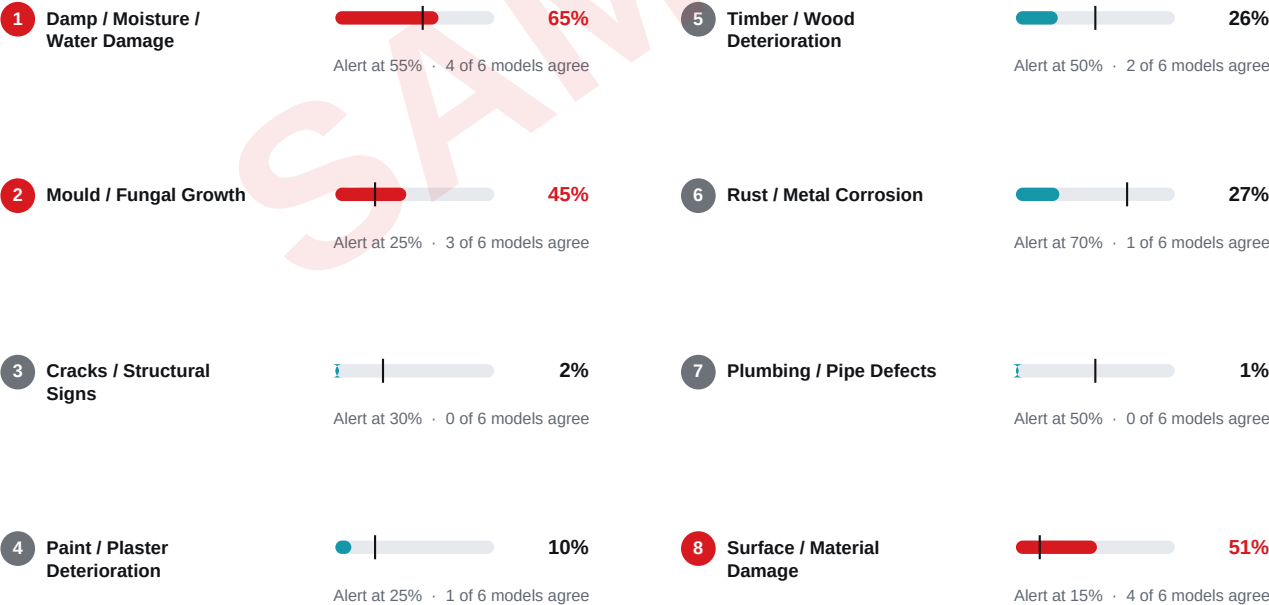
MODEL AGREEMENT

67%  
LOW consistency

REVIEW PRIORITY

MEDIUM  
Human review priority

ALL 8 CATEGORIES



Red = above the alert level for that category. The black mark on each bar shows the alert level.

EVIDENCE & TRACEABILITY

Assessment ID: HFAI-AST-2026-700250  
Report ID: HFAI-RPT-2026-700250-R01  
Revision: R01 | Photo 2 of 3  
Image SHA-256: 7f2489f8d158523f2fc8...  
Model set: HFAI-PROPRIETARY-ENSEMBLE  
Model count: 6  
Threshold version: current  
App version: HFAI-MVP  
Generated UTC: 2026-10-07 10:01:48

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RECOMMENDED NEXT STEPS

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- ✓ Retake unclear photos
- ✓ Get a professional view if needed



# AI SCAN REPORT

AI-assisted visual screening of property photos (beta)

PHOTO 3 OF 3



## REPORT VERIFICATION

QR verification activates  
when a live verification  
endpoint is configured.

VERIFICATION CODE

**99D43773**

No model identities are disclosed

## EXECUTIVE SUMMARY

The strongest visual screening signal is Surface / Material Damage. 2 of 8 indicators crossed their configured operational thresholds. This is a research screening result, not a diagnosis or professional inspection. Property: Sample property, Wales. Room: Hallway wall. Notes: Sample report to show the layout. Example photos from Wikimedia Commons (public domain / CC0); not a real property or assessment record.

## SIGNAL STRENGTH

**87** /100

SURFACE / MATERIAL DAMAGE

AGREEMENT

6/6

CONSISTENCY

MODERATE

PRIORITY

HIGH

How closely the photo matches the pattern - not a measure of severity.

## RANKED VISUAL INDICATORS

|   |                                |                        |       |
|---|--------------------------------|------------------------|-------|
| 1 | Surface / Material Damage      | <div><div></div></div> | 87.3% |
| 2 | Paint / Plaster Deterioration  | <div><div></div></div> | 85.2% |
| 3 | Cracks / Structural Signs      | <div><div></div></div> | 8.9%  |
| 4 | Mould / Fungal Growth          | <div><div></div></div> | 0.6%  |
| 5 | Damp / Moisture / Water Damage | <div><div></div></div> | 28.4% |

## AI ENSEMBLE CONSENSUS

**100%**

AGREEMENT



6 proprietary models completed

## WHAT THIS MEANS AND WHAT TO DO NEXT

- Visible signs consistent with Surface / Material Damage, Paint / Plaster Deterioration were detected in this photo.
- Look at the area in person and note when you first saw it, whether it is growing, and any smell or wet patches.
- Fix the cause, not only the surface: damp and mould usually come from a leak, condensation or poor ventilation.
- If you rent your home, report the problem to your landlord in writing and attach this report.
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DETAILED AI ANALYSIS RESULTS - PHOTO 3 OF 3

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SCORE OVERVIEW

|               |              |                 |
|---------------|--------------|-----------------|
| OVERALL SCORE | MIDDLE SCORE | LOWEST MODEL    |
| 87%           | 93%          | 67%             |
| HIGHEST MODEL | SPREAD       | MODELS AGREEING |
| 96%           | 10 pts       | 100%            |

Actual models completed: 6. Model details: proprietary.

MODEL SCORE DISTRIBUTION



ALERT LEVEL



MODEL AGREEMENT

100%

MODERATE consistency

REVIEW PRIORITY

HIGH

Human review priority

ALL 8 CATEGORIES

|                                  |     |                               |     |
|----------------------------------|-----|-------------------------------|-----|
| 1 Damp / Moisture / Water Damage | 28% | 5 Timber / Wood Deterioration | 0%  |
| 2 Mould / Fungal Growth          | 1%  | 6 Rust / Metal Corrosion      | 15% |
| 3 Cracks / Structural Signs      | 9%  | 7 Plumbing / Pipe Defects     | 4%  |
| 4 Paint / Plaster Deterioration  | 85% | 8 Surface / Material Damage   | 87% |

Red = above the alert level for that category. The black mark on each bar shows the alert level.

EVIDENCE & TRACEABILITY

Assessment ID: HFAI-AST-2026-700250  
Report ID: HFAI-RPT-2026-700250-R01  
Revision: R01 | Photo 3 of 3  
Image SHA-256: 5fcb3cc5e8c75ef952a7...  
Model set: HFAI-PROPRIETARY-ENSEMBLE  
Model count: 6  
Threshold version: current  
App version: HFAI-MVP  
Generated UTC: 2026-10-07 10:01:48

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