

## What Every Homeowner Should Know About Their Roof



By:

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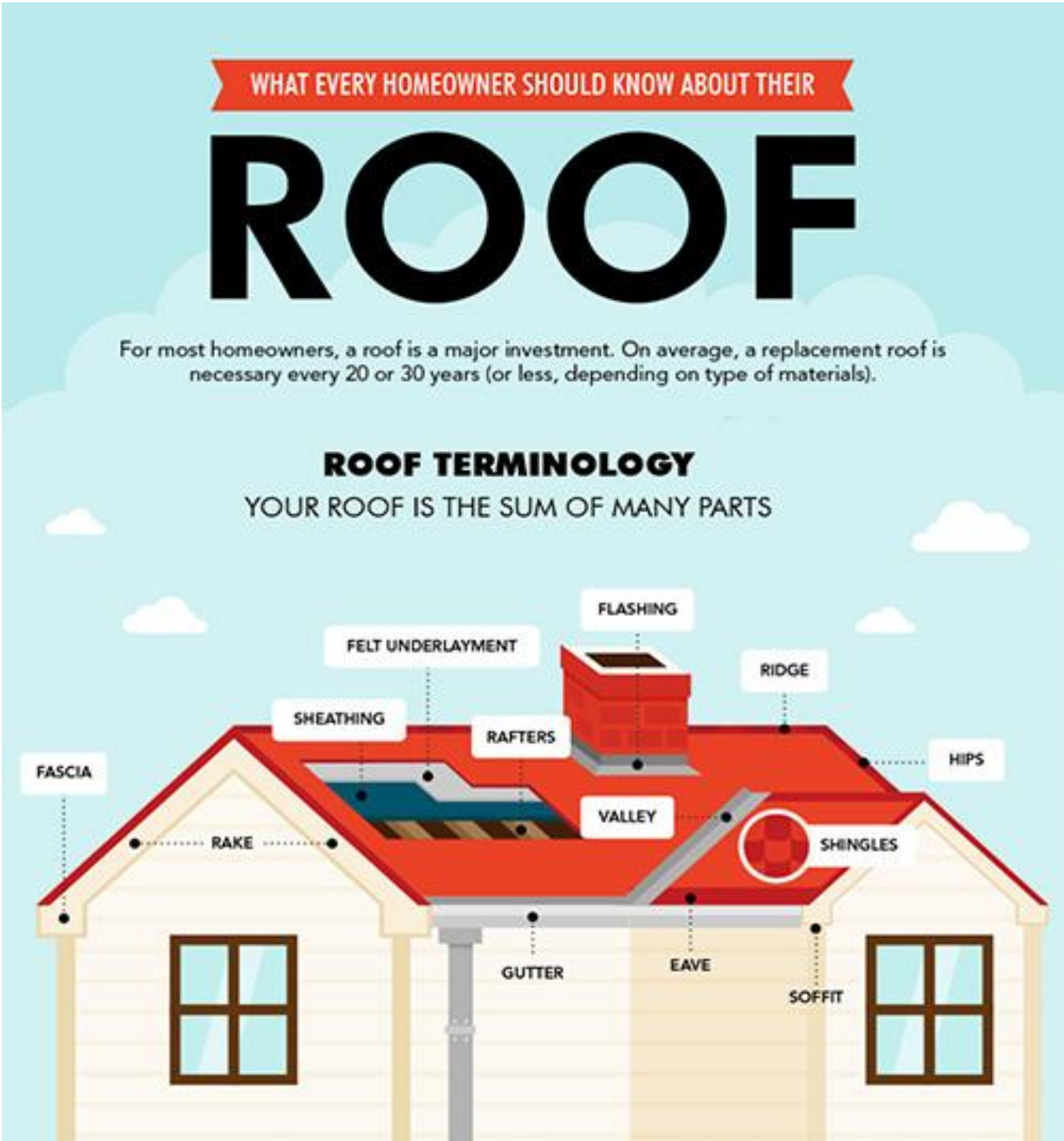
One of the most important investments you will make for your log home is the maintenance or replacement of your roof. Many homeowners don't necessarily understand what it is that makes their roof effective or how to ensure that it stays that way. Below are the answers to some commonly asked questions and important facts about your roof.

A roof has many parts that work in concert to ensure that your log home remains weather resistant. The rafters are covered in sheathing, often plywood, that provides bracing for roof's actual structure. A felt underlayment is placed over that to provide a barrier between the sheathing and the roofing material to act as a moisture barrier and an added layer of weather protection. Flashing, guttering, soffits, and fascia are also important parts of the roof.

There are several roof coverings available on the market today, and the least expensive version won't necessarily save you the most money or provide the best investment in the long run. While slate tile is the most expensive option in roof coverings at \$600-\$1,200 per 100 square feet, it is also the most long-lived, lasting between 40 and 175 years. Concrete and clay tile have an expected lifespan of 20 to 25 years and range in price from \$150-\$600 per 100 square feet. Metal roofing also boasts a 20 to 25 year lifespan and ranges from \$100-\$300 per 100 square feet and is very low maintenance. Wood shake shingles require more upkeep than any other option and cost \$100-\$250 with a 15 to 20 year lifespan. Architectural shingles mimic the look of other more expensive products with a \$60-\$80 per 100 square feet price range, but they are also much more short-lived, lasting between 12 and 17 years. Asphalt shingles, while being the lowest priced roofing option at just \$50 per 100 square feet, is also the shortest lived. You can expect an asphalt shingled roof to need replaced within 7 to 15 years. Obviously, an option that looks great and has a long lifespan will provide the best value over time.

It's important for homeowners to understand their roof's worst enemies so that they know when their roof may need maintenance or even replaced. Rain, wind, snow, ice, sun, condensation, algae, moss, and trees all have the power to damage your roof, and ultimately, the structure of your home if the roof isn't properly maintained. Proper attic ventilation is a critical factor preventing damage to your roof. Aside from lowering energy consumption, attic airflow can help stop structural damage caused by excess moisture and increase the lifespan of your roof.

In the infographic below, [Severe Weather Roofing and Restoration in Denver, CO](#) helps homeowners understand the most important aspects of your roof.




# WHICH ROOF COVERING IS RIGHT FOR YOU?

More expensive materials may save you money in the long run.



## SLATE

 \$600 - \$1,200

 40 to 175 years

Beautiful. Durable. Weight may require structural support.




COST/SQUARE  
(100 SQUARE FEET)



LIFESPAN



## CONCRETE TILE

 \$150 - \$250

 20 to 25 years



## CLAY TILE

 \$200 - \$600

 20 to 25 years

Low maintenance. Weight may require structural support.



## METAL


 \$100 - \$300

 20 to 25 years

Strong. Durable. Lightweight. Low maintenance.



## WOOD SHAKE

 \$100 - \$250


 15 to 20 years

High maintenance. Requires significant care and upkeep.



## ASPHALT SHINGLE

 \$50

 7 to 15 years

By far the most popular choice, Affordable. Easy to install.



## ARCHITECTURAL SHINGLE

 \$60 - \$80

 12 to 17 years

Asphalt shingles that mimic the look of other products.



## YOUR ROOF'S WORST ENEMIES



## VENTILATION

### THE SECRET TO ROOF SUCCESS



A critical factor to roof durability is proper ventilation. Attic airflow prevents structural damage caused by moisture, reduces energy consumption and increases roof lifespan.



SOURCE:

**JOHN ANDERSON**

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