

PROBABLE COST SUMMARY

Project ID:	**** Residence Renovation
Location:	***** ** Dr. San Diego, California 92116
Scope of work:	Everything
Date:	1/24/2024



DIVISION NO.	BUILDING COMPONENTS	TOTAL DIV. COST
Div. 01	General Requirements	\$ 18,590
Div. 02	Demolition/Site Work	\$ 25,938
Div. 03	Concrete	\$ 10,452
Div. 05	Metals	\$ 17,566
Div. 06	Wood, Plastics and Composites	\$ 26,551
Div. 07	Thermal and Moisture Protection	\$ 26,355
Div. 08	Openings	\$ 42,020
Div. 09	Finishes	\$ 53,476
Div. 10	Specialties	\$ 17,107
Div. 11	Equipment	\$ 6,660
Div. 22	Plumbing	\$ 9,458
Div. 25	HVAC/Mechanical	\$ 313
Div. 26	Electrical	\$ 39,564
Projected Cost		\$ 294,049
Insurance	3%	\$ 8,821
Contingency	5%	\$ 14,702
Overhead and Profit	15%	\$ 44,107
TAX	0.00%	\$ -
Suggested Bid		\$ 361,681

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Bid Detail	
Projected Cost	\$ 294,049
Insurance	\$ 8,821.48
Contingency	\$ 14,702.47
Overhead and Profit	\$ 44,107.41
Tax	\$ 0.00%
Suggested Bid	\$ 361,681

Item #	Ref. Sheet #	Item Description	Unit	Quantity	Wastage 10%	Quantity w/ Wastage	Unit Material Cost	Total Material Cost	Unit Manhour	Hourly Wage	Unit Labor Cost	Total Labor Cost	Sub Cost	Total Trade Cost
DIVISION 01 GENERAL REQUIREMENTS														
1		Supervision and Coordination	LS	1	0%	1	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	8,000.00
2		Submittals and Shop drawings	LS	1	0%	1	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	800.00
3		Final Cleaning	LS	1	0%	1	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	2,000.00
4		Mobilization Costs	LS	1	0%	1	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	4,200.00
5		Temporary Control & Facilities	LS	1	0%	1	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	2,500.00
6		Scaffolding	SF	530	10%	583	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	1,090.21
Subtotal (General Requirements)													\$	18,590

DIVISION 02- SITE WORK/ EXISTING CONDITIONS														
Demolition														
Main Residence														
7		Remove Wall	SF	275	10%	303	\$ -	\$ -	0.500	\$ 150.00	\$ 75.00	\$ 22,687.50	\$	22,687.50
8		Remove Door	EA	1	0%	1	\$ -	\$ -	1.000	\$ 150.00	\$ 150.00	\$ 150.00	\$	150.00
9		Remove Wall Base	LF	36	10%	40	\$ -	\$ -	0.012	\$ 150.00	\$ 1.80	\$ 71.28	\$	71.28
10		Remove Closet	LF	4	10%	4	\$ -	\$ -	0.100	\$ 150.00	\$ 15.00	\$ 66.00	\$	66.00
11		Remove Flooring	SF	52	10%	57	\$ -	\$ -	0.022	\$ 150.00	\$ 3.30	\$ 188.76	\$	188.76
12		Remove Ceiling	SF	52	10%	57	\$ -	\$ -	0.025	\$ 150.00	\$ 3.75	\$ 214.50	\$	214.50
Gym														
13		Remove Wall	SF	217	10%	239	\$ -	\$ -	0.020	\$ 150.00	\$ 3.00	\$ 716.10	\$	716.10
14		Remove Door	EA	1	0%	1	\$ -	\$ -	1.000	\$ 55.00	\$ 55.00	\$ 55.00	\$	55.00
Excavation														
Main Residence Building														
15		Excavation @ Footing	CY	6.4	10%	7	\$ -	\$ -	0.850	\$ 150.00	\$ 127.50	\$ 897.60	\$	897.60
Gym														
16		Excavation @ Footing	CY	1.1	10%	1	\$ -	\$ -	0.928	\$ 150.00	\$ 139.20	\$ 168.43	\$	168.43
17		(4" Thick) Layer Clean Gravel	SF	43	10%	47	\$ 1.32	\$ 62.44	0.020	\$ 150.00	\$ 3.00	\$ 141.90	\$	204.34
Trellis														
18		Excavation @ Footing	CY	3.7	10%	4	\$ -	\$ -	0.850	\$ 150.00	\$ 127.50	\$ 518.93	\$	518.93
Subtotal (Site Work/ Existing Conditions)													\$	25,938

DIVISION 03- CONCRETE														
Main Residence Building														
Foundation														
Isolated Footing														
19		F1 (2'-0"x2'-0"x2'-0") Isolated Footing w/ (4) - #4 Each Way Top & Bottom (8 EA)	CY	2.37	10%	2.61	\$ 300.65	\$ 783.79	2.850	\$ 150.00	\$ 427.50	\$ 1,114.49	\$	1,898.29
20		F2 (1'-6"x1'-6"x1'-6") Isolated Footing w/ (3) - #4 Each Way Bottom (3 EA)	CY	0.37	10%	0.41	\$ 358.65	\$ 145.97	2.850	\$ 150.00	\$ 427.50	\$ 173.99	\$	319.96
Grade Beam														
21		(16" W x 16" D) Concrete Grade Beam w/ (2) - #5 Top & Bottom Reinforcement And #3 Tie @ 8" O.C (33 LF)	CY	2.17	10%	2.39	\$ 325.67	\$ 777.36	3.650	\$ 150.00	\$ 547.50	\$ 1,306.88	\$	2,084.24
Stem Wall														
22		(6" Thick) Stem Wall w/ #4 @ 12" O.C Vertical & Horizontal Reinforcement (33 LF) (1'-6" H)	CY	0.91	10%	1.00	\$ 325.67	\$ 325.99	3.650	\$ 150.00	\$ 547.50	\$ 548.05	\$	874.04
Gym														
Foundation														
Continuous Footing														
23		(12" Wide x 18" Deep) Continuous Footing w/ (2) #4 Top & Bottom Reinforcement (18 LF)	CY	1	10%	1	\$ 298.65	\$ 328.52	2.850	\$ 150.00	\$ 427.50	\$ 470.25	\$	798.77
Slab On Grade														
24		(4" Thick) Concrete SOG Slab w/ #4 @ 16" O.C Each Way Reinforcement (43 SF)	CY	0.53	10%	0.58	\$ 298.65	\$ 174.11	2.850	\$ 150.00	\$ 427.50	\$ 249.23	\$	423.35
25		#4 Dowel @ 16" O.C (2'-0" Long)	EA	7	0%	7	\$ 7.50	\$ 52.50	0.150	\$ 150.00	\$ 22.50	\$ 157.50	\$	210.00
Thickened Slab Edge														
26		Thickened Slab Edge w/ #4 Continuous Reinforcement (9 LF)	CY	0.15	10%	0.17	\$ 298.65	\$ 49.28	2.850	\$ 150.00	\$ 427.50	\$ 70.54	\$	119.81
27		Thickened Slab Edge w/ #4 Bent Bar @ 16 O.C (4'-0" Long) Reinforcement (18 LF)	CY	0.03	10%	0.03	\$ 298.65	\$ 9.86	2.850	\$ 150.00	\$ 427.50	\$ 14.11	\$	23.96
28		#4 Bent Bar w/ Epoxy @ 16" O.C (2'-0" Long)	EA	14	0%	14	\$ 10.00	\$ 140.00	0.200	\$ 150.00	\$ 30.00	\$ 420.00	\$	560.00
Concrete Curb														
29		(5" Wide x 6" Deep) Concrete Curb w/ (2) - #4 Continuous Reinforcement (18 LF)	CY	0.14	10%	0	\$ 325.67	\$ 50.15	3.650	\$ 150.00	\$ 547.50	\$ 84.32	\$	134.47
Trellis														
Foundation														
Isolated Footing														
30		F1 (2'-0"x2'-0"x2'-0") Isolated Footing w/ (4) - #4 Each Way Top & Bottom (9 EA)	CY	2.67	10%	2.94	\$ 298.65	\$ 877.14	2.850	\$ 150.00	\$ 427.50	\$ 1,255.57	\$	2,132.70
Continuous Footing														
31		(16"x16") Grade Beam w/ (2) - #5 Top & Bottom Reinforcement And #3 Tie @ 8" O.C (11 LF)	CY	0.72	10%	0.79	\$ 298.65	\$ 236.53	2.850	\$ 150.00	\$ 427.50	\$ 338.58	\$	575.11
32		#4 Dowel w/ Epoxy Embed	LF	9	10%	10	\$ 7.50	\$ 74.25	0.150	\$ 150.00	\$ 22.50	\$ 222.75	\$	297.00
Subtotal (Concrete)													\$	10,452

DIVISION 05- METAL														
Main Residence Building														
First Floor														
Steel Column														
33		HSS(3.5x3.5x1/4) Steel Column (8'-4" H) (5 EA)	Lbs.	441.4	10%	485.5	\$ 1.87	\$ 907.96	0.016	\$ 150.00	\$ 2.40	\$ 1,165.30	\$	2,073.26
Connections														
34		HUC Hanger	EA	3	0%	3	\$ 17.98	\$ 53.94	0.200	\$ 150.00	\$ 30.00	\$ 90.00	\$	143.94
35		Simpson Strong Tie ST2115	EA	13	0%	13	\$ 1.85	\$ 24.05	0.025	\$ 150.00	\$ 3.75	\$ 48.75	\$	72.80
36		Simpson Strong Tie ST6224	EA	6	0%	6	\$ 4.95	\$ 29.70	0.032	\$ 150.00	\$ 4.80	\$ 28.80	\$	58.50
Anchor Bolt														
37		HDU2 (5/8" Dia - 7.5" Embed) Anchor Bolt	EA	4	0%	4	\$ 29.85	\$ 119.40	0.150	\$ 150.00	\$ 22.50	\$ 90.00	\$	209.40
38		(5/8" Dia x 7" Embed) Anchor Bolt	EA	18	0%	18	\$ 24.98	\$ 449.64	0.150	\$ 150.00	\$ 22.50	\$ 405.00	\$	854.64
Steel Column Base Plate														
39		CBSQ Post Base	EA	3	0%	3	\$ 52.26	\$ 156.77	0.235	\$ 150.00	\$ 35.25	\$ 105.75	\$	262.52
40		(16"x16"x1/2" Thick) Base Plate (5 EA)	Lbs.	181.5	10%	199.7	\$ 1.98	\$ 395.31	0.030	\$ 150.00	\$ 4.50	\$ 898.43	\$	1,293.73
Steel Column Cap														
41		BSC Post Cap	EA	3	0%	3	\$ 8.37	\$ 25.11	0.068	\$ 150.00	\$ 10.20	\$ 30.60	\$	55.71
42		CCO Post Cap	EA	5	0%	5	\$ 83.98	\$ 419.90	0.135	\$ 150.00	\$ 20.25	\$ 101.25	\$	521.15
Steel Beam														
43		HSS(6x5x3/8) Steel Beam (19 LF)	Lbs.	473.6	10%	521.0	\$ 2.30	\$ 1,198.21	0.040	\$ 150.00	\$ 6.00	\$ 3,125.76	\$	4,323.97
Roof														
Connections														
44		Simpson A34	EA	42	0%	42	\$ 0.85	\$ 35.70	0.025	\$ 150.00	\$ 3.75	\$ 157.50	\$	193.20
45		Simpson A35	EA	39	0%	39	\$ 0.92	\$ 35.88	0.025	\$ 150.00	\$ 3.75	\$ 146.25	\$	182.13
46		MST24	EA	6	0%	6	\$ 13.65	\$ 81.90	0.040	\$ 150.00	\$ 6.00	\$ 36.00	\$	117.90
47		H1 Clip	EA	39	0%	39	\$ 1.99	\$ 77.61	0.032	\$ 150.00	\$ 4.80	\$ 187.20	\$	264.81
48		U48 HGR	EA	12	0%	12	\$ 12.20	\$ 146.40	0.150	\$ 150.00	\$ 22.50	\$ 270.00	\$	416.40
49		HGUS 7.25	EA	4	0%	4	\$ 79.85	\$ 319.40	0.185	\$ 150.00	\$ 27.75	\$ 111.00	\$	430.40
50		MST48 Strap	EA	2	0%	2	\$ 14.68	\$ 29.36	0.192	\$ 150.00	\$ 28.80	\$ 57.60	\$	86.96
51		U Sloped HGR	EA	22	0%	22	\$ 6.98	\$ 153.56	0.100	\$ 150.00	\$ 15.00	\$ 330.00	\$	483.56
Gym														
First Floor														
Anchor Bolt														
52		HDU2 (5/8" Dia - 7.5" Embed) Anchor Bolt	EA	4	0%	4	\$ 29.85	\$ 119.40	0.150	\$ 65.00	\$ 9.75	\$ 39.00	\$	158.40
53		(5/8" Dia x 6" Embed) Anchor Bolt	EA	5	0%	5	\$ 24.98	\$ 124.90	0.150	\$ 65.00	\$ 9.75	\$ 48.75	\$	173.65
54		(5/8" Dia x 7" Embed) Anchor Bolt	EA	2	0%	2	\$ 24.98	\$ 49.96	0.150	\$ 65.00	\$ 9.75	\$ 19.50	\$	69.46
55		(3"x3"x3/8" Thick) Plate Washer & Nut	EA	4	0%	4	\$ 72.20	\$ 288.80	0.200	\$ 65.00	\$ 13.00	\$ 52.00	\$	340.80
Connection														
56		Simpson A35	EA	28	0%	28	\$ 0.92	\$ 25.76	0.025	\$ 65.00	\$ 1.63	\$ 45.50	\$	71.26

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Insurance	3% \$ 8,821.48
Contingency	5% \$ 14,702.47
Overhead and Profit	15% \$ 44,107.41
Tax	0.00% \$ -
Suggested Bid	\$ 361,681

Item #	Ref. Sheet #	Item Description	Unit	Quantity	Wastage 10%	Quantity w/ Wastage	Unit Material Cost	Total Material Cost	Unit Manhour	Hourly Wage	Unit Labor Cost	Total Labor Cost	Sub Cost	Total Trade Cost
57		ST6224 Simpson Strong Tie	EA	1	0%	1	\$ 4.98	\$ 4.98	0.035	\$ 65.00	\$ 2.28	\$ 2.28	\$ 7.26	

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Overhead and Profit	15% \$ 44,107.41
Tax	0.00% \$ -
Suggested Bid	\$ 361,681

Item #	Ref. Sheet #	Item Description	Unit	Quantity	Wastage 10%	Quantity w/ Wastage	Unit Material Cost	Total Material Cost	Unit Manhour	Hourly Wage	Unit Labor Cost	Total Labor Cost	Sub Cost	Total Trade Cost
Trellis														
58		Steel Column SC-1 HSS(4x4x1/4) Steel Column (8'-4" H) (9 EA)	Lbs.	915.4	10%	1006.9	\$ 1.01	\$ 1,017.01	0.012	\$ 150.00	\$ 1.80	\$ 1,812.49	\$ 2,829.50	
59		Column Base Plate (10"x10"x3/8" Thick) Base Plate w/ (4) (3/4" Dia) F1554 GR 36 (9 EA)	Lbs.	95.7	10%	105.3	\$ 2.00	\$ 210.54	0.015	\$ 150.00	\$ 2.25	\$ 236.86	\$ 447.40	
60		Connections ECCO	EA	2	0%	2	\$ 12.35	\$ 24.70	0.085	\$ 150.00	\$ 12.75	\$ 25.50	\$ 50.20	
61		CCTO	EA	1	0%	1	\$ 4.20	\$ 4.20	0.025	\$ 150.00	\$ 3.75	\$ 3.75	\$ 7.95	
62		HUC HGR	EA	18	0%	18	\$ 17.85	\$ 321.30	0.075	\$ 150.00	\$ 11.25	\$ 202.50	\$ 523.80	
63		HUC44 HGR	EA	24	0%	24	\$ 13.87	\$ 332.88	0.072	\$ 150.00	\$ 10.80	\$ 252.00	\$ 592.08	
64		Simpson A34	EA	4	0%	4	\$ 0.85	\$ 3.40	0.025	\$ 150.00	\$ 3.75	\$ 15.00	\$ 18.40	
65		LS30 Skewable Angle	EA	32	0%	32	\$ 1.95	\$ 62.40	0.035	\$ 150.00	\$ 5.25	\$ 168.00	\$ 230.40	
Subtotal (Metals)								\$ 7,250			\$ 10,316		\$ 17,566	

DIVISION 06- WOOD, PLASTIC & COMPOSITES

Main Residence Building														
First Floor														
66		Sill Plate (3x) PT Sill Plate	LF	33	10%	36	\$ 6.85	\$ 248.66	0.035	\$ 150.00	\$ 5.25	\$ 190.58	\$ 439.23	
67		Wood Post (4"x4") Wood Post (1'-0" H) (3 EA)	LF	3	10%	3	\$ 3.98	\$ 13.13	0.025	\$ 150.00	\$ 3.75	\$ 12.38	\$ 25.51	
68		(4"x4") Wood Post (8'-4" H) (10 EA)	LF	84	10%	92	\$ 4.20	\$ 388.08	0.020	\$ 150.00	\$ 3.00	\$ 277.20	\$ 665.28	
69		(4"x6") Wood Post (8'-4" H) (3 EA)	LF	25	10%	28	\$ 4.65	\$ 127.88	0.024	\$ 150.00	\$ 3.60	\$ 99.00	\$ 226.88	
70		Wood Beam (4"x8") Floor Beam	LF	16	10%	18	\$ 6.25	\$ 110.00	0.036	\$ 150.00	\$ 5.40	\$ 95.04	\$ 205.04	
71		Header (4"x4") Header	LF	11	10%	12	\$ 3.98	\$ 48.16	0.025	\$ 150.00	\$ 3.75	\$ 45.38	\$ 93.53	
72		(4"x8") Header	LF	51	10%	56	\$ 6.25	\$ 350.63	0.024	\$ 150.00	\$ 3.60	\$ 201.96	\$ 552.59	
73		Floor Joist (2"x6") Floor Joist @ 16" O.C (290 SF)	LF	218	10%	240	\$ 2.52	\$ 604.30	0.018	\$ 150.00	\$ 2.70	\$ 647.46	\$ 1,251.76	
74		Floor Sheathing (3/4" Thick) Plywood Sheathing	SF	290	10%	319	\$ 1.08	\$ 344.52	0.020	\$ 150.00	\$ 3.00	\$ 957.00	\$ 1,301.52	
75		Shearwall Wall Tag: SW1 (11 LF) (8'-4" H)	SF	92	10%	101	\$ 1.08	\$ 109.30	0.020	\$ 150.00	\$ 3.00	\$ 303.60	\$ 412.90	
76		Roof King Post (4"x4") King Post (5'H)	LF	10	10%	11	\$ 3.98	\$ 43.78	0.025	\$ 150.00	\$ 3.75	\$ 41.25	\$ 85.03	
77		Roof Joist (2x8) Roof Joist @ 16" O.C (290 SF)	LF	218	10%	240	\$ 4.15	\$ 995.17	0.020	\$ 150.00	\$ 3.00	\$ 719.40	\$ 1,714.57	
78		Roof Sheathing (3/4" Thick) Roof Sheathing	SF	290	10%	319	\$ 1.08	\$ 344.52	0.020	\$ 150.00	\$ 3.00	\$ 957.00	\$ 1,301.52	
79		Blocking (2x) Shaped Blocking	LF	51	10%	56	\$ 3.25	\$ 182.33	0.028	\$ 150.00	\$ 4.20	\$ 235.62	\$ 417.95	
80		Wood Beam (4"x10") Hip Beam	LF	16	10%	18	\$ 6.92	\$ 121.79	0.035	\$ 150.00	\$ 5.25	\$ 92.40	\$ 214.19	
81		(4"x10") Roof Beam	LF	22	10%	24	\$ 6.92	\$ 167.46	0.035	\$ 150.00	\$ 5.25	\$ 127.05	\$ 294.51	
82		(7"x7.25") 2.2E PSL CB1 Beam	LF	25	10%	28	\$ 21.20	\$ 583.00	0.045	\$ 150.00	\$ 6.75	\$ 185.63	\$ 768.63	
83		(5.5"x9.5") 2.2E PSL CB2 Beam	LF	13	10%	14	\$ 17.68	\$ 252.82	0.040	\$ 150.00	\$ 6.00	\$ 85.80	\$ 338.62	
Gym														
84	S1	First Floor Sill Plate (2x) PT Sill	LF	18	10%	20	\$ 3.85	\$ 76.23	0.029	\$ 150.00	\$ 4.35	\$ 86.13	\$ 162.36	
85	A2	Header (4"x4") Header	LF	12	10%	13	\$ 3.98	\$ 52.54	0.025	\$ 150.00	\$ 3.75	\$ 49.50	\$ 102.04	
86		Wood Post (4"x4") Wood Post (8'-9" H) (7 EA)	LF	62	10%	68	\$ 3.98	\$ 271.44	0.025	\$ 150.00	\$ 3.75	\$ 255.75	\$ 527.19	
87		Wood Blocking (2x) Blocking	LF	36	10%	40	\$ 3.25	\$ 128.70	0.028	\$ 150.00	\$ 4.20	\$ 166.32	\$ 295.02	
88		Shearwall Wall Tag: SW1 (8'-9" H) (20 LF)	SF	167	10%	184	\$ 1.08	\$ 198.40	0.020	\$ 150.00	\$ 3.00	\$ 551.10	\$ 749.50	
89		Roof Wood Blocking (2x) Blocking	LF	40	10%	44	\$ 3.25	\$ 143.00	0.028	\$ 150.00	\$ 4.20	\$ 184.80	\$ 327.80	
90		Connections H1 Clip	EA	16	0%	16	\$ 1.95	\$ 31.20	0.025	\$ 150.00	\$ 3.75	\$ 60.00	\$ 91.20	
91		Simpson A35	EA	14	0%	14	\$ 0.92	\$ 12.88	0.025	\$ 150.00	\$ 3.75	\$ 52.50	\$ 65.38	
92		Roof Joist (2"x6") Roof Joist @ 16" O.C (54 SF)	LF	41	10%	45	\$ 1.56	\$ 70.36	0.015	\$ 150.00	\$ 2.25	\$ 101.48	\$ 171.83	
93		Roof Sheathing (1/2" Thick) Plywood Roof Sheathing	SF	54	10%	59	\$ 0.98	\$ 58.21	0.020	\$ 150.00	\$ 3.00	\$ 178.20	\$ 236.41	
Trellis Framing														
94		Roof Joist R1 (2"x8") Roof Joist @ 12" O.C	LF	305	10%	336	\$ 2.30	\$ 771.65	0.022	\$ 150.00	\$ 3.30	\$ 1,107.15	\$ 1,878.80	
95		Wood Beam RB1 (4"x6") Wood Beam	LF	89	10%	98	\$ 4.65	\$ 455.24	0.024	\$ 150.00	\$ 3.60	\$ 352.44	\$ 807.68	
96		Wood Beam RB2 (4"x8") Wood Beam	LF	98	10%	108	\$ 6.25	\$ 673.75	0.024	\$ 150.00	\$ 3.60	\$ 388.08	\$ 1,061.83	
Millwork														
97		Main Residence First Level (2'-0"x3'-0") Base Cabinet	LF	19	10%	21	\$ 320.66	\$ 6,701.79	0.512	\$ 150.00	\$ 76.80	\$ 1,605.12	\$ 8,306.91	
98		(2'-0"x3'-0") Pentary	LF	3	10%	3	\$ 365.00	\$ 1,204.50	0.512	\$ 150.00	\$ 76.80	\$ 253.44	\$ 1,457.94	
Subtotal (Wood & Plastic Composites)								\$ 15,885			\$ 10,666		\$ 26,551	

DIVISION 07- THERMAL & MOISTURE PROTECTION

Roofing														
99		Main Residence Radiant Barrier	SF	295	10%	325	\$ 0.32	\$ 103.84	0.012	\$ 150.00	\$ 1.80	\$ 584.10	\$ 687.94	
100		Class A Metal Roof	SF	295	10%	325	\$ 3.85	\$ 1,249.33	0.070	\$ 150.00	\$ 10.50	\$ 3,407.25	\$ 4,656.58	
101		R-21 Floor Insulation	SF	262	10%	288	\$ 0.92	\$ 265.14	0.012	\$ 150.00	\$ 1.80	\$ 518.76	\$ 783.90	
102		R-30 Ceiling Insulation	SF	280	10%	308	\$ 1.23	\$ 378.84	0.015	\$ 150.00	\$ 2.25	\$ 693.00	\$ 1,071.84	
103		Flashing Hip Flashing	LF	29	10%	32	\$ 2.65	\$ 84.54	0.025	\$ 150.00	\$ 3.75	\$ 119.63	\$ 204.16	
104		Ridge Flashing	LF	7	10%	8	\$ 2.65	\$ 20.41	0.025	\$ 150.00	\$ 3.75	\$ 28.88	\$ 49.28	
105		Metal Flashing	LF	46	10%	51	\$ 2.65	\$ 134.09	0.032	\$ 150.00	\$ 4.80	\$ 242.88	\$ 376.97	
106		Gutter & Downspouts Gutter	LF	51	10%	56	\$ 4.25	\$ 238.43	0.032	\$ 150.00	\$ 4.80	\$ 269.28	\$ 507.71	
107		Downspout (8'-6"H) (2 EA)	LF	17	10%	19	\$ 2.25	\$ 42.08	0.850	\$ 150.00	\$ 127.50	\$ 2,384.25	\$ 2,426.33	
108		Fascia & Soffit Fascia	LF	51	10%	56	\$ 2.88	\$ 161.57	0.025	\$ 150.00	\$ 3.75	\$ 210.38	\$ 371.94	
109		(1'-2" W) Soffit	SF	62	10%	68	\$ 1.85	\$ 126.17	0.025	\$ 150.00	\$ 3.75	\$ 255.75	\$ 381.92	
110		GYM Flat Roof	SF	25	10%	28	\$ 3.25	\$ 89.38	0.040	\$ 150.00	\$ 6.00	\$ 165.00	\$ 254.38	
111		Radiant Barrier	SF	25	10%	28	\$ 0.32	\$ 8.80	0.012	\$ 150.00	\$ 1.80	\$ 49.50	\$ 58.30	
112	A8	R-21 Ceiling Insulation	SF	305	10%	336	\$ 0.92	\$ 308.66	0.012	\$ 150.00	\$ 1.80	\$ 603.90	\$ 912.56	
113		Flashing Metal Flashing	LF	9	10%	10	\$ 2.65	\$ 26.24	0.032	\$ 150.00	\$ 4.80	\$ 47.52	\$ 73.76	
114		Gutter Downspout (9'-0"H) (2 EA)	LF	18	10%	20	\$ 2.25	\$ 44.55	1.000	\$ 150.00	\$ 150.00	\$ 2,970.00	\$ 3,014.55	
115		Misc (3" Dia) Roof Scupper	EA	2	0%	2	\$ 65.65	\$ 131.30	0.210	\$ 150.00	\$ 31.50	\$ 63.00	\$ 194.30	
116		(24"x4") Overflow Roof Scupper	EA	1	0%	1	\$ 203.65	\$ 203.65	1.500	\$ 150.00	\$ 225.00	\$ 225.00	\$ 428.65	

Project ID:	**** Residence Renovation
Location:	***** Dr. San Diego, California 92116
Scope of Work:	Everything
Date:	1/24/2024



VERACITY
ESTIMATING
Construction Estimation Services

Bid Detail	
Projected Cost	\$ 294,049
Insurance	3% \$ 8,821.48
Contingency	5% \$ 14,702.47
Overhead and Profit	15% \$ 44,107.41
Tax	0.00% \$ -
Suggested Bid	\$ 361,681

Item #	Ref. Sheet #	Item Description	Unit	Quantity	Wastage 10%	Quantity w/ Wastage	Unit Material Cost	Total Material Cost	Unit Manhour	Hourly Wage	Unit Labor Cost	Total Labor Cost	Sub Cost	Total Trade Cost
Exterior Finishes														
Main Residence														
117		Metal Lath	SF	290	10%	319	\$ 4.92	\$ 1,569.48	0.015	\$ 150.00	\$ 2.25	\$ 717.75	\$ 2,287.23	
118		House Wrap	SF	290	10%	319	\$ 0.12	\$ 38.28	0.015	\$ 150.00	\$ 0.43	\$ 137.17	\$ 175.45	
Flashing														
119		Flashing @ Door	LF	51	10%	56	\$ 3.65	\$ 204.77	0.025	\$ 150.00	\$ 3.75	\$ 210.38	\$ 415.14	
120		Flashing @ Window	LF	395	10%	435	\$ 2.90	\$ 1,260.05	0.025	\$ 150.00	\$ 3.75	\$ 1,629.38	\$ 2,889.43	
121		18 Ga. Weep Screed	LF	395	10%	435	\$ 2.90	\$ 1,260.05	0.025	\$ 150.00	\$ 3.75	\$ 1,629.38	\$ 2,889.43	
Gym														
122		Metal Lath	SF	210	10%	231	\$ 1.92	\$ 443.52	0.015	\$ 150.00	\$ 2.25	\$ 519.75	\$ 963.27	
123		House Wrap	SF	210	10%	231	\$ 0.78	\$ 180.18	0.015	\$ 150.00	\$ 0.43	\$ 99.33	\$ 279.51	
Subtotal (Thermal & Moisture Protection)								\$ 8,573			\$ 17,781			\$ 26,355

DIVISION 08- OPENINGS														
Main Residence														
Doors														
124		(12'-0"x7'-0") Four Panel Glass Sliding Door W/ Frame	EA	1	0%	1	\$ 5,460.00	\$ 5,460.00	15.200	\$ 150.00	\$ 2,280.00	\$ 2,280.00	\$ 7,740.00	
125		(6'-0"x7'-0") Double Panel Glass Sliding Door W/ Frame	EA	1	0%	1	\$ 2,310.00	\$ 2,310.00	9.120	\$ 150.00	\$ 1,368.00	\$ 1,368.00	\$ 3,678.00	
126		(5'-0"x6'-8") Double Panel 3-Light Panel Door W/ Frame	EA	1	0%	1	\$ 1,740.75	\$ 1,740.75	7.210	\$ 150.00	\$ 1,081.50	\$ 1,081.50	\$ 2,822.25	
Hardware														
127		Doors Hardware Set	EA	3	0%	3	\$ 320.00	\$ 960.00	1.450	\$ 150.00	\$ 217.50	\$ 652.50	\$ 1,612.50	
Windows														
128		(4'-0"x4'-6") Awning Window W/ Frame	EA	1	0%	1	\$ 576.00	\$ 576.00	1.850	\$ 150.00	\$ 277.50	\$ 277.50	\$ 853.50	
129		(4'-0"x7'-0") Fixed Window W/ Frame	EA	1	0%	1	\$ 896.00	\$ 896.00	2.350	\$ 150.00	\$ 352.50	\$ 352.50	\$ 1,248.50	
130		(3'-6"x5'-0") Fixed Window W/ Frame	EA	3	0%	3	\$ 560.00	\$ 1,680.00	1.850	\$ 150.00	\$ 277.50	\$ 832.50	\$ 2,512.50	
131		(2'-6"x7'-0") Fixed Window W/ Frame	EA	2	0%	2	\$ 560.00	\$ 1,120.00	2.000	\$ 150.00	\$ 300.00	\$ 600.00	\$ 1,720.00	
132		(3'-0"x8'-0") Awning Window W/ Frame	EA	7	0%	7	\$ 768.00	\$ 5,376.00	2.320	\$ 150.00	\$ 348.00	\$ 2,436.00	\$ 7,812.00	
133		(6'-0"x8'-0") Awning Window W/ Frame	EA	1	0%	1	\$ 1,536.00	\$ 1,536.00	2.620	\$ 150.00	\$ 393.00	\$ 393.00	\$ 1,929.00	
134		(1'-0"x6'-8") Fixed Window W/ Frame	EA	1	0%	1	\$ 350.00	\$ 350.00	1.500	\$ 150.00	\$ 225.00	\$ 225.00	\$ 575.00	
135		(3'-0"x3'-0") Casement Window W/ Frame	EA	1	0%	1	\$ 288.00	\$ 288.00	1.420	\$ 150.00	\$ 213.00	\$ 213.00	\$ 501.00	
136		(3'-0"x5'-0") Single Hung Window W/ Frame	EA	3	0%	3	\$ 480.00	\$ 1,440.00	1.680	\$ 150.00	\$ 252.00	\$ 756.00	\$ 2,196.00	
137		(1'-0"x3'-6") Single Hung Window W/ Frame	EA	1	0%	1	\$ 185.00	\$ 185.00	1.500	\$ 150.00	\$ 225.00	\$ 225.00	\$ 410.00	
Gym														
138		(3'-0"x6'-8") Single Panel Glass Door W/ Frame	EA	1	0%	1	\$ 1,125.00	\$ 1,125.00	2.500	\$ 150.00	\$ 375.00	\$ 375.00	\$ 1,500.00	
139		(2'-6"x6'-8") Single Panel Door W/ Frame	EA	1	0%	1	\$ 725.00	\$ 725.00	2.250	\$ 150.00	\$ 337.50	\$ 337.50	\$ 1,062.50	
Hardware														
140		Doors Hardware Set	EA	2	0%	2	\$ 400.00	\$ 800.00	1.220	\$ 150.00	\$ 183.00	\$ 366.00	\$ 1,166.00	
Windows														
141		(2'-0"x4'-0") Pyramid Skylight	EA	1	0%	1	\$ 820.00	\$ 820.00	2.650	\$ 150.00	\$ 397.50	\$ 397.50	\$ 1,217.50	
142		(3'-0"x4'-0") Fixed Window W/ Frame	EA	1	0%	1	\$ 384.00	\$ 384.00	2.120	\$ 150.00	\$ 318.00	\$ 318.00	\$ 702.00	
143		(1'-0"x6'-8") Fixed Window W/ Frame	EA	2	0%	2	\$ 156.00	\$ 312.00	1.500	\$ 150.00	\$ 225.00	\$ 450.00	\$ 762.00	
Subtotal (Openings)								\$ 28,084			\$ 13,937			\$ 42,020

DIVISION 09- FINISHES														
Main Residence														
First Floor														
Partition Wall														
Stud Wall As; (15 LF, 10'-6" H)														
144		(5/8") Gypsum Wall Board	SF	315	10%	347	\$ 1.98	\$ 686.07	0.020	\$ 150.00	\$ 3.00	\$ 1,039.50	\$ 1,725.57	
145		(2x4) Wood Studs @ 16" O.C. (12 EA, 128 LF)	SF	158	10%	174	\$ 2.35	\$ 408.43	0.017	\$ 150.00	\$ 2.55	\$ 443.19	\$ 851.62	
146		(R-13) Batt Insulation	SF	158	10%	174	\$ 0.88	\$ 152.94	0.010	\$ 150.00	\$ 1.50	\$ 260.70	\$ 413.64	
147		(2x4) Top Plates	LF	30	10%	33	\$ 1.35	\$ 44.55	0.017	\$ 150.00	\$ 2.55	\$ 84.15	\$ 128.70	
148		(2x4) Bottom Plates	LF	15	10%	17	\$ 1.35	\$ 22.28	0.017	\$ 150.00	\$ 2.55	\$ 42.08	\$ 64.35	
149		Sealant (As Required)	LF	60	10%	66	\$ 0.25	\$ 16.50	0.010	\$ 150.00	\$ 1.50	\$ 99.00	\$ 115.50	
Stud Wall As; (13 LF, 8'-6" H)														
150		(1/2") Plywood Sheathing	SF	111	10%	122	\$ 1.88	\$ 229.55	0.020	\$ 150.00	\$ 3.00	\$ 366.30	\$ 595.85	
151		(5/8") Gypsum Wall Board	SF	111	10%	122	\$ 1.98	\$ 241.76	0.020	\$ 150.00	\$ 3.00	\$ 366.30	\$ 608.06	
152		(2x4) Wood Studs @ 16" O.C. (10 EA, 91 LF)	SF	111	10%	122	\$ 1.87	\$ 228.33	0.017	\$ 150.00	\$ 2.55	\$ 311.36	\$ 539.68	
153		(R-15) Batt Insulation	SF	111	10%	122	\$ 0.95	\$ 116.00	0.010	\$ 150.00	\$ 1.50	\$ 183.15	\$ 299.15	
154		(2x4) Top Plates	LF	26	10%	29	\$ 1.86	\$ 53.20	0.017	\$ 150.00	\$ 2.55	\$ 72.93	\$ 126.13	
155		(2x4) Bottom Plates	LF	13	10%	14	\$ 1.90	\$ 27.17	0.017	\$ 150.00	\$ 2.55	\$ 36.47	\$ 63.64	
156		Sealant (As Required)	LF	26	10%	29	\$ 0.95	\$ 27.17	0.010	\$ 150.00	\$ 1.50	\$ 42.90	\$ 70.07	
Cripple Stud Wall As; (30 LF, 1'-6" H)														
157		(1/2") Plywood Sheathing	SF	45	10%	50	\$ 1.02	\$ 50.49	0.020	\$ 150.00	\$ 3.00	\$ 148.50	\$ 198.99	
158		(5/8") Gypsum Wall Board	SF	45	10%	50	\$ 0.98	\$ 48.51	0.020	\$ 150.00	\$ 3.00	\$ 148.50	\$ 197.01	
159		(2x4) Wood Studs @ 16" O.C. (23 EA, 35 LF)	SF	45	10%	50	\$ 1.35	\$ 66.83	0.017	\$ 150.00	\$ 2.55	\$ 126.23	\$ 193.05	
160		(R-15) Batt Insulation	SF	45	10%	50	\$ 0.95	\$ 47.03	0.010	\$ 150.00	\$ 1.50	\$ 74.25	\$ 121.28	
161		(2x4) Top Plates	LF	60	10%	66	\$ 1.35	\$ 89.10	0.017	\$ 150.00	\$ 2.55	\$ 168.30	\$ 257.40	
162		(2x4) Bottom Plates	LF	30	10%	33	\$ 1.35	\$ 44.55	0.017	\$ 150.00	\$ 2.55	\$ 84.15	\$ 128.70	
163		Sealant (As Required)	LF	60	10%	66	\$ 0.25	\$ 16.50	0.010	\$ 150.00	\$ 1.50	\$ 99.00	\$ 115.50	
Ceiling														
164		(1/2") Painted Gypsum Board Ceiling	SF	262	10%	288	\$ 0.82	\$ 236.32	0.028	\$ 150.00	\$ 4.20	\$ 1,210.44	\$ 1,446.76	
Interior Finishes														
Floor Finishes														
165		Raised Wood Flooring	SF	262	10%	288	\$ 5.70	\$ 1,642.74	0.085	\$ 150.00	\$ 12.75	\$ 3,674.55	\$ 5,317.29	
Wall Base														
166		Wood Base	LF	24	10%	26	\$ 1.85	\$ 48.84	0.022	\$ 150.00	\$ 3.30	\$ 87.12	\$ 135.96	
Wall Finishes														
167		Paint @ Wall	SF	471	10%	518	\$ 1.82	\$ 942.94	0.020	\$ 150.00	\$ 3.00	\$ 1,554.30	\$ 2,497.24	
Opening Finishes														
168		Paint @ Door Trim	LF	130	10%	143	\$ 1.48	\$ 211.64	0.015	\$ 150.00	\$ 2.25	\$ 321.75	\$ 533.39	
169		Paint @ Door Frame	LF	65	10%	72	\$ 0.70	\$ 50.05	0.018	\$ 150.00	\$ 2.70	\$ 193.05	\$ 243.10	
170		Paint @ Window Trim	LF	789	10%	868	\$ 1.62	\$ 1,406.00	0.015	\$ 150.00	\$ 2.25	\$ 1,952.78	\$ 3,358.77	
171		Paint @ Window Frame	LF	395	10%	435	\$ 1.70	\$ 738.65	0.018	\$ 150.00	\$ 2.70	\$ 1,173.15	\$ 1,911.80	
Exterior Finishes														
172		Stucco	SF	290	10%	319	\$ 4.20	\$ 1,339.80	0.085	\$ 150.00	\$ 12.75	\$ 4,067.25	\$ 5,407.05	
173		(18"x12") Vent Access	EA	1	0%	1	\$ 130.25	\$ 130.25	0.720	\$ 150.00	\$ 108.00	\$ 108.00	\$ 238.25	
174		(18"x24") Vent Access	EA	1	0%	1	\$ 168.32	\$ 168.32	0.850	\$ 150.00	\$ 127.50	\$ 127.50	\$ 295.82	
Gym														
Partition Walls														
Stud Wall As; (18 LF, 10'-6" H)														
175		(5/8") Type-x Gypsum Wall Board	SF	378	10%	416	\$ 2.08	\$ 864.86	0.018	\$ 150.00	\$ 2.70	\$ 1,122.66	\$ 1,987.52	
176		(2x4) Wood Studs @ 16" O.C. (14 EA, 152 LF)	SF	189	10%	208	\$ 2.35	\$ 488.57	0.017	\$ 150.00	\$ 2.55	\$ 530.15	\$ 1,018.71	
177		(R-13) Batt Insulation	SF	189	10%	208	\$ 1.88	\$ 390.85	0.010	\$ 150.00	\$ 1.50	\$ 311.85	\$ 702.70	
178		(2x4) Top Plates	LF	36	10%	40	\$ 1.35	\$ 53.46	0.017	\$ 150.00	\$ 2.55	\$ 100.98	\$ 154.44	
179		(2x4) Bottom Plates	LF	18	10%	20	\$ 1.35	\$ 26.73	0.017	\$ 150.00	\$ 2.55	\$ 50.49	\$ 77.22	
180		Sealant (As Required)	LF	72	10%	79	\$ 0.25	\$ 19.80	0.010	\$ 150.00	\$ 1.50	\$ 118.80	\$ 138.60	
Stud Wall As; (8 LF, 9'-0" H)														
181		(5/8") Type-x Gypsum Wall Board	SF	144	10%	158	\$ 2.08	\$ 329.47	0.018	\$ 150.00	\$ 2.70	\$ 427.68	\$ 757.15	
182		(2x4) Wood Studs @ 16" O.C. (7 EA, 63 LF)	SF	72	10%	79	\$ 1.35	\$ 106.92	0.017	\$ 150.00	\$ 2.55	\$ 201.96	\$ 308.88	
183		(R-13) Batt Insulation	SF	72	10%	79	\$ 0.88	\$ 69.70	0.010	\$ 150.00	\$ 1.50	\$ 118.80	\$ 188.50	
184		(2x4) Top Plates	LF	16	10%	18	\$ 1.35	\$ 23.76	0.017	\$ 150.00	\$ 2.55	\$ 44.88	\$ 68.64	
185		(2x4) Bottom Plates	LF	8	10%	9	\$ 1.35	\$ 11.88	0.017	\$ 150.00	\$ 2.55	\$ 22.44	\$ 34.32	
186		Sealant (As Required)	LF	32	10%	35	\$ 0.25	\$ 8.80	0.010	\$ 150.00	\$ 1.50	\$ 52.80	\$ 61.60	
Stud Wall As; (19 LF, 9'-0" H)														
187		(5/8") Type-x Gypsum Sheathing	SF	171	10%	188	\$ 2.08	\$ 391.25	0.018	\$ 150.00	\$ 2.70	\$ 507.87	\$ 899.12	
188		(5/8") Type-x Gypsum Wall Board	SF	171	10%	188	\$ 2.08	\$ 391.25	0.018	\$ 150.00	\$ 2.70	\$ 507.87	\$ 899.12	
189		(2x4) Wood Studs @ 16" O.C. (15 EA, 137 LF)	SF	171	10%	188	\$ 2.35	\$ 442.04	0.017	\$ 150.00	\$ 2.55	\$ 479.66	\$ 921.69	
190		(R-15) Batt Insulation	SF	171	10%	188	\$ 1.95	\$ 366.80	0.010	\$ 150.00	\$ 1.50	\$ 282.15	\$ 648.95	
191		(3-1/2") Mineral Wool Insulation	SF	171	10%	188	\$ 2.20	\$ 413.82	0.025	\$ 150.00	\$ 3.75	\$ 705.38	\$ 1,119.20	
192		(2x4) Top Plates	LF											

Building Data Summary	
Project ID:	**** Residence Renovation
Location:	***** Dr. San Diego, California 92116
Scope of Work:	Everything
Date:	1/24/2024



Bid Detail	
Projected Cost	\$ 294,049
Insurance	3% \$ 8,821.48
Contingency	5% \$ 14,702.47
Overhead and Profit	15% \$ 44,107.41
Tax	0.00% \$ -
Suggested Bid	\$ 361,681

Item #	Ref. Sheet #	Item Description	Unit	Quantity	Wastage 10%	Quantity w/ Wastage	Unit Material Cost	Total Material Cost	Unit Manhour	Hourly Wage	Unit Labor Cost	Total Labor Cost	Sub Cost	Total Trade Cost
201		(1/2") Painted MRB Gypsum Board Ceiling	SF	36	10%	40	\$ 1.25	\$ 49.50	0.022	\$ 150.00	\$ 3.30	\$ 130.68	\$ 180.18	
		Interior Finishes												
		Floor Finishes												
202		Tile Flooring	SF	36	10%	40	\$ 4.58	\$ 181.37	0.092	\$ 150.00	\$ 13.80	\$ 546.48	\$ 727.85	
		Wall Base												
203		Tile Base	LF	23	10%	25	\$ 2.85	\$ 72.11	0.056	\$ 150.00	\$ 8.40	\$ 212.52	\$ 284.63	
		Wall Finishes												
204		Tile @ Wall	SF	175	10%	193	\$ 7.58	\$ 1,459.15	0.102	\$ 150.00	\$ 15.30	\$ 2,945.25	\$ 4,404.40	
205		Paint @ Wall	SF	520	10%	572	\$ 2.82	\$ 1,613.04	0.020	\$ 150.00	\$ 3.00	\$ 1,716.00	\$ 3,329.04	
		Opening Finishes												
206		Paint @ Door Trim	LF	65	10%	72	\$ 0.48	\$ 34.32	0.015	\$ 150.00	\$ 2.25	\$ 160.88	\$ 195.20	
207		Paint @ Door Frame	LF	28	10%	31	\$ 0.70	\$ 21.56	0.018	\$ 150.00	\$ 2.70	\$ 83.16	\$ 104.72	
208		Paint @ Window Trim	LF	114	10%	125	\$ 4.62	\$ 579.35	0.015	\$ 150.00	\$ 2.25	\$ 282.15	\$ 861.50	
209		Paint @ Window Frame	LF	57	10%	63	\$ 0.70	\$ 43.89	0.018	\$ 150.00	\$ 2.70	\$ 169.29	\$ 213.18	
		Exterior Finishes												
210		Stucco Finish	SF	210	10%	231	\$ 4.20	\$ 970.20	0.085	\$ 150.00	\$ 12.75	\$ 2,945.25	\$ 3,915.45	
		Subtotal (Finishes)						\$ 19,285				\$ 34,191		\$ 53,476

DIVISION 10- SPECIALTIES														
Main Residence														
211		First Floor												
		(4'-10"x5'-4") Island	EA	1	0%	1	\$ 5,200.00	\$ 5,200.00	8.650	\$ 150.00	\$ 1,297.50	\$ 1,297.50	\$ 6,497.50	
212		Countertop	SF	51	10%	56	\$ 90.00	\$ 5,049.00	0.233	\$ 150.00	\$ 34.95	\$ 1,960.70	\$ 7,009.70	
213		Backsplash Tile	LF	26	10%	29	\$ 9.32	\$ 266.55	0.048	\$ 150.00	\$ 7.20	\$ 205.92	\$ 472.47	
		Bathroom Accessories												
214		Mirror	EA	1	0%	1	\$ 148.66	\$ 148.66	0.720	\$ 150.00	\$ 108.00	\$ 108.00	\$ 256.66	
215		Coat Hook	EA	1	0%	1	\$ 35.65	\$ 35.65	0.230	\$ 150.00	\$ 34.50	\$ 34.50	\$ 70.15	
216		Soap Dispenser	EA	1	0%	1	\$ 41.65	\$ 41.65	0.300	\$ 150.00	\$ 45.00	\$ 45.00	\$ 86.65	
217		Tissue Holder	EA	1	0%	1	\$ 48.98	\$ 48.98	0.320	\$ 150.00	\$ 48.00	\$ 48.00	\$ 96.98	
218		(18" H) Grab Bar	EA	1	0%	1	\$ 29.65	\$ 29.65	0.320	\$ 150.00	\$ 48.00	\$ 48.00	\$ 77.65	
219		(36" H) Grab Bar	EA	1	0%	1	\$ 38.95	\$ 38.95	0.398	\$ 150.00	\$ 59.70	\$ 59.70	\$ 98.65	
220		(42" H) Grab Bar	EA	1	0%	1	\$ 45.00	\$ 45.00	0.420	\$ 150.00	\$ 63.00	\$ 63.00	\$ 108.00	
		GYM												
221		(2'-0" W) Vanity	LF	3	10%	3	\$ 428.32	\$ 1,413.46	0.525	\$ 150.00	\$ 78.75	\$ 259.88	\$ 1,673.33	
222		Countertop	SF	5	10%	6	\$ 85.00	\$ 467.50	0.233	\$ 150.00	\$ 34.95	\$ 192.23	\$ 659.73	
		Subtotal (Specialties)						\$ 12,785				\$ 4,322		\$ 17,107

DIVISION 11- EQUIPMENT														
Main Residence														
223		Main Level												
		Washer/Drayer	EA	1	0%	1	\$ 1,250.00	\$ 1,250.00	2.350	\$ 150.00	\$ 352.50	\$ 352.50	\$ 1,602.50	
224		Refrigerator	EA	1	0%	1	\$ 1,500.00	\$ 1,500.00	1.500	\$ 150.00	\$ 225.00	\$ 225.00	\$ 1,725.00	
225		Double Oven	EA	1	0%	1	\$ 1,322.00	\$ 1,322.00	1.500	\$ 150.00	\$ 225.00	\$ 225.00	\$ 1,547.00	
226		Gas Range W/ Hood	EA	1	0%	1	\$ 1,488.00	\$ 1,488.00	1.980	\$ 150.00	\$ 297.00	\$ 297.00	\$ 1,785.00	
		Subtotal (Equipment)						\$ 5,560				\$ 1,100		\$ 6,660

DIVISION 22- PLUMBING														
Main Residence														
227		First Floor												
		Allowance For Plumbing Pipes & Fittings	SF	220	10%	242	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ 1,315.60	
		Plumbing Fixtures												
227		Fuel Gas	EA	2	0%	2	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ -	
228		Gas Meter	EA	1	0%	1	\$ 485.60	\$ 485.60	2.200	\$ 150.00	\$ 330.00	\$ 330.00	\$ 815.60	
229		Backdraft Damper	EA	1	0%	1	\$ 198.65	\$ 198.65	1.200	\$ 150.00	\$ 180.00	\$ 180.00	\$ 378.65	
230		Single Compartment Sink	EA	1	0%	1	\$ 536.00	\$ 536.00	2.860	\$ 150.00	\$ 429.00	\$ 429.00	\$ 965.00	
		GYM												
231		Allowance For Plumbing Pipes & Fittings	SF	40	10%	44	\$ -	\$ -	0.000	\$ -	\$ -	\$ -	\$ 820.00	
		Plumbing Fixtures												
232		Lavatory	EA	1	0%	1	\$ 551.00	\$ 551.00	2.980	\$ 150.00	\$ 447.00	\$ 447.00	\$ 998.00	
233		Water Closet	EA	1	0%	1	\$ 636.00	\$ 636.00	3.250	\$ 150.00	\$ 487.50	\$ 487.50	\$ 1,123.50	
234		(2'-6"x4'-6") Glass Shower Compartment	EA	1	0%	1	\$ 1,652.00	\$ 1,652.00	5.000	\$ 150.00	\$ 750.00	\$ 750.00	\$ 2,402.00	
235		Showerhead W/ Drain	EA	1	0%	1	\$ 512.00	\$ 512.00	0.850	\$ 150.00	\$ 127.50	\$ 127.50	\$ 639.50	
		Subtotal (Plumbing)						\$ 4,571				\$ 2,751		\$ 9,458

DIVISION 25- HVAC/MECHANICAL															
GYM															
236		MEP-B	Exhaust Fan	EA	1	0%	1	\$ 185.00	\$ 185.00	0.850	\$ 150.00	\$ 127.50	\$ 127.50	\$ 312.50	
		Subtotal (HVAC/Mechanical)						\$ 185				\$ 128		\$ 313	

DIVISION 26- ELECTRICAL														
Main Residence														
237		First Floor												
		Allowance For Conduit	LF	672	10%	739	\$ 1.85	\$ 1,367.52	0.048	\$ 150.00	\$ 7.20	\$ 5,322.24	\$ 6,689.76	
238		Allowance For Wiring	LF	2016	10%	2218	\$ 2.85	\$ 6,320.16	0.010	\$ 150.00	\$ 1.50	\$ 3,326.40	\$ 9,646.56	
		Lighting & Power Fixtures												
239		Combination Carbon Monoxide Detector/Smoke Alarm	EA	2	0%	2	\$ 126.32	\$ 252.64	0.758	\$ 150.00	\$ 113.70	\$ 227.40	\$ 480.04	
240		GFCI Duplex Receptacle	EA	10	0%	10	\$ 28.65	\$ 286.50	0.320	\$ 150.00	\$ 48.00	\$ 480.00	\$ 766.50	
241		Duplex Receptacle	EA	4	0%	4	\$ 21.20	\$ 84.80	0.320	\$ 150.00	\$ 48.00	\$ 192.00	\$ 276.80	
242		Smoke Alarm Detector	EA	2	0%	2	\$ 75.00	\$ 150.00	0.685	\$ 150.00	\$ 102.75	\$ 205.50	\$ 355.50	
243		Single Pole Switch	EA	7	0%	7	\$ 11.25	\$ 78.75	0.300	\$ 150.00	\$ 45.00	\$ 315.00	\$ 393.75	
244		Spot Light-Can Light Fixture	EA	13	0%	13	\$ 95.00	\$ 1,235.00	0.755	\$ 150.00	\$ 113.25	\$ 1,472.25	\$ 2,707.25	
245		Bracket Type Fixture	EA	2	0%	2	\$ 82.00	\$ 164.00	0.852	\$ 150.00	\$ 127.80	\$ 255.60	\$ 419.60	
246		Electrical Sub Panel	EA	1	0%	1	\$ 1,200.00	\$ 1,200.00	3.750	\$ 150.00	\$ 562.50	\$ 562.50	\$ 1,762.50	
247		Manual On/Off Vancancy Sensor	EA	1	0%	1	\$ 65.00	\$ 65.00	0.452	\$ 150.00	\$ 67.80	\$ 67.80	\$ 132.80	
		Second Floor												
248		Allowance For Conduit	LF	48	10%	53	\$ 2.85	\$ 150.48	0.048	\$ 150.00	\$ 7.20	\$ 380.16	\$ 530.64	
249		Allowance For Wiring	LF	144	10%	158	\$ 0.85	\$ 134.64	0.010	\$ 150.00	\$ 1.50	\$ 237.60	\$ 372.24	
		Lighting & Power Fixtures												
250		Smoke Alarm Detector	EA	2	0%	2	\$ 75.00	\$ 150.00	0.685	\$ 150.00	\$ 102.75	\$ 205.50	\$ 355.50	
251		Combination Carbon Monoxide Detector/Smoke Alarm	EA	1	0%	1	\$ 126.32	\$ 126.32	0.758	\$ 150.00	\$ 113.70	\$ 113.70	\$ 240.02	
		GYM												
252		Allowance For Conduit	LF	432	10%	475	\$ 2.85	\$ 1,354.32	0.048	\$ 150.00	\$ 7.20	\$ 3,421.44	\$ 4,775.76	
253		Allowance For Wiring	LF	1296	10%	1426	\$ 2.99	\$ 4,262.54	0.010	\$ 150.00	\$ 1.50	\$ 2,138.40	\$ 6,400.94	
		Lighting & Power Fixtures												
254		GFI Duplex Receptacle	EA	11	0%	11	\$ 35.65	\$ 392.15	0.320	\$ 150.00	\$ 48.00	\$ 528.00	\$ 920.15	
255		Single Pole Switch	EA	5	0%	5	\$ 11.25	\$ 56.25	0.300	\$ 150.00	\$ 45.00	\$ 225.00	\$ 281.25	
256		Shutterproof Can Light Fixture	EA	1	0%	1	\$ 91.32	\$ 91.32	0.825	\$ 150.00	\$ 123.75	\$ 123.75	\$ 215.07	
257		Exhaust Fan Connection	EA	1	0%	1	\$ -	\$ -	0.350	\$ 150.00	\$ 52.50	\$ 52.50	\$ 52.50	
258		Spot Light-Can Light Fixture	EA	6	0%	6	\$ 110.00	\$ 660.00	0.755	\$ 150.00	\$ 113.25	\$ 679.50	\$ 1,339.50	
259		Bracket Type Fixture	EA	1	0%	1	\$ 82.00	\$ 82.00	0.852	\$ 150.00	\$ 127.80	\$ 127.80	\$ 209.80	
260		Combination Carbon Monoxide Detector/Smoke Alarm	EA	1	0%	1	\$ 126.32	\$ 126.32	0.758	\$ 150.00	\$ 113.70	\$ 113.70	\$ 240.02	
		Subtotal (Electrical)						\$ 18,791				\$ 20,774		\$ 39,564

												PROJECTED COST	\$ 294,049	
												INSURANCE	3%	\$ 8,821
												CONTINGENCY	5%	\$ 14,702
												OVERHEAD AND PROFIT	15%	\$ 44,107
												TAX	0.00%	\$ -
												SUGGESTED BID	\$ 361,681	

Note:
1. Please verify the equipment's and their prices with owner.
2. Online sources are used for pricing.
3. Prices can vary depending upon field conditions.