

Direct Construction Budget For - ESTATES -PHASE2

Generated On 05/10/2002

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Acct No.	Plan/Elev Mix Sq.Ft.	Plan 10A	Plan 20C	Plan 30A	Plan 30C	Plan 40B	TOTAL PHASE	AVG / UNIT	AVG / SQFT
		3	2	1	1	2	9		ACTUAL
		2100	2200	2300	2300	2500	20,300	2255	
2301	APPLIANCES	900	900	900	900	900	8100	900	0.40
40165	AUDIO SYSTEMS	1200	1200	1200	1200	1200	10800	1200	0.53
40210	CABINETS	4100	4100	4200	4200	4300	37500	4166	1.85
40115	CARPENTRY-FINISH	0	0	0	0	0	0	0	0.00
40235	CARPET UPGRADES	500	500	600	600	700	5100	566	0.25
40117	CARPENTRY-ROUGH	3400	3500	3600	3700	0	24500	2722	1.21
40310	CLEAN UP- FINAL	300	300	300	300	300	2700	300	0.13
40010	CONCRETE	1100	1200	1300	1300	1400	11100	1233	0.55
40013	CONCRETE PRECAST	800	800	800	900	900	7500	833	0.37
40232	COUNTERTOPS	1600	1750	1800	1900	2000	16000	1777	0.79
40185	DRYWALL	8000	8400	8600	9000	9200	76800	8533	3.78
40160	ELECTRIC WIRING	900	950	960	1000	1100	8760	973	0.43
40162	ELEC FIXTURES	450	450	450	500	500	4200	466	0.21
40040	FENCING, MASONRY	800	800	800	800	800	7200	800	0.35
40110	FIREPLACES	1300	1300	1450	1450	1600	12600	1400	0.62
40236	FLOORING	400	500	600	700	800	5100	566	0.25
40070	FRAMING	12500	13000	13500	14000	14500	120000	13333	5.91
40250	G. D. AND OPENERS	500	500	500	600	600	4800	533	0.24
40060	GRADING FINISH	400	400	400	400	400	3600	400	0.18
40090	HEATING/AIR	3000	3200	3500	3500	3800	30000	3333	1.48
40180	INSULATION	2400	2400	2600	2600	2800	22800	2533	1.12
40295	LANDSCAPING	750	750	750	750	750	6750	750	0.33
40040	MASONRY WALL	300	300	300	300	300	2700	300	0.13
40242	MIRRORED WARDROBE	1200	1200	1400	1400	1500	11800	1311	0.58
40140	PAINTING	2000	2000	2200	2200	2300	19000	2111	0.94
40045	PLUMBING	3100	3200	3200	3300	3500	29200	3244	1.44
40145	ROOFING	7600	7800	8000	8200	8200	71000	7888	3.50
40080	SHEET METAL	700	700	700	700	700	6300	700	0.31
40243	SHOWER DOORS/TUB	800	800	900	900	900	7600	844	0.37
30268	STUCCO	4500	4500	4800	4800	4800	41700	4633	2.05
40305	TUB & SHOWER ENCL.	400	400	400	400	400	3600	400	0.18
40105	WINDOWS	1200	1400	1500	1500	1700	12800	1422	0.63
Total Direct Cost		67100	69200	72210	74000	72850	631610	70178	31.11
Cost Per SQFT		31.95	31.45	31.40	32.17	29.14	31.11	31.11	