

## BUDGET ANALYSIS

*Date: 11/29/2023*

*All pricing valid 21 days*

### Client Information:

One Story Owner Suite and Rear Entry Addition

Address:

City, State, Zip:

Phone:

Email:

### Project Description:

1st Floor Addition- Rear Entry, Owner Suite, and Powder Room on crawl space foundation. Stucco exterior. Landscape BY OWNER. 382 sq ft addition.

NOTE: Material and Labor is included for items listed below, unless otherwise noted.				
	Qty.	Unit	Image	
01. Permits and Design				
Permit.	1	EA		
Design and Planning Process- see Design and Planning Agreement for details.	1	EA		
Engineering allowance- remote review, redline, and stamp.	1	EA		
Locate and mark all 4 property corners with new monuments and draw a full site plan- showing existing buildings, driveway, sidewalks, patios, large trees, etc.- surveyor. NOTE: This will be completed during the design phase if needed. A second design agreement will be sent during the design phase with a specific survey scope/costs to your property.	1	EA		
Subtotal - Category 1				
02. Site Prep and Demolition				
Site Prep Large Project or Addition: -Tools/equipment delivery and set up of job site. -Place yard sign and order dumpster. -Floor protection to work area. -Poly curtain walls and zipper doors to work area.	1	EA		
Demolition of work area: -Remove existing rear landing/stairs -Remove roofing -Remove overhang -Remove siding as necessary.	1	EA		
Scaffolding- set up and take down for exterior work or addition.	1	EA		
Tarps- heavy duty green tarps in area where roof is being removed.	1	EA		
Active air filtration- on the site for the duration of the project to minimize dust and particulate infiltration in non-construction areas.	1	EA		
Subtotal - Category 2				

<b>03. Landscaping and Fence</b>			
<b>Subtotal - Category 3</b>		\$ -	\$ -
<b>04. Concrete and Foundation</b>			
Pier Footing- 8" X 42" with 12" bell.	2 EA	\$ 683.06	\$ 751.37
Excavation for crawl space foundation. Assumes 42" deep.	381 SF	\$ 13,944.60	\$ 15,339.06
Strip footings- 20" X 8" w/ (2) #4 rebar continuous	59 LF	\$ 5,038.60	\$ 5,542.46
Block walls for crawl space - 12" block at 42" frost depth and 4 courses above grade. Core fills, exterior waterproofing and rigid foam on the exterior.	59 LF	\$ 12,956.40	\$ 14,252.04
Interior Drain tile and Sump Basket for new crawl space or full basement walls. -New drain tile and sump basket. -Excludes sump pump.	1 EA	\$ 1,220.00	\$ 1,342.00
Window opening- cut foundation.	1 EA	\$ 305.00	\$ 335.50
Option - Flat concrete work. 4" slab for Crawl Space. 381 SF Add \$9,500.00	0 SF	\$ 2,440.00	\$ 2,684.00
<b>Subtotal - Category 4</b>		\$ 36,587.66	\$ 40,246.43
<b>05. Masonry</b>			
<b>Subtotal - Category 5</b>		\$ -	\$ -
<b>06. Framing</b>			
Basic interior wall framing: -Flatten walls and ceiling. -Fur out as needed. -Furnish and install backers for rock and accessories.	1 EA	\$ 433.60	\$ 476.96
Bath detail- recessed medicine cabinet or custom shower niche or custom shower bench.	1 EA	\$ 214.97	\$ 236.47
Exterior wall framing. Includes 1/2" OSB sheathing.	59 LF	\$ 4,349.48	\$ 4,784.43
Pocket door frame.	1 EA	\$ 430.30	\$ 473.33
Addition floor framing OR flat roof framing. Includes 3/4" tongue and groove plywood subfloor. NOTE: Open web trusses are included for this line item. See column O and adjust wording and price to what you need/remove this bolded wording.	381 SF	\$ 8,779.76	\$ 9,657.74
Interior walls.	29 LF	\$ 889.72	\$ 978.69
Gable roof- stick framed. 1/2" OSB, "H" clips @ 24" O.C.	200 SF	\$ 5,176.72	\$ 5,694.39
Truss roof. 1/2" OSB, "H" clips @ 24" O.C. 1 story, non complicated.	381 SF	\$ 8,896.35	\$ 9,785.99
Misc. addition framing line- for unforeseen materials and labor allowance at time of budget analysis.	1 EA	\$ 6,260.00	\$ 6,886.00
Exterior Landing Framing: -Floor structure treated 2X8, 16" O.C. -Includes install of ledger board, rim joist. Includes all needed mechanical fasteners (hangers, etc.). -Excludes decking.	20 SF	\$ 720.50	\$ 792.55
Deck Stairs: -Treated 2X12 stair stringers, 12" O.C.. -Includes all needed mechanical fasteners (hangers, etc.). -Assumes 3-4' wide stairs. -Excludes decking and risers.	4 Treads	\$ 594.70	\$ 654.17
<b>Subtotal - Category 6</b>		\$ 36,746.11	\$ 40,420.72
<b>09. Roofing, Flashing, Gutters</b>			
Asphalt shingle roofing. For additions. Install only. (for additions and new roofs). Includes existing face connected to new addition.	1200 SF	\$ 7,539.60	\$ 8,293.56
Manufacturer:			
Type:			
Gutters- standard 5" and 3x4 downspouts.	70 LF	\$ 2,135.00	\$ 2,348.50
Color:			
<b>Subtotal - Category 9</b>		\$ 9,674.60	\$ 10,642.06
<b>10. Exterior Trim, Porches and Decks</b>			
Trim- Miratec or paint grade:	140 LF	\$ 1,390.00	\$ 1,529.00
Width:			
Thickness:			
Profile if backband detail:			
Texture:			
NOTE: double the LF if backband is needed as well.			

<b>Decking - 5/4" X 6" Cedar</b> with cedar colored top mount screws.	32 SF	\$ 688.64	\$ 757.50
<b>Skirting/stair riser - Cedar</b> 1X10 skirting around the perimeter of the framing and stair risers.	24 LF	\$ 556.80	\$ 612.48
<b>Railing - Cedar:</b> Newel post size: 4x4 Top and bottom rail: vertical 2X4 top and bottom supports with a 5/4 X 6 top cap Spindles: 2x2	12 LF	\$ 1,036.26	\$ 1,139.89
<b>Subtotal - Category 10</b>		<b>\$ 3,671.71</b>	<b>\$ 4,038.88</b>
<b>11. Siding, Soffit, and Fascia</b>			
<b>Demo siding</b> in affected areas.	160 SF	\$ 573.89	\$ 631.28
<b>Siding- Stucco:</b> Manufacturer: Color: Texture:	787 SF	\$ 15,122.21	\$ 16,634.43
<b>Soffits and Fascia - Aluminum:</b> Color: Smooth or texture: Vented or non-vented:	80 LF	\$ 2,049.60	\$ 2,254.56
<b>Subtotal - Category 11</b>		<b>\$ 17,745.69</b>	<b>\$ 19,520.26</b>
<b>12. Exterior Doors and Trim</b>			
<b>Entry door:</b> \$900 allowance Manufacturer: Model: Type: Exterior color: Interior color: Glass: Grids (type, size, pattern, color): Interior weather strip color: Sill/threshold color: Bore (single or double): Exterior Brickmould profile/material/color/size: if comes with door, if not specify under section 10	1 EA	\$ 1,615.60	\$ 1,777.16
<b>Full view storm door:</b> \$600 allowance Manufacturer: Model: Door Color: Hardware Color:	1 EA	\$ 1,045.00	\$ 1,149.50
<b>Deadbolt lock and knob set:</b> \$200 allowance Manufacturer: Model: Color:	1 EA	\$ 326.52	\$ 359.17
<b>Subtotal - Category 12</b>		<b>\$ 2,987.12</b>	<b>\$ 3,285.83</b>
<b>13. Windows</b>			
<b>Full frame fiberglass window:</b> \$800 allowance Manufacturer: Line: Operation type, size, jamb, tempering, egress notes: see plan/schedule Exterior color: Interior color: Glass: clear Low E2 w/ Argon is standard- modify if something else desired Grids (type, size, pattern, color): Weather strip color: Hardware type/color: WOCD: Y or N (and specify color, if diff. from hardware) Screen surround material/color: Screen color: Exterior Brickmould profile/material/color/size: if comes with window, if not specify under	6 EA	\$ 7,585.94	\$ 8,344.54
<b>Window install material</b> (flashing, caulk, shims, etc.).	6 EA	\$ 366.00	\$ 402.60
<b>Subtotal - Category 13</b>		<b>\$ 7,951.94</b>	<b>\$ 8,747.14</b>
<b>14. Plumbing</b>			

<b>Plumbing Permit.</b>	1 EA	\$ 335.50	\$ 369.05
<b>Under mount vanity sink:</b>	1 EA	\$ 571.89	\$ 629.08
<i>\$160 allowance</i>			
Manufacturer:			
Model:			
<b>Pedestal sink with a chrome P-trap:</b>	1 EA	\$ 1,161.83	\$ 1,278.01
<i>\$390 allowance</i>			
Manufacturer:			
Model:			
Faucet spread:			
<b>Lav faucet:</b>	2 EA	\$ 1,494.94	\$ 1,644.43
<i>\$300 allowance</i>			
Manufacturer:			
Model:			
Finish:			
<b>P-trap and drain collar at shower drain for tile shower pan</b> (Schluter adapter and drain cover by Castle)- see tile section.	1 EA	\$ 585.60	\$ 644.16
<b>Shower faucet, diverter and controller:</b>	1 EA	\$ 906.08	\$ 996.69
<i>\$300 allowance</i>			
Manufacturer:			
Model:			
Finish:			
<b>Toilet:</b>	2 EA	\$ 1,494.96	\$ 1,644.46
<i>\$300 allowance</i>			
Manufacturer:			
Model:			
Color:			
<b>Main floor bathroom rough-in.</b>	1 EA	\$ 3,782.00	\$ 4,160.20
<b>1/2 bath rough-in price.</b>	1 EA	\$ 3,111.00	\$ 3,422.10
<b>Roof jack</b> on new plumbing vent penetrations.	1 EA	\$ 400.10	\$ 440.11
<b>Sillcock-</b> new.	1 EA	\$ 475.80	\$ 523.38
<b>50 gallon power vented water heater</b> (when replacing a non power vented water heater). May be eligible for IRA tax rebate.	1 EA	\$ 3,706.36	\$ 4,077.00
<b>Subtotal - Category 14</b>		<b>\$ 18,026.06</b>	<b>\$ 19,828.67</b>
<b>15. HVAC</b>			
<b>Mechanical permit.</b>	1 EA	\$ 152.50	\$ 167.75
<b>Bathroom fan-</b> install and vent to the exterior.	1 EA	\$ 1,037.00	\$ 1,140.70
<b>Move an existing A/C condenser.</b>	1 EA	\$ 1,171.20	\$ 1,288.32
<b>Addition ductwork:</b>	382 SF	\$ 2,050.58	\$ 2,255.63
Vent cover color: <b>white or beige</b>			
<b>NOTE:</b> if other color desired, castle to provide- see line above; HVAC company will tell us the sizes needed.			
<b>Subtotal - Category 15</b>		<b>\$ 4,411.28</b>	<b>\$ 4,852.40</b>
<b>16. Electrical</b>			
<b>Electrical Permit.</b>	1 EA	\$ 225.70	\$ 248.27
Device color: <b>White, light almond, or ivory are standard</b>	1 EA	\$ 0.00	\$ 0.00
Switch style: <b>Pole or Decora</b>			
<b>Bathroom price for electrical:</b>	2 EA	\$ 3,660.00	\$ 4,026.00
-GFCI receptacle to code			
-Switches and wiring in bath			
-Lutron push button timer switch for the bath fan			
	1 EA	\$ 0.00	\$ 0.00
	1 EA	\$ 0.00	\$ 0.00
<b>Light fixture-</b> CBR furnish and elec install:	2 EA	\$ 531.92	\$ 585.11
<i>\$100 allowance</i>			
Manufacturer:			
Model:			
Finish:			
Bulb:			

<b>Sconce-</b> CBR furnish and elec install: \$75 allowance Manufacturer: Model: Finish: Bulb:	2 EA	\$ 466.04	\$ 512.64
<b>Bath fan-</b> CBR furnish, HVAC install, and Elec wire: Manufacturer: Panasonic Model: FV-08VRE1 NOTE: See hvac for install/venting.	1 EA	\$ 363.05	\$ 399.35
<b>Addition wiring.</b>	381 SF	\$ 4,880.61	\$ 5,368.67
<b>Electrical service mast-</b> relocate.	1 EA	\$ 1,830.00	\$ 2,013.00
<b>Sub-panel.</b>	1 EA	\$ 854.00	\$ 939.40
<b>Subtotal - Category 16</b>		<b>\$ 12,811.32</b>	<b>\$ 14,092.45</b>
<b>17. Insulation</b>			
<b>Roof insulation:</b> -R-49 Blown fiberglass insulation with poly in attic rafters. -See separate line for air chutes.	381 SF	\$ 1,189.94	\$ 1,308.93
<b>Wall insulation-</b> R-19 Insulation batts with poly.	472 SF	\$ 783.14	\$ 861.46
<b>Rim joists-</b> 3" spray foam insulation. NOTE: spray foam insulation requires people and pets to vacate the home for 24 hours while the insulation is curing.	59 LF	\$ 528.33	\$ 581.17
<b>Subtotal - Category 17</b>		<b>\$ 2,501.41</b>	<b>\$ 2,751.56</b>
<b>18. Drywall</b>			
<b>Ceilings-</b> 1/2" or 5/8" drywall with smooth finish.	281 SF	\$ 1,628.40	\$ 1,791.23
<b>Walls-</b> 1/2" drywall with smooth finish.	936 SF	\$ 5,138.64	\$ 5,652.50
<b>Drywall or plaster patch.</b>	2 EA	\$ 732.00	\$ 805.20
<b>Boom/cartage fee -</b> all projects.	1 EA	\$ 323.30	\$ 355.63
<b>Subtotal - Category 18</b>		<b>\$ 7,822.34</b>	<b>\$ 8,604.57</b>
<b>19. Tile and Stone</b>			
<b>Tile backer underlayment-</b> on floor - thickness decided on-site.	20 SF	\$ 199.50	\$ 219.45
<b>Floor:</b> \$6.50/sf allowance Manufacturer: Line: Size: Color: Thickness: Pattern: straight stack, 1/2 running bond, 1/3 running bond, chevron, herringbone, etc. NOTE: If tile dimensions 15" or more on any side, TCNA recommends that offset on install be no larger than 30%. Running bond at 50% not recommended because of cupping and crowning which causes lippage.	20 SF	\$ 786.38	\$ 865.02
<b>Threshold-</b> Corian single bevel- 36" long, approx. 1 3/4" wide: Color: glacier white or bisque Thickness: 1/4" or 1/2" NOTE: There will be an elevation difference between xxxx floor and hallway floor. We will do our best to minimize this.	1 EA	\$ 96.45	\$ 106.10
<b>Tile backer underlayment-</b> on floor - thickness decided on-site.	80 SF	\$ 798.00	\$ 877.80
<b>Floor:</b> \$6.50/sf allowance Manufacturer: Line: Size: Color: Thickness: Pattern: straight stack, 1/2 running bond, 1/3 running bond, chevron, herringbone, etc. NOTE: If tile dimensions 15" or more on any side, TCNA recommends that offset on install be no larger than 30%. Running bond at 50% not recommended because of cupping and crowning which causes lippage.	80 SF	\$ 2,746.52	\$ 3,021.17

<b>Threshold-</b> Furnish and install new wood threshold, stained and finished to match existing wood floors. <b>NOTE:</b> There will be an elevation difference between xxxx floor and hallway floor. We will do our best to minimize this.	1 EA	\$ 273.24	\$ 300.56
<b>Prep for tiled shower floor</b> (includes packing pan and waterproofing). Drain info: Schluter- point drain- classic, 4", square, stainless is the standard that is included unless otherwise specified. KD4 GRK E Manufacturer: Model: Finish: Type: Shape: Cover: Curb or curbless: <b>NOTE:</b> If curbless and linear drain is not at shower entrance, framing must be modified- see framing section	1 EA	\$ 915.85	\$ 1,007.44
<b>Shower floor:</b> \$10.50/sf allowance Manufacturer: Line: Size: Color: Thickness: Pattern: straight stack, 1/2 running bond, 1/3 running bond, chevron, herringbone, etc. <b>NOTE:</b> Recommended to chose tile 3x3 or smaller to allow for slope. If upgrade to line drain, larger tiles can be used.	20 SF	\$ 813.94	\$ 895.33
<b>Tile backer.</b> Standard for shower or wet walls.	96 SF	\$ 919.30	\$ 1,011.23
<b>Large format tile on shower surround walls using spacers.</b> \$4.50/sf allowance Manufacturer: Line: Size: Color: Thickness: Pattern: <b>NOTE:</b> Tile extends to ceiling on shower walls. While ceiling furring is included to avoid slivers/wedges of tile, due to the nature of existing older homes, some may be unavoidable. Castle will minimize them as much as possible. <b>NOTE:</b> If tile dimensions 15" or more on any side, TCNA recommends that offset on install be no larger than 30%. Running bond at 50% not recommended because of cupping and crowning	96 SF	\$ 4,570.32	\$ 5,027.35
<b>Accent tile:</b> \$16.50/sf allowance Manufacturer: Line: Size: Color: Thickness: Pattern: <b>Niche-stock size:</b> Size: 6"x12", 12"x12", 20"x12", or 28"x12" pre-made niches. See plan. <b>NOTE:</b> These are meant to fit btw 16" o.c. framing. <b>NOTE:</b> Tile material cost is in the sf above.	4 SF	\$ 333.34	\$ 366.67
<b>Edging- (figured per 8' stick):</b> Manufacturer: Schluter Style: Jolly Finish: Thickness: x, to match tile	1 EA	\$ 539.05	\$ 592.95
<b>Grout- Tec Grout:</b> Color: Line: power grout, sanded, or unsanded (power grout not recommended for walls; sanded if grout lines over 1/8" is recommended; unsanded on natural or glass recommended; designer to specify grout joints) Size: Location:	4 EA	\$ 135.71	\$ 149.28
<b>Stock Material Costs</b> - Denshield, Mud, Self Leveler, Mastic, Thinset, Redguard, Tape, Caulk, Sponges, Silicone, etc. <b>NOTE:</b> Include on all tile projects.	1 EA	\$ 1,352.44	\$ 1,487.68

<b>Subtotal - Category 19</b>		<b>\$ 14,772.54</b>	<b>\$ 16,249.80</b>
<b>20. Millwork, Doors, Hardware</b>			
<b>Base shoe molding:</b>	82 LF	\$ 535.15	\$ 588.66
Manufacturer:			
Model:			
Species:			
Size:			
Location:			
<b>Base molding</b> - classic 1X and top cap:	117 LF	\$ 2,628.17	\$ 2,890.99
Manufacturer:			
Model top cap:			
Species:			
Size of 1x:			
Size of top cap:			
Location:			
<b>Casing</b> - classic 1X with a backband:	300 LF	\$ 6,189.90	\$ 6,808.89
Manufacturer:			
Model backband:			
Model 1x:			
Species:			
Size overall:			
Picture framed: Y or N			
Stool detail (thickness/extension) and apron detail (height, model #): or NA			
Location:			
<b>Jamb:</b>	20 LF	\$ 440.04	\$ 484.04
Species:			
Size:			
Location:			
<b>NOTE:</b> The casing for the opening is on the casing line.			
<b>Pre-hung door:</b>	4 EA	\$ 2,783.88	\$ 3,062.27
Manufacturer:			
Model:			
Species:			
Style:			
Core: solid or hollow			
Finish hinge:			
Bore: single			
<b>Pocket door:</b>	1 EA	\$ 557.15	\$ 612.87
Manufacturer:			
Model:			
Species:			
Style:			
Jamb and stop: included			
Core: solid or hollow			
Finish hinge:			
<b>NOTE:</b> see pocket door frame in framing.			
<b>Door knob/handle hardware:</b>	4 EA	\$ 327.52	\$ 360.27
<i>\$30 allowance</i>			
Manufacturer:			
Model:			
Type: privacy, passage, dummy			
Finish:			
<b>Door stop:</b>	4 EA	\$ 72.12	\$ 79.33
<i>\$5 allowance</i>			
Manufacturer:			
Model:			
Type: wall mount, hinge mount, etc.			
Finish:			
<b>Pocket door hardware:</b>	1 EA	\$ 174.20	\$ 191.62
<i>\$50 allowance</i>			
Manufacturer:			
Model:			
Type: passage or privacy			
Finish:			

<b>Closet organizational system-</b> basic melamine. <b>Manufacturer:</b> <b>Model:</b> <b>Color:</b> <b>Details:</b> <b>Size/shape:</b> see plan <b>Location:</b>	8 LF	\$ 1,479.28	\$ 1,627.21
<b>Subtotal - Category 20</b>		<b>\$ 15,187.41</b>	<b>\$ 16,706.15</b>
<b>21. Cabinetry, Countertops and Appliances</b>			
<b>Medicine Cabinet:</b> recessed medicine cabinet (includes all hardware): <b>Manufacturer:</b> <b>Model:</b> <b>RO:</b> <b>Species:</b> <b>Color:</b>	1 EA	\$ 621.88	\$ 684.06
<b>Knobs and pulls:</b> <i>\$7 allowance</i> <b>Manufacturer:</b> <b>Model:</b> <b>Size-</b> center set: <b>Projection:</b> <b>Finish:</b> <b>Location:</b>	4 EA	\$ 79.44	\$ 87.38
<b>CABINET SPECS:</b> Cabinet Line: Crystal Current, Keyline, or Encore Box Type: Framed, Inset, or Frameless Door Construction: MDF or Wood Door Style: Drawer Style: 5 piece or slab Drawer box construction: Interior material: current- natural melamine on particle board substrate standard or natural basswood veneer on plywood substrate upgrade, white melamine on particle board substrate available current frameless, all plywood green core box with natural maple veneer available if keyline; finished interiors of any cabinets would be noted on plans. Wood Species: Finish: paint or stain Color: Sheen: Specialties: (distressing, highlights, etc.) Crown: Shoe: Yes Finished end: Furniture groove finished end (standard) or optional upgrade to flush finished Any applied doors or end panels to sides or backs of cabinets will be noted on plans. If not on drawing, not included. Crystal accessories (location noted on plan): Other accessories provided by Castle (location noted on plan): <del>Other modifications will be noted on plan, examples: finished bottoms, recessed bottoms</del>	1 EA	\$ 0.00	\$ 0.00
<b>Prep for Cabinet install.</b> Meet delivery truck, unload, unbox cabinets, breakdown cardboard.	2 LF	\$ 70.69	\$ 77.75
<b>Vanity base cabinets:</b> <b>Manufacturer:</b> Crystal Cabinets <b>Model:</b> Current or frameless current <b>NOTE:</b> see specs above.	4 LF	\$ 1,443.18	\$ 1,587.50
<b>Quartz vanity top:</b> 24-60" mid range quartz vanity countertop with under mount sink cut-out. <b>Color:</b> <b>Edge profile:</b> <b>Thickness:</b> <b>Undermount sink (Y or N):</b> <b>Front overhang:</b> 1 1/4" from box is standard for framed and frameless, 1" from box is standard for inset <b>Side overhang:</b> 1" from box is standard <del>Corner overhang 1/2" is standard</del>	1 EA	\$ 1,677.50	\$ 1,845.25
<b>Subtotal - Category 21</b>		<b>\$ 3,892.68</b>	<b>\$ 4,281.95</b>
<b>22. Specialties</b>			



<b>Bathroom accessories-</b> budget- 3 items: \$40 allowance (13.33 ea.) Manufacturer: Towel bar size/model: Towel bar size/model: Towel ring size/model: Toilet paper holder size/model: Robe hook size/model: Finish:	1 EA	\$ 215.55	\$ 237.11
<b>Bathroom accessories-</b> moderate- 3 items: \$60 allowance (20ea) Manufacturer: Towel bar size/model: Towel bar size/model: Towel ring size/model: Toilet paper holder size/model: Robe hook size/model: Finish:	1 EA	\$ 239.95	\$ 263.95
<b>Grab bar:</b> \$100 allowance Manufacturer: Model: Finish:	2 EA	\$ 456.30	\$ 501.93
<b>Shower curtain rod-</b> permanent/screw in: Manufacturer: Model: Finish:	1 EA	\$ 162.12	\$ 178.33
<b>Subtotal - Category 22</b>		<b>\$ 1,073.92</b>	<b>\$ 1,181.31</b>
<b>23. Flooring</b>			
<b>Floor transitions:</b> Manufacturer: Type: t mold, reducer, etc. Finish: Locations:	2 EA	\$ 97.60	\$ 107.36
<b>Hardwood flooring- 3/4" solid:</b> Species: Grade: Plank width: Finish: natural or stain color Sheen: Oil or water based:	248 SF	\$ 4,489.99	\$ 4,938.99
<b>Subtotal - Category 23</b>		<b>\$ 4,587.59</b>	<b>\$ 5,046.35</b>
<b>24. Painting and Decorating</b>			
<b>In house set up, prep, clean up-</b> 2 or more rooms.	1 EA	\$ 580.75	\$ 638.83
<b>Ceilings-</b> prime and painting: Color: Standard flat ceiling white Rooms:	281 SF	\$ 671.73	\$ 738.90
<b>Walls-</b> prime and paint: Manufacturer: Color name and #: Sheen: Rooms:	936 SF	\$ 1,651.29	\$ 1,816.42
<b>Molding (base, casing)-</b> priming and painting: Manufacturer: Color name and #: Sheen: satin is standard Items: base, casing, crown, etc. Rooms or locations:	417 LF	\$ 3,993.82	\$ 4,393.20
<b>Interior door-</b> priming and painting of a door: Manufacturer: Color name and #: Sheen: satin is standard Locations: NOTE: includes both sides and jamb of unit.	5 EA	\$ 1,512.88	\$ 1,664.16

Exterior door- finish:	1 EA	\$ 612.88	\$ 674.16
Manufacturer:			
Color name and # door:			
Color name and # jamb:			
Sheen: satin is standard			
Locations:			
NOTE: includes both sides and jamb of unit.			
Paint or stain match by Castle. Take sample to store, get matched, and approved by client.	1 EA	\$ 231.00	\$ 254.10
Subtotal - Category 24		\$ 9,254.34	\$ 10,179.77
<b>25. Clean Up and Debris Removal</b>			
Disposal and clean-up:	1 EA	\$ 1,382.24	\$ 1,520.47
-Remove all site prep, wipe down and broom sweep area.			
-Haul all extra material off site.			
NOTE: This doesn't include professional cleaning. Deep clean available at additional cost to be handled on a change order at end of project.			
Street permit:	4 MO	\$ 463.60	\$ 509.96
-Minneapolis street use permit for dumpster.			
NOTE: If dumpster can be placed on driveway or lawn this can cost can be saved.			
10 Yard mini roll-off dumpster:	1 EA	\$ 452.62	\$ 497.88
-Smaller truck for smaller places.			
-2.5 ton maximum			
NOTE: for 30 days only. See line below for additional months.			
20 Yard roll-off dumpster:	2 EA	\$ 1,078.48	\$ 1,186.33
-10 ton maximum.			
NOTE: for 30 days only. See line below for additional months.			
Additional cost if Needed - Portable restroom:	0 MO	\$ 0.00	\$ 0.00
-Regular. Add \$1,200.00 for 4 months.			
NOTE: This cost can be saved if Client is ok with making a bathroom in the house available to Castle and our trade partners.			
Subtotal - Category 25		\$ 3,376.94	\$ 3,714.64
Project Subtotal		\$ 233,039.27	\$ 255,768.19
26. Designer Oversight & Project Management		\$ 24,469.12	\$ 26,916.04
27. Overhead and Profit		\$ 38,451.48	\$ 42,296.63
<b>Grand Total**</b>		\$ 295,959.87	\$ 325,555.85
<p>MN License # BC005657</p> <p><b>**Important Notice**</b></p> <p><b>**This is only a ballpark guesstimate. This does not represent actual prices, only a best guess based on Castle's past experiences. There are still many unknowns that can affect pricing at this point.</b></p>			
Check or Cash Discount Low 2.5%*	\$ 7,399.00	Check or Cash Discount High 2.5%*	\$ 8,138.90
			\$ 288,560.87
			\$ 317,416.96

## Custom Design Showrooms



5 W. Diamond Lake Rd  
Minneapolis, MN 55419  
P) 612-789-8509



2600 Johnson St. NE  
Minneapolis, MN 55418  
P) 612-789-8509



362 Snelling Ave S.  
St. Paul, MN 55105  
P) 651-699-4164

Showroom maps & hours can be found on our website at [www.CASTLEBRI.com](http://www.CASTLEBRI.com)

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