

Cost Estimate

Description	Qty	Price	UM	Draw	Me	Total
1	IMPORTANT: BE SURE TO INCLUDE					
2	SALES TAX AND DELIVERY CHARGES					
3						
4	LAND					
5	• Lot Price					
6	• Closing Costs on Lot					
7	• Interest On Lot					
8						
9	TOTAL LAND (LINES 5-7)					
10						
11	DESIGN					
12	* Architecture					
13	• Engineering					
14	• Blueprints					
15						
16	TOTAL DESIGN (LINES 12-14)					
17						
18	CONSTRUCTION LOAN					
19	• Appraisal					
20	• Point(s)					
21	• Closing Costs					
22	• Interest					
23	• Builder's Risk Insurance					
24	• Initial Survey					
25						
26	TOTAL LOAN (LINES 19-24)					
27						
28	PERMITS					
29	• Septic Tank					
30	• Building					
31	• Electrical (usually included in electrician's quote)					
32	• Mechanical (HVAC) (usually included in heating quote)					
33	• Plumbing (usually included in plumber's quote)					
34	• Tree Removal					
35	• Curb Cut					
36						
37	TOTAL PERMITS (LINES 29-35)					
38						
39	UTILITIES					
40	• Underground Electric Service					
41	• Water Tap and Meter					
42	• Sewer Tap and Connect Fee					
43	• Temporary Electric Power					
44						
45	TOTAL UTILITIES (LINES 40-43)					
46						
47						
48						
49	PAGE TOTALS (LINES 9, 16, 26, 37, 45)					
50						

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Note: For each item on your estimate enter a quantity (Qty), a unit price (Price), and the amount (if any) you plan to pay personally (Me) rather than your construction loan (Draw). For "Lump Sum" quotes enter a quantity of 1 in the Qty (quantity) Column, and the Lump Sum quote in the Price Column. Excel will do all of the other calculations including what will be paid for each item from your construction loan draw, the total for each item, Section Totals, Page Totals, and Summary Page Totals.

Cost Estimate

	Description	Qty	Price	UM	Draw	Me	Total
51	SITE PREPARATION						
52	• Rough Stake						
53	• Clearing, Grading, Hauling						
54	• Fill Dirt						
55	• Locate Corners						
56							
57	TOTAL SITE PREP (LINES 52-55)						
58							
59	FOOTINGS						
60	• Layout, Dig, and Pour						
61	• Steel						
62	• Concrete						
63	• Drains						
64	TOTAL FOOTINGS (LINES 60-63)						
65							
66	FOUNDATIONS						
67	• Concrete						
68	• Brick						
69	• Block						
70	• Mortar						
71	• Sand						
72	• Steel						
73	• Vents						
74	• Damp Proofing						
75	• Backfill						
76	• Labor						
77	• Foundation Survey						
78							
79	TOTAL FOUNDATIONS (LINES 67-77)						
80							
81							
82							
83							
84							
85	PAGE TOTALS (LINES 57, 64, 79)						
86							
87							
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89							
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97							
98							
99							
100							



	Description	Qty	Price	UM	Draw	Me	Total
101	SLAB (IF APPLICABLE)						
102	• Fill Dirt						
103	• Sand						
104	• Backfill Labor						
105	• Polyethelene						
106	• Wire Mesh						
107	• Styrofoam (Perimeter Insulation)						
108	• Steel						
109	• Grade Stakes						
110	• Form Materials						
111	• Concrete						
112	• Set Up and Finishing						
113							
114	TOTAL SLAB (LINES 102-112)						
115							
116	SOIL TREATMENT FOR TERMITES						
117							
118	FRAMING - FLOORS						
119	• Sills						
120	• Steel Posts						
121	• Steel Beams						
122	• Microlams						
123	• Joists						
124	• Hangers						
125	• Cross Bracing						
126	• Floor Decking						
127	• Glue						
128							
129	FRAMING - WALLS						
130	• Base Plates						
131	• Studs						
132	• Top Plates						
133	• Header Materials						
134	• Corner Bracing						
135	• Sills, Jacks, and Cripples						
136	• Back Out Materials						
137	• Insulated Sheathing						
138	• Chimney Framing Materials						
139	• Bracing Materials						
140							
141							
142							
143	TOTAL FLOOR AND WALL FRAMING (LINES 119-139)						
144							
145							
146	PAGE TOTAL (LINES 114, 116, 143)						
147							
148							
149							
150							



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	Description	Qty	Price	UM	Draw	Me	Total
151	FRAMING - CEILINGS						
152	• Beams						
153	• Ceiling Joists						
154	• Headers and Trimmers						
155							
156	FRAMING - ROOF						
157	• Truss Package						
158	• Bracing Materials						
159	• Ridge Board						
160	• Ridge Rafter						
161	• Valley Rafter						
162	• Rafters						
163	• Lookout Material						
164	• Barge Rafter						
165	• Dormer Materials						
166	• Cricket Materials						
167	• Roof Decking						
168	• Roof Clips						
169	• 15# Felt						
170	• Gable Vents						
171	• Strong Ties						
172	• Framing Labor						
173							
174	CEILING AND ROOF FRAMING (152-172)						
175							
176	TOTAL FRAMING (LINES 143, 174)						
177							
178	MASONRY WALLS						
179	• Block						
180	• Sills						
181	• Lintels						
182	• Block Ties						
183	• Sand						
184	• Mortar						
185	• Steel						
186	• Concrete						
187	• Masonry Labor						
188							
189	TOTAL MASONRY WALLS (LINES 179-187)						
190							
191							
192							
193	PAGE TOTAL (LINES 174, 189)						
194							
195							
196							
197							
198							
199							
200							

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	Description	Qty	Price	UM	Draw	Me	Total
201	ROOF						
202	• Roofing Shingles						
203	• Eave Drip						
204	• Flashing						
205	• Ridge Vents						
206	• Roof Ventilators						
207	• Nails						
208	• Roofing Labor						
209							
210	TOTAL ROOFING (LINES 202-208)						
211							
212							
213	WINDOWS						
214							
215	EXTERIOR DOORS						
216	• Exterior Doors						
217	• Garage Door						
218							
219	TOTAL EXTERIOR DOORS (LINES 216, 217)						
220							
221	CORNICE, VENEER, & EXTERIOR TRIM						
222	• Siding						
223	• Masonry Veneer						
224	• Brick						
225	• Stone						
226	• Sand						
227	• Mortar						
228	• Ties						
229	• Lintel						
230	• Masonry Labor						
231	• Stucco (Including Materials)						
232	• Cornice Materials						
233	• Sub Fascia						
234	• Fascia						
235	• Soffit						
236	• Soffit Vents						
237	• Frieze Board						
238	• Shingle Mould						
239	• Dental Mould						
240	• Crown Moulding						
241	• Corner Trim						
242	• Window Trim/Mould						
243	• Door Trim and Mould						
244	• Flashing						
245							
246	CORNICE, VENEER, EXTERIOR TRIM CONTINUED ON NEXT PAGE						
247							
248	PAGE TOTAL (LINES 210, 213, 219, 246)						
249							
250							

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Cost Estimate

	Description	Qty	Price	UM	Draw	Me	Total
251	CORNICE, VENEER, EXT. TRIM CONTINUED						
252	• Shutters						
253	• Porch Columns						
254	• Pediment and Pilasters						
255	• Porch Materials						
256	• Flooring						
257	• Ceiling						
258	• Columns/Posts						
259	• Handrail						
260	• Trim						
261	• Nails						
262	• Siding and Trim Labor						
263							
264	TOTAL CORNICE, VENEER, EXTERIOR TRIM (222-262)						
265							
266	FIREPLACE						
267	• Face Brick						
268	• Fire Brick						
269	• Flue Liner						
270	• Mortar						
271	• Sand						
272	• Lintel						
273	• Damper						
274	• Ash Dump						
275	• Gas Lighter (Including Gas Line)						
276	• Masonry Labor						
277	• Prefab Fireplace						
278	• Chase Top						
279	• Hearth and Profile (Materials and Labor)						
280							
281	TOTAL FIREPLACE (LINES 267-279)						
282							
283	ELECTRICAL						
284	• Subcontract - Includes: Labor, Wire, Outlets,						
285	Switches, Boxes, Connectors, Meter,						
286	Service Entrance, Panel and Breakers,						
287	• Lighting Fixture (Allowance) Includes: Door Bell,						
288	and Smoke Detectors						
289	• Ceiling Fan						
290	• Whole House Fan						
291							
292	TOTAL ELECTRICAL (LINES 284-290)						
293							
294							
295							
296	PAGE TOTAL (LINES 264, 281, 292)						
297							
298							
299							
300							

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Cost Estimate

Description	Qty	Price	UM	Draw	Me	Total
301 APPLIANCES AND SPECIAL EQUIPMENT						
302 • Range						
303 • Range Hood						
304 • Cook Top						
305 • Oven						
306 • Microwave						
307 • Trash Compactor						
308 • Disposal						
309 • Refrigerator						
310 • Dishwasher						
311 • Electronic Air Filter						
312 • Intercom System						
313 • Built-In Vacuum System						
314 • Security System						
315 • Garage Door Opener						
316						
317 TOTAL APPLIANCES (LINES 302-315)						
319 HVAC SYSTEM						
320 • Subcontract - Includes: Labor; Heating/Air						
321 Conditioning System; Humidifier and						
322 Dehumidifier; Ducts, Dampers, and Vents						
323 For Range Hood, Fireplace, Bath Fans,						
324 and Dryer.						
325						
326 TOTAL HVAC (LINE 320)						
328 PLUMBING						
329 • Subcontract - Includes: Labor; Supply,						
330 Waste, and Vent Pipes, and Fittings;						
331 Bathtubs, Prefab Showers and Shower Pans,						
332 Sinks, Vanity Bowls, and Toilets; Shower						
333 Heads, Faucets, Sill Cocks; Water Heater;						
334 Gas Lines						
335						
336 TOTAL PLUMBING (LINE 329)						
338 WELL						
340 SEPTIC TANK						
342 SOLAR SYSTEM (LABOR AND MTLs)						
345 PAGE TOTAL (LINES 317, 326, 336, 338, 340, 342)						
346						
347						
348						
349						
350						

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Description		Qty	Price	UM	Draw	Me	Total
351	INSULATION - Materials and Subcontract						
352							
353	DRYWALL - Materials and Subcontract						
354							
355	INTERIOR DOORS AND TRIM						
356	• Doors						
357	• Base Moulding						
358	• Base Cap						
359	• Casing						
360	• Crown Moulding						
361	• Chair Rail						
362	• Shoe Mould						
363	• Shelving						
364	• Closet Rods						
365	• Rod Cups						
366	• Shelf and Rod Brackets						
367	• Shelf Cleating						
368	• Stairs						
369	• Stringers						
370	• Treads						
371	• Risers						
372	• Handrail & Fittings						
373	• Newells						
374	• Balusters						
375	• Skirt Board						
376	• Pre-Fab Unit						
377	• Panelling						
378	• Plywood						
379	• Picture Mould						
380	• Panel Mould						
381	• 1x Materials						
382	• Window Trim						
383	• Stool						
384	• Mull						
385	• Stop						
386	• Apron						
387	• Drop Ceiling Mtls.						
388	• Disappearing Stairs						
389	• Nails						
390	• Glue						
391	• Trim Labor Incl Shoe Mould and Undercut Doors						
392							
393	TOTAL INTERIOR DOORS AND TRIM (LINES 356 -391)						
394							
395							
396	PAGE TOTALS (LINES 351, 353, 393)						
397							
398							
399							
400							

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	Description	Qty	Price	UM	Draw	Me	Total
401	HARDWARE						
402	• Entry Lockset						
403	• Bedroom Locksets						
404	• Bathroom Locksets						
405	• Passage Doorsets						
406	• Dummy Locksets						
407	• Deadbolts						
408	• Window Locks And Sash Lifts						
409	• Door Stops (Base Board)						
410	• Door Stops (Hinge Type)						
411	• Bath Accessories						
412	• Towel Holders						
413	• Soap Dish						
414	• Toothbrush Holder						
415	• Tumbler Holder						
416	• Medicine Cabinet						
417	• Shower Curtain Rod						
418	• Glass Fireplace Door						
419	• Hardware Labor						
420							
421	TOTAL HARDWARE (LINES 402-419)						
422							
423	CABINETS AND VANITIES						
424	• Wall Cabinets, Base Cabinets, and Vanities						
425	Including Installation						
426	• "Cultured" Marble Vanity Tops						
427							
428	TOTAL CABINETS AND VANITIES (PAGES 424-426)						
429							
430	PAINTING (Mtls and Labor)						
431							
432	WALLPAPER						
433	• Wallpaper						
434	• Labor Including Sizing And Paste						
435							
436	TOTAL WALLPAPER (LINES 433, 434)						
437							
438	WROUGHT IRON (Mtls and Labor)						
439							
440	GLASS						
441	• Mirror						
442	• Tub Enclosure						
443	• Shower Enclosure						
444	• Installation Of Glass Products						
445							
446	TOTAL GLASS (LINES 441-444)						
447							
448							
449	PAGE TOTAL (LINES 421, 428, 430, 436, 438, 446)						
450							



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Cost Estimate

Description		Qty	Price	UM	Draw	Me	Total
451	CERAMIC TILE - Materials and Labor						
452							
453	FLOORS AND FLOOR COVERINGS						
454	• Carpet Including Pads and Installation						
455	• Vinyl Tile Including Installation						
456	• Wood Floors Including Installation						
457							
458	TOTAL FLOOR COVERING (LINES 454-456)						
459							
460	SCREEN PORCH						
461	• Framing And Ceiling Materials						
462	• Screening						
463	• Screen Mould						
464	• Screen Door						
465	• Screen Door Hardware						
466	• Labor						
467							
468	TOTAL SCREEN PORCH (LINES 461-466)						
469							
470	DECK						
471	• Concrete (Footings)						
472	• Framing Materials						
473	• Decking						
474	• Handrail Materials						
475	• Nails						
476	• Labor						
477							
478	TOTAL DECK (LINES 471-476)						
479							
480	WALKS, DRIVES, AND PATIOS						
481	• Form Materials and Stakes						
482	• Wire Mesh						
483	• Joint Materials						
484	• Concrete						
485	• Labor						
486	• River Rock Or Other Special Finishes - Materials						
487	and Subcontract						
488							
489	TOTAL WALKS, DRIVES, PATIOS (LINES 481-487)						
490							
491							
492							
493							
494	PAGE TOTAL (LINES 451, 458, 468, 478, 489)						
495							
496							
497							
498							
499							
500							

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Cost Estimate

Description	Qty	Price	UM	Draw	Me	Total
501 LANDSCAPING						
502 • Subcontract - Includes: Finish Grading,						
503 Seeding, Sodding, Shrubs, Ground						
504 Covers, and Trees.						
505 • Other Landscape Construction (Retaining Walls,						
506 Steps, Etc.) Including Materials and Labor						
507						
508 TOTAL LANDSCAPING (502-506)						
509						
510 GUTTERS AND DOWNSPOUTS						
511						
512 CLEANING						
513 • Site Clean Up - Haul Trash						
514 • Clean Out House During Construction						
515 • Final House Cleaning Incl. Windows						
516 • Cleaning Brick and Concrete Surfaces						
517						
518 TOTAL CLEANING (LINES 513-516)						
519						
520 EQUIPMENT RENTAL						
521						
522 INSPECTIONS						
523						
524 SUPERINTENDING						
525						
526 CONTINGENCY						
527						
528						
529 PAGE TOTALS (LINES 508, 510, 518, 520, 522, 524, 526)						
530						
531						
532						
533						
534						
535 GRAND TOTALS (FROM PAGE TOTALS)						
536						
537						
538						
539						
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541						
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546						
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549						
550						



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Cost Estimate				Summary		
Description			Draw	Me	Total	
1	LAND	Line 9				
2	DESIGN	Line 16				
3	CONSTRUCTION LOAN	Line 26				
4	PERMITS	Line 37				
5	UTILITIES	Line 45				
6	SITE PREPARATION	Line 57				
7	FOOTINGS	Line 64				
8	FOUNDATIONS	Line 79				
9	SLAB	Line 114				
10	SOIL TREATMENT	Line 116				
11	FRAMING	Line 176				
12	MASONRY WALLS	Line 189				
13	ROOFING	Line 210				
14	WINDOWS	Line 213				
15	EXTERIOR DOORS	Line 219				
16	CORNICE, VENEER, & EXTERIOR TRIM	Line 264				
17	FIREPLACE	Line 281				
18	ELECTRICAL	Line 292				
19	APPLIANCES AND SPECIAL EQUIPMENT	Line 317				
20	HVAC SYSTEM	Line 326				
21	PLUMBING	Line 336				
22	WELL	Line 338				
23	SEPTIC TANK	Line 340				
24	SOLAR SYSTEM	Line 342				
25	INSULATION	Line 351				
26	DRYWALL	Line 353				
27	INTERIOR DOORS AND TRIM	Line 393				
28	HARDWARE	Line 421				
29	CABINETS AND VANITIES	Line 428				
30	PAINTING	Line 430				
31	WALLPAPER	Line 436				
32	WROUGHT IRON	Line 438				
33	GLASS	Line 446				
34	CERAMIC TILE	Line 451				
35	FLOORS AND FLOOR COVERINGS	Line 458				
36	SCREEN PORCH	Line 468				
37	DECK	Line 478				
38	WALKS, DRIVES, AND PATIOS	Line 489				
39	LANDSCAPING	Line 508				
40	GUTTERS AND DOWNSPOUTS	Line 510				
41	CLEANING	Line 518				
42	EQUIPMENT RENTAL	Line 520				
43	INSPECTIONS	Line 522				
44	SUPERINTEND	Line 524				
45	CONTINGENCY	Line 526				
46						
47		GRAND TOTAL				
48						
49						
50						

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