



THIS ESTIMATE HAS BEEN PREPARED FOR

SAMPLE ESTIMATE

PROJECT ADDRESS

Address

MEASURED BY : LINDSAY HOPE BScQS : USING THE COSTX SYSTEM BY EXACTAL



25 Artesia Close
Shamrock Park
Maukau 2016

19-May-14

TEL 09 537 3906
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JOB REFERENCE	H10903
YOUR REF	xxxx
BUILDERS NAME	Builder's Name
BUILDERS PHONE	xxxxxxx
DRAWINGS	As emailed
OWNERS NAME	Owner's Name
DESIGNER	Architect's Name
SITE ADDRESS	Address

NOTES:

THIS IS AN ESTIMATE, THE QUANTITIES, INCLUDING WASTE ALLOWANCES ARE APPROXIMATE. ACCURACY AND COMPLETENESS ARE NOT GUARANTEED. ANY ALLEGED DISCREPANCIES WILL BE INVESTIGATED, HOWEVER NO LIABILITY WILL BE ACCEPTED FOR ANY ACTUAL DISCREPANCIES, HOWSOEVER CAUSED.

THIS ESTIMATE HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF SAMPLE ESTIMATE AND MAY NOT BE USED BY A THIRD PARTY WITHOUT THE PERMISSION OF HOPE AND ASSOCIATES.

THIS ESTIMATE IS BASED SOLELY ON THE DOCUMENTS AND INFORMATION SUPPLIED AND IS NOT TO BE USED FOR ORDERING OF MATERIALS.

PLEASE VERIFY ITEMS REQUIRED TO MATCH EXISTING.

VERIFY DESCRIPTIONS AGAINST ACTUAL REQUIREMENTS - EQUIVALENT OR SIMILAR PRODUCTS MAY BE SUBSTITUTED FOR THE PURPOSE OF THIS ESTIMATE.

MATERIAL PRICES ARE FROM PLACEMAKERS AND AN AVERAGE DISCOUNT STRUCTURE HAS BEEN APPLIED.

NOTE: The totals on the summary page have combined the labour & material reflected separately on the detailed pages following.

**19-May-14
Address
Job Reference:**

H10903



ESTIMATE TRADE SUMMARY

NOTE: REFER ALSO TO THE CAUTIONARY NOTES ON THE COVER PAGE

PRELIMINARY & GENERAL			37,919.50
DEMOLITION			0.00
EXCAVATION, FILLING			14,679.64
REINFORCING STEEL			3,531.61
CONCRETE, FORMWORK, VAPOUR BARRIER			16,021.37
PRECAST CONCRETE			0.00
CONCRETE BLOCKWORK			12,060.22
WATERPROOFING			0.00
CARPENTRY	CARPENTRY COLLECTION	214,816.94	
SUB FLOOR FRAMING			8,737.39
FLOOR FRAMING AND FLOORING			24,406.29
WALL FRAMING			33,637.18
CEILING FRAMING			5,544.00
POSTS AND BEAMS			1,267.50
ROOF FRAMING			43,512.02
DECKS AND PERGOLAS			18,644.34
EXTERNAL CLADDING AND TRIM			41,179.41
INSULATION			12,072.91
INTERNAL CARPENTRY LININGS AND TRIM			10,517.72
GIB BOARD LININGS EXCLUDING STOPPING			15,298.18
STRUCTURAL STEEL			0.00
SPOUTING, GUTTERING & DOWN PIPES			3,394.00
ROOFING			30,505.00
BRICKWORK			0.00
SOLID PLASTER, PLASTER SYSTEMS			0.00
EXTERNAL WINDOWS, DOORS & GLAZING			23,939.00
GIBRALTAR BOARD STOPPING			6,009.00
METALWORK			1,200.00
STAIRS & BALUSTRADES			0.00
DOORS AND FRAMES			7,979.66
GLAZING, GLASS SHOWERS			0.00
JOINERY FITTINGS			33,000.00
APPLIANCES			6,000.00
HEATING AND COOLING SYSTEMS			0.00
CENTRAL VACUUM			0.00
PLUMBING			28,875.00
ELECTRICAL			17,694.00
DRAINAGE			8,000.00
PAINTING			20,198.90
FLOOR COVERINGS			20,070.00
CERAMIC TILING AND WATERPROOFING			7,600.00
SITE WORKS			21,055.71
PROVISIONAL SUMS			0.00
	TOTAL ESTIMATE NET		\$ 534,550.00
	PROFIT & OVERHEAD MARGIN	10.0%	53,455.00
			\$ 588,005.00
	CONTINGENCY SUM	5.0%	29,400.00
	TOTAL ESTIMATE WITH CONTINGENCY		\$ 617,405.00
	G.S.T.	15.0%	92,611.00
	TOTAL ESTIMATE INCLUDING G.S.T.		\$ 710,016.00
	TOTAL ESTIMATE ROUNDED TO		\$710,000.00
	RATE PER M2 (excluding G.S.T.)		\$2,393.00

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
PROFILES						
90 x 45 Radiata NO1 H1.2 KD PG	83	LM		10.0	3.40	282.20
150 x 25 radiata box UT RS	55	LM		6.7	2.50	137.50
FORMWORK						
70 x 45 Radiata SG8 H1.2 KD PG	67	LM		14.7	2.85	190.95
150 x 25 radiata box UT RS	111	LM		24.4	2.50	277.50
HARDFILL, SAND & CONCRETE						
Scoria or basecourse fill average 150mm thick	16	M3		13.2	67.19	1,075.04
Sand blinding 25 mm thick	2.6	M3		4.3	78.03	202.88
Machine hire	34	M3			40.00	1,360.00
20 MPa concrete in footings	6.7	M3		14.7	238.69	1,599.22
20 MPa concrete in pile bases	4.7	M3		25.9	238.69	1,121.84
20 MPa concrete in slab and thickenings	8.8	M3		19.4	238.69	2,100.47
17.5 MPa grout in blockwork	5.2	M3		14.3	254.85	1,325.22
Approximate formwork allowance		Sum		6.7		300.00
REINFORCING STEEL						
Bars						
D12 reinforcing in footings & block work 6m	66	bars		14.5	8.45	557.70
R6 stirrups 250 x 150	89	No		4.9	0.75	66.75
R6 links 200 wide	10	No		0.6	0.43	4.30
D12 reinforcing in starters, slab corners 6m	36	bars		7.9	8.45	304.20
Mesh						
SE62 RES mesh (8.49m2 cover) seismic grade	10	sheets		9.9	61.38	613.80
Accessories						
Black tie wire 1.6 x 300mm 1kg	11	bundles	included		3.66	40.26
Bar chairs PVC	182	No	included		0.30	54.60
EXTERNAL CONCRETE PAVING						
Scoria or basecourse 100mm thick	4	M3		3.3	67.19	268.76
20 MPa concrete in slab and edge thickening	4.4	M3		12.1	214.41	943.40
FOUNDATION HARDWARE						
250 um polythene (4 x 25m roll)	1	roll		5.5	117.48	117.48
48 mm adhesive tape (30m roll)	2	rolls	included		8.69	17.38
110 diameter draincoil	41	LM		5.0	7.30	299.30
110 diameter filter sleeve	41	LM	included		1.93	79.13
DPC AND FIXINGS						
Powers screw bolt M12 150mm BT12150	38	No		4.2	4.89	185.82
Powers Hex Anchor M12 100mm HS12100	81	No		22.3	0.71	57.51
100 dampcourse (20m roll)	5	rolls		3.3	10.80	54.00
SUB FLOOR						
Piles						
125 x 125 square house piles H5 900mm	5	No		2.8	10.51	52.55
125 x 125 square house piles H5 1200mm	10	No		6.1	16.34	163.40
125 x 125 square house piles H5 1500mm	10	No		6.6	21.61	216.10
125 x 125 square house piles H5 1800mm	6	No		4.3	23.97	143.82
125 x 125 square house piles H5 2100mm	6	No		4.6	28.77	172.62
125 x 125 square house piles H5 2400mm	6	No		5.0	31.28	187.68
125 x 125 square house piles H5 2700mm	6	No		5.3	36.04	216.24
Stainless steel wire dogs	88	No		2.9	1.29	113.52
12 Kn stainless steel anchor pile pack fastenings	5	No		1.7	44.71	223.55
Bearers, Braces, Brackets						
190 x 45 radiata H3.2 PG bearer	144.0	LM		31.7	6.95	1,000.80
90 x 70 radiata No1 H4 PG braces	69.6	LM		10.0	7.60	528.96
M12 x 200 stainless steel coach bolt	58	No		6.4	11.88	689.04
Bowmac B108 stainless steel bracket	1	No		0.6	81.67	81.67
M16 x 280 stainless steel coach bolt & nut	2	No		1.1	15.50	31.00
M16 stainless steel square washers 50 x 50 x 3	4	No	included		3.83	15.32
Stringers and Plates						
140 x 45 radiata H3.2 PG	20.0	LM		3.4	5.25	105.00

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
JOISTS						
190 x 45 radiata H1.2 PG KD sub-floor	580.8	LM		115.0	6.98	4,053.98
190 x 45 radiata H3.2 PG KD sub-floor	84.0	LM		16.6	7.75	651.00
70 x 45 radiata H1.2 PG KD flooring edge support	49	LM		7.0	2.85	139.65
FLOORING						
21mm UT flooring plywood 2400 x 1200mm T&G	59	sheets		64.9	89.42	5,275.78
21mm H3 flooring plywood 2400 x 1200mm T&G	7	sheets		7.7	96.35	674.45
Twinfast pozidrive ZC 32 x 6 250	20	Pack		29.7	9.38	187.60
Adhesive 375ml sturdi-bond	66	cartr.		7.3	8.13	536.58
6 Hardies tile & slate underlay 1800 x 1200mm	9	sheets		5.0	25.25	227.25
FRAMING - ALL RANDOM						
Base						
90 x 45 radiata H3.2 PG	55	LM		7.9	3.50	192.50
Wall						
70 x 45 radiata H1.2 PG KD	65	LM		8.6	2.85	185.25
90 x 45 radiata H1.2 PG KD	2411	LM		344.8	3.40	8,198.08
Lintels (As detailed)						
140 x 45 radiata SG8 H1.2 PG KD	37.8	LM		6.2	5.30	200.34
190 x 45 radiata SG8 H1.2 PG KD	26.7	LM		5.3	6.98	186.37
240 x 45 radiata SG8 H1.2 PG KD	14.1	LM		3.4	8.98	126.62
250 x 100 flitch beam	8.3	LM		4.6	125.00	1,037.50
Bracing						
(AS DETAILED)						
(SEE INTERNAL LININGS FOR BRACELINE)						
GIB HandiBrac	32	Pair		5.3	14.86	475.52
Roof						
Roof trusses	327	LM		61.1	41.50	13,570.50
Galvanised joist hangers 47 x 90	43	No		7.1	1.70	73.10
Number of Z nails per end	2	No				
Galvanised Z nails	190	No		6.3	0.33	62.70
90 x 45 radiata H1.2 PG KD	91	LM		13.0	3.40	309.40
140x 20 radiata merchant H3.2 MG RL valley	40	LM		8.8	5.82	232.80
Multigrips	20	No		2.2	0.64	12.80
Soffit Framing						
70 x 45 radiata H3.2 PG KD	83.4	LM		11.9	3.05	254.37
90 x 45 radiata H3.2 PG KD	66.2	LM		9.5	3.80	251.56
Ceiling Strapping						
140 x 40 radiata H1.2 PG KD	172	LM		24.6	4.45	765.40
70 x 40 radiata merchant H1.2 PG KD	452	LM		54.7	1.80	813.60
Purlins						
70 x 45 radiata H1.2 PG KD	535	LM		70.6	2.85	1,523.33
DECKS						
Timber Decks with Open Decking						
125 x 125 square house piles H5 600mm	2	No		1.0	6.91	13.82
125 x 125 square house piles H5 900mm	2	No		1.1	10.51	21.02
125 x 125 square house piles H5 1200mm	2	No		1.2	16.34	32.68
125 x 125 square house piles H5 2700mm	6	No		5.3	36.04	216.24
125 x 125 square house piles H5 3000mm	6	No		5.6	40.31	241.86
Stainless steel wire dogs	36	No		1.2	1.29	46.44
90 x 70 radiata H4 MG bracing	8.0	LM		1.8	7.60	60.80
M12 x 220 stainless steel coach bolt to last	8	No		0.9	16.88	135.04
20 MPa concrete in piles/post bases	1.3	M3		12.9	238.69	310.30
190 x 45 radiata H3.2 PG bearers	48.6	LM		9.7	6.95	337.77
140 x 45 radiata H3.2 PG stringer	17.7	LM		3.5	5.25	92.93
M12 x 90 stainless steel coach screws	19	No		3.1	4.69	89.11
140 x 45 radiata H3.2 PG joists	176.7	LM		35.0	5.25	927.68
90 x 20 kwila decking	533	LM		64.5	6.95	3,704.35
Woodpecker SS M5.5x50, 250 pack	11	Pack		0.6	90.66	997.26
BALUSTRADES						
Open Railing With Balusters						
90 x 90 radiata H5 MG posts	27.0	LM		8.0	10.88	293.76
115 x 19 radiata H3.2 DG clears palings	90.0	LM		9.9	8.00	720.00

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
90 x 45 radiata H3.2 PG	74.4	LM		12.3	3.50	260.40
M12 x 160 stainless steel coach bolt	46	No		5.1	11.88	546.48
M12 stainless steel square washers 50 x 50 x 3	92	No	included		1.86	171.12
INSULATION						
Underfloor						
Expol u/floor 1200 x 360 x 60mm	370	No		28.5	4.93	1,824.10
Expol u/floor wire guard 20m (to wrap elec cables)	1	rolls	included		13.83	13.83
Expol u/floor fixings 50 bag (high wind areas)	1	bags	included		17.97	17.97
Underslab						
Expol-X (XPS) R1.55 2510 x 610 x 50mm underslab	58	Sheets		9.6	49.58	2,875.64
Walls						
R2.4 Earthwool	185	M2		8.4	7.40	1,369.00
Ceiling						
R3.6 Pink Batts	259	M2		24.1	9.43	2,442.37
BUILDING PAPER						
Walls						
Thermakraft Watergate Plus (100m2 roll)	2	rolls		5.5	304.52	609.04
Thermakraft 25 x 250m stud strap	1	rolls	included		11.92	11.92
Rapid staples 140-08 5000s	1	boxes	included		16.80	16.80
Aluband Tape 150 x 25m	3	rolls		9.9	111.80	335.40
Corner soakers to openings	34	No		3.7	2.00	68.00
Roof						
Thermakraft 215 self support building paper (50m2 roll)	8	rolls		22.0	101.86	814.88
SOFFITS						
6mm Hardiflex 2.4 x 1.2m	14	Sheets		15.4	44.97	629.58
Hardijointer PVC 2400 6mm	3	No	included		8.43	25.29
FASCIAS & BARGE BOARDS						
150 x 25 radiata H3 finger jointed D4S PP fascia	90	LM		21.8	7.33	659.70
EXTERIOR CLADDING & FINISHINGS						
Base Lining						
90x 25 Rad Mch H3 MG RL, spaced 5mm gap	319	LM		38.6	2.14	682.66
12mm shadowclad grooved H3 plywood 2400 x 1200mm	13	Sheets		10.7	115.64	1,503.32
Base vents	10	No	included		18.00	180.00
Main Wall Sheathing						
45 x 18mm radiata No2 H3.2 RS RL	329	LM		29.0	1.04	342.16
12mm shadowclad grooved H3 plywood 2400 x 1200mm	9	Sheets		7.4	115.64	1,040.76
200 x 25 bevel back H3 finger jointed P/P W/Boards	930	LM		133.0	12.34	11,476.20
Tradeflash 100 x 2700mm corner flashing	7	No		1.2	28.98	202.86
PVC cavity closer 21mm	108	LM		17.8	14.10	1,522.80
140 x 20 radiata DG H3 KD D4S SL (garage door)	10	LM		1.3	8.55	85.50
70 x 20 radiata DG H3 KD D4S SL (garage door facings)	10	LM		1.0	4.13	41.30
90 x 20 radiata DG H3 KD D4S SL (corner boxing)	24	LM		2.6	5.83	139.92
70 x 20 radiata DG H3 KD D4S SL (corner boxing)	24	LM		2.4	4.13	99.12
Flat soakers 200mm galvanised	93	No	included		1.23	114.39
Scribers H3 finger jointed pre primed MOFP 13	104	LM		41.2	1.96	203.84
Eaves mould H3 finger jointed pre primed MOFP 40	83	LM		16.4	3.95	327.85
Primer (laps & ends) (2 litre)	2	cans		3.3	48.51	97.02
RTV paintable silicone 375ml	12	Cartr.		5.3	10.72	128.64
INTERIOR LININGS						
Wall						
10mm gibraltar board	586	M2		90.2	5.79	3,392.94
10mm gibraltar board aqualine	105	M2		16.2	11.60	1,218.00
Slimline external angle 2700mm long	5	No	included		8.00	40.00
White silicone 300ml	6	cartr.	included		10.72	64.32
Ceiling						
13mm gibraltar board	237	M2		57.4	7.35	1,741.95
13mm gibraltar board aqualine	21	M2		5.1	15.90	333.90
Gib fix (4 litre)	3	No	included		42.13	126.39

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
INTERIOR TRIM - ASSUMED DETAILS						
Finger Jointed Pine						
Cornice 40mm bevelled	272	LM		56.8	2.61	709.92
Skirting 60 x 10 bevel 1 edge	187	LM		39.1	3.01	562.87
Architrave 40 x 10 bevel 1 edge (internal doors & openings)	197	LM		30.3	2.04	401.88
Architrave 40 x 10 bevel 1 edge (external wdws & doors)	123	LM		18.9	2.04	250.92
70 x 20 radiata DG UT KD D4S RL (hwc)	13	LM		1.7	3.44	44.72
INTERNAL DOORS & FRAMES						
Hollow core coloured rimu clashing strip 1 edge						
Frames are 25mm grooved for gib, no architraves						
Prehung single with planted stop	14	No		15.4	91.28	1,277.92
Prehung double with planted stop	2	No		3.3	192.85	385.70
Sliding door frame double includes track	1	No		2.2	212.25	212.25
Cavity slider single includes track 1060mm wide	1	No		1.7	534.47	534.47
Fox wedges timber 20	29	Pkt	included		8.08	234.32
Base door complete	1	No		1.1	100.00	100.00
INTERNAL DOOR HARDWARE						
Provisional Sum (\$150/door)		Sum		27.0		2,700.00
NAILS - Indicative Only						
8T10 nailplate connectors (top plate connectors)	84	No	included		1.48	124.32
Impulse nail & fuel bright 90 x 3.15mm (3000)	5	boxes	included		117.17	585.85
Impulse C40 brad/fuel pack (2000)	2	boxes	included		44.43	88.86
Impulse nail & fuel galvanised 90 x 3.15mm (3000)	2	cases	included		230.70	461.40
50 x 2.5 flat head galvanised 5kg	2	boxes	included		52.17	104.34
60 x 2.8 jolt head galvanised 5kg	1	boxes	included		34.77	34.77
Impulse nail & fuel galvanised ring 65mm (1000)	1	boxes	included		206.35	206.35
25 x 6 SH EDL drywall 1000	7	pkts		11.6	22.15	155.05
32 x 6 SH EDL drywall 1000	3	pkts		5.0	23.06	69.18
Miscellaneous fixings suggested allowance				10.0		2,000.00
				SUB TOTAL HOURS C/F	2285	
				NET ESTIMATE EX YARD C/F		115,080.02

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
LABOUR HOURS AND MATERIALS SUB TOTAL			B/F	2285	B/F	115,080.02
SUB CONTRACT WORK						
<i>THE SUBCONTRACTOR AMOUNTS ARE A GUIDE ONLY - FIRM COMPETITIVE QUOTATIONS MUST BE OBTAINED AND SUBSTITUTED FOR THE AMOUNTS INCLUDED BELOW.</i>						
SITE CLEARANCE						
Allowance for site clearance		Sum				3,000.00
EXCAVATION FOR BUILDING CONSTRUCTION						
Bulk excavation and cart away	35	M3		3.9	45.00	1,575.00
Excavate for footing trenches	9	M3		2.0	130.00	1,170.00
Average excavation of footing trenches	0.45	M deep assumed				
Excavate for timber piles & posts	67	No			40.00	2,680.00
Tipping costs (if required)	50	M3			30.00	1,512.96
(NO ALLOWANCE HAS BEEN MADE FOR EXCAVATING IN ROCK OR REMOVING TREE STUMPS)						
Trench for services 600 x 100mm (For water and cabled services - drainage inc. in drainage rates. Includes chain digger and allowance for backfilling)	20	LM			25.00	500.00
GROUT PUMP						
Grout pump hire	5.2	M3	40.00			300.00
CONCRETE PUMP						
Concrete pump - establishment and 10m3 pumping	2	Visit			550.00	1,100.00
BLOCKWORK						
200mm blockwork	54	M2			180.00	9,720.00
SAWCUTTING						
Sawcut slab 25mm deep	33	LM	MINIMUM			200.00
ROOFING SUBCONTRACT						
Edge protection	79	LM			15.00	1,185.00
Valleys	18	LM			40.00	728.00
Lead flashings etc.	18	LM			40.00	720.00
Asphalt shingle on ply (ply elsewhere)	294	M2			88.00	25,872.00
15mm UT roofing plywood 2400 x 1200mm T&G	118	sheets			149.97	17,696.46
Allowance for flashings to roofing		Sum				2,000.00
SPOUTING SUBCONTRACT						
Colorsteel 125mm x 0.6mm	80	LM			35.00	2,800.00
80dia Colorsteel downpipe	18	LM			33.00	594.00
GARAGE DOOR						
Sectional 4800 x 2100mm colorsteel installed	1	No			1900.00	1,900.00
Merlin auto door opener	1	No			500.00	500.00
EXTERIOR uPVC JOINERY						
External windows doors & double glazing	33.7	M2		61.2	470.00	15,839.00
Allowance for dummy window	2.0	No		2.2	350.00	700.00
Allowance for flashings to windows & doors		Sum				830.00
Allowance for face fixed shutters (10 No)		Sum				1,000.00
METALWORK						
Wrought iron fake balcony & railing		Sum				1,200.00
GYPSUM AND VILBOARD STOPPING						
Gibraltar board stopping - level 4	904	M2			6.50	5,876.00
Stop to slimline corners	14	LM			9.50	133.00

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
<u>CABINETWORK</u>						
Kitchen fittings - estimate - Provisional Sum		Sum				30,000.00
Wardrobe fitouts - estimate - Provisional Sum		Sum				2,000.00
Laundry fittings - estimate - Provisional Sum		Sum				1,000.00
<u>APPLIANCES</u>						
Appliances - Estimate - Provisional Sum		Sum				6,000.00
<u>ELECTRICAL SUBCONTRACT</u>						
	\$17,694	PROVISIONAL SUM				
Underground Mains	20	LM			25.00	500.00
Switch board	1	No			790.00	790.00
Wire range, oven or cook top	1	No			158.00	158.00
Wire hot water cylinder/instant water heater	1	No			151.00	151.00
Wire only dishwasher	1	No			75.00	75.00
Wire only wastemaster	1	No			75.00	75.00
Wire & install power outlet	47	No			70.00	3,290.00
Wire & install light outlet	52	No			65.00	3,380.00
Supply and fit light fittings valued at (\$50)	52	No			85.00	4,420.00
Wire & install exterior light	6	No			110.00	660.00
Supply & wire heated towel rail	3	No			250.00	750.00
Supply & wire extract fan	3	No			224.00	672.00
Security system allowance		Sum				1,300.00
Smoke detector allowance (battery)	2	No			39.00	78.00
TV antenna installation	1	No			500.00	500.00
TV reticulation & outlets	4	No			85.00	340.00
Telecom incoming service PC		Sum				180.00
Telecom reticulation & outlets	5	No			75.00	375.00
<u>PLUMBING SUBCONTRACT</u>						
	\$25,710	PROVISIONAL SUM				
Connection & meter	1	No			200.00	200.00
Water main	20	LM			15.00	300.00
W.C. suite complete	4	No			650.00	2,600.00
Bidet	1	No			800.00	800.00
Proprietary shower cubicle complete & floor waste	3	No			900.00	2,700.00
Shower mixer and slide set complete	3	No			700.00	2,100.00
Wall hung wash hand basin complete	4	No			600.00	2,400.00
Bath complete	1	No		3.3	600.00	600.00
Stainless steel laundry tub complete	1	No			485.00	485.00
Stainless steel sink unit complete	1	No			750.00	750.00
Hot water cylinder, complete	1	No			1365.00	1,365.00
Pressure reduce & relief valves	1	No			550.00	550.00
External hose tap	3	No			120.00	360.00
Pipework, supply & wastes, traps etc.						10,500.00
<u>GASFITTING</u>						
	\$3,000	PROVISIONAL SUM				
Provisional Sum		Sum				3,000.00
<u>DRAINAGE SUBCONTRACT</u>						
	\$8,000	PROVISIONAL SUM				
Provisional Sum		Sum				8,000.00
<u>PAINTING SUBCONTRACT</u>						
	\$20,199	PROVISIONAL SUM				
<u>EXTERIOR</u>						
Exterior walls	172	M2			25.00	4,300.00
Base	62	M2			22.00	1,364.00
Hardies soffit painted	35	M2			18.00	630.00
Exterior trim	18	M2			18.00	324.00
<u>INTERIOR</u>						
Interior walls painted	691	M2			12.20	8,430.20
Ceilings	258	M2			9.20	2,373.60
Skirting & cornice not exceeding 150mm	459	LM			2.80	1,285.20
Window jamb & architrave not exceeding 150mm	103	LM			2.80	288.40
Doors frames & architraves	83	M2			14.50	1,203.50
<u>FLOOR FINISHES AND TILING</u>						
Sanding for laminate flooring		Sum				150.00

Hope & Associates						19-May-14
DESCRIPTION	QUANTITY	UNIT	NOTES	TOTAL HRS	MATERIAL RATE \$	TOTAL \$
Laminate Flooring	166	M2			120.00	19,920.00
Tiling to floors (including tile supply only price of \$55/m2)	41	M2			125.00	5,125.00
Waterproofing to tiled areas	33	M2			75.00	2,475.00
SITE WORKS						
Driveway						
Indicative overall rate of drive	141	M2			65.00	9,165.00
Timber Pole Retaining Wall Under 1200 High						
Retaining wall length measured	37	LM				
Average retained height	0.9	LM				
Boring	34	LM			11.00	374.00
150 SED permapole H5 1800mm long	38	No		41.8	22.50	855.00
17.5 MPa concrete in post bases	3.3	M3		32.7	217.78	718.67
150 x 50 radiata retaining grade H4 RH SL	245	LM		48.5	4.06	994.70
110 diameter novaflo drain coil including filter sock	37	LM		4.5	7.51	277.87
Granular backfill retaining wall	13	M3		10.7	65.32	849.16
Miscellaneous						
Clothesline allowance	1	No		3.3	300.00	300.00
Eascrete premixed concrete 40kg	2	Bag	included		13.77	27.54
Letter box and support post allowance	1	No		1.1	350.00	350.00
Eascrete premixed concrete 40kg	1	Bag	included		13.77	13.77
				Hrs	2500	\$
SUB TOTALS						371,610.05
PRELIMINARY & GENERAL				7.1%	of total estimate	
Footpath protection				2.0		100.00
Sediment control		Sum				600.00
Insurance - all risks based on total value					0.40%	2,284.00
Insurance - loose materials and plant only based on total value					0.15%	857.00
Contract allowances (meetings, progr., bond,etc)	26	Weeks		57.2	10.00	260.00
Estimating						1,156.50
Set out site				17.2		194.00
Shed (owned not rented)				4.0		300.00
Security fence - \$1/wk +\$120 transport +\$5/m install & rem.	20	LM				740.00
Temporary power		Installation & Power Use				800.00
Temporary water		Use Permanent Connection				600.00
Portaloo \$30/week + \$35/2 week cleaning	26	Weeks			50.00	1,300.00
Telephone - use cellphone	26	Weeks			40.00	1,040.00
Miscellaneous plant & expendibles					0.25%	1,428.00
Scaffolding allowance		Sum				4,000.00
Supervision allowance	\$500.00	per Week				13,000.00
Freight allowance		Sum				3,120.00
Building rubbish removal (hours & bins)	3	No		13.2	320.00	960.00
Final clean prior to handover						500.00
LABOUR ALLOWANCE (45 HR.WEEK)=	2.2	Operatives (Average)				
FOR A CONSTRUCTION PERIOD OF -->	26	WEEKS				
(THIS DURATION IS BASED ON CARPENTER'S HOURS ONLY AND DOES NOT RELATE TO THE ACTAL CONTRACT PERIOD)						
TOTAL LABOUR INCLUDES A DIFFICULTY LOADING OF THE FOLLOWING PERCENTAGE				10.00%		
TOTAL MATERIALS AND SUB-CONTRACTS				\$404,850.00		
TOTAL LABOUR HRS x RATE				2594	50.00	\$129,700.00
TOTAL ESTIMATE NET				\$534,550.00		
PROFIT & OVERHEAD MARGIN				10.0%		
				\$588,005.00		
CONTINGENCY SUM				5.0%		
				\$29,400.00		
				\$617,405.00		
G.S.T.				15.0%		
				\$92,611.00		
TOTAL ESTIMATE INCLUDING G.S.T.					\$710,016.00	