

COTTINGLEY SPRINGS
PRELIMINARY BUDGET ESTIMATE REVISION 3

	Site A		Site B		Combined	Comments
	£	£	£	£	£	
Internal Works						
Kitchen works	22,000.00		90,000.00			- Site A - PS of £200.00 for kitchen repair, vinyl floor, new extractor fan and decoration. - Site B - New kitchen supplied by Howden's, vinyl flooring, unbond and skim to walls and ceilings, new lights, electrical circuits, extractor fan, new consumer unit and tiling/decoration.
Bathroom works	61,500.00		61,000.00			- New Ideal Standard Bath, W/C and wash hand basin from the Alto range, new Triton T80 ZR 8.5KW electric shower with shower screen and electrical supply, vinyl flooring , unbond and skim to walls and ceiling, new light, extractor fan and tiling/ decoration.
Works to Entracnce	7,500.00		-			- New vinyl flooring, unbond and skim to all walls/ ceiling and decoration
Works to W/C	<u>-</u>	91,000.00	<u>34,000.00</u>	185,000.00	276,000.00	- New Ideal Standard W/C and wash hand basin from the Alto range, vinyl flooring, new light, core hole and new extract fan, unbond and skim all walls and ceiling and tiling/ decoration.
External Works						
Asbetos surveys	4,000.00		4,000.00			- Rock wool insulation to the loft and blown insulation into the cavity walls
Cavity/ loft insulation	6,000.00		6,000.00			
UPVC Sofits and facias	4,000.00		4,000.00			
UPVC Rain water goods	5,500.00		5,500.00			
Access scaffold for roofing works	4,000.00		4,000.00			
External light	2,000.00		2,000.00			
Repoint verges/ small sections of brick work	4,500.00		1,500.00			- This is an estimate based of all 21 properties being rerendered with through coloured render (note not including insulated render) - No drainage works included - This is an estimate base on all 21 properties requiring 75m2 of Hot rolled asphalt (excluding drainage)
2 external power points	3,000.00		3,000.00			
New electric meter box	1,500.00		1,500.00			
Hack off existing and render	0.00		76,000.00			
Aco Drainage	0.00		0.00			
Scabble surface course and retarmac	0.00		75,000.00			
Install new UPVC windows	0.00		17,000.00			
Install new UPVC External door	<u>0.00</u>	34,500.00	<u>8,500.00</u>	208,000.00	242,500.00	
Gas supply/ Heating						
Heating system to each plot	50,000.00		52,500.00			- New gas fired boiler with 3 nr. radiators to each property
On site excavation by STG	26,000.00		54,000.00			- estimate for trenching and backfill on site
Quote for gas supply and connections	<u>55,500.00</u>	131,500.00	<u>0.00</u>	106,500.00	238,000.00	
		<u>257,000.00</u>		<u>499,500.00</u>	<u>756,500.00</u>	
Overheads @ 5%		13,000.00		25,000.00	38,000.00	
Profit @ 3%		8,000.00		15,000.00	23,000.00	
Preliminaries		25,000.00		50,000.00	75,000.00	
Contingencies @ 10%		30,500.00		57,000.00	87,500.00	
Anticipated Construction Cost		<u>333,500.00</u>		<u>646,500.00</u>	<u>980,000.00</u>	

The costs contained in this report are current as at February 2013, and excludes any allowance for;

- Professional fees
 - VAT
 - Inflation
 - Surveys
 - Asbestos removal
 - Decanting
- Major service diversions
 - Contamination removal
 - Yorkshire Housing fees/cost
 - Planning
 - Building regulations