

# Building Cost Estimate

DASTIN.COM.AU

BUILDER:	JOHN CITIZEN	PC / PS FIGURE:	M2 FOR WORKS	236.00	(B1)	(B2)	B1+B2 = 100%
REPORT:	1 SAMPLE STREET	CHECK ITEM:	M2 RATE	\$ 4,013.34	\$ 823,607.03	\$ 823,607.03	100.00%
DATE:	Thursday, 25 October 2018	QUOTED ITEM:					
SPECS:	YES Provided						

NO.	AREA	DETAIL	DETAIL 2	(O)	UNIT	(I)	(S)	= (I) + (S)	= (O)x(xS)	NOTE ALL INC GST	TOTAL	%
				QTY		INSTALL	SUPPLY	COST	SUB TOTAL			
0.00	Notes	Please see end of sheet for specific notes on estimate Estimated project time frame - excluding any delays or holidays		10	item months			\$ - \$ -	\$ - \$ -		\$ -	0.00%
1.00	Insurances / Permits											
		Building Permit	By owner		item			\$ 2,700.00	\$ -			
		Other Permits	By owner		item			\$ 2,700.00	\$ -			
		Home Warranty Insurance		1	item			\$ 3,300.00	\$ 3,300.00			
		Indemnity Insurance (in course of construction)		1	item			\$ 1,500.00	\$ 1,500.00			
		Public Liability Insurance		1	item			\$ 500.00	\$ 500.00			
		WorkCover Insurance (part of yearly premium)		1	item			\$ 500.00	\$ 500.00			
									\$ 5,800.00			0.70%
2.00	Documentation											
		Architectural Design or Drafting services			item			\$ -	\$ -			
		Soil Testing			item			\$ -	\$ -			
		Engineering design & associated fees			item			\$ -	\$ -			
		Energy Rating			item			\$ -	\$ -			
		Contribution fee's (by others)			item			\$ -	\$ -			
		Property Information Report			item			\$ -	\$ -			
		Dilapidation reports for surrounding properties			item			\$ 800.00	\$ -			
									\$ -			0.00%
3.00	Tender process											
		Estimator		1	item			\$ 3,200.00	\$ 3,200.00			
		Estimator - Written Quote			item			\$ 300.00	\$ -			
		Estimator - detailed report			item			\$ 1,800.00	\$ -			
		Builders Time			hrs.			\$ 100.00	\$ -			
									\$ 3,200.00			0.39%
4.00	Site Setup											
	(A) Labour											
		Project Management		1	item			\$ 20,000.00	\$ 20,000.00			
		Office / Vehicle overheads			item			\$ 5,000.00	\$ -			
		Site Supervision			weeks			\$ 2,000.00	\$ -			
		Site Labourer			item			\$ 5,000.00	\$ -			
	(B) Surveyor											
		Land surveyor for property setout		1	item			\$ 1,100.00	\$ 1,100.00			
		Surveyor to place points for brickworks / Levels			item			\$ 500.00	\$ -			
	(C) Services											
		Services - all (by others)			item			\$ 300.00	\$ -			
		Services - Gas		1	item			\$ 1,000.00	\$ 1,000.00			
		Services - Elec		1	item			\$ 1,500.00	\$ 1,500.00			
		Water Tapping (by others)			item			\$ 300.00	\$ -			
	(D) - Others											
		Site Signage		1	item			\$ 300.00	\$ 300.00			
		Permits and Traffic management		1	item			\$ 500.00	\$ 500.00			
		Council Fines - inner city areas		1	item			\$ 500.00	\$ 500.00			
		Make good of footpath etc. for services		1	item			\$ 500.00	\$ 500.00			
									\$ 25,400.00			3.08%
5.00	Hire Items											
		Hire General	Miscellaneous	1	item			\$ 1,500.00	\$ 1,500.00			
		Tarp Hire			item			\$ 1,000.00	\$ -			
		Site Shed Hire			months			\$ 400.00	\$ -			
		Site Toilet		10	months			\$ 125.00	\$ 1,250.00			
		Temp Fence Hire Inc. erecting & dismantle		20	Lin M			\$ 25.00	\$ 500.00			
		Temp Hoarding to Front of property			Lin M			\$ 80.00	\$ -			
		Temp Power Pole Inc. erecting & Power		1	item			\$ 1,800.00	\$ 1,800.00			
		Crossover protection			item			\$ 450.00	\$ -			
									\$ 5,050.00			0.61%
6.00	Site Waste											
		Rubbish Cage			item			\$ 1,200.00	\$ -			
		Bins/ Skips for site cleaning - 8 Cubic Meter		20	no.			\$ 500.00	\$ 10,000.00			
									\$ 10,000.00			1.21%
7.00	Access Equipment											
		Guard Rail Hire		40	Lin M			\$ 20.00	\$ 800.00			
		Alloy - Mobile Scaffold		2	item			\$ 1,250.00	\$ 2,500.00			
		Elec / Petrol - Scissor or Boom			days			\$ 150.00	\$ -			
		Scaffold Hire			item			\$ 7,000.00	\$ -			
									\$ 3,300.00			0.40%
8.00	Demolition											
	(A) General											
		Demo Permit			item			\$ 3,600.00	\$ -			
		To Existing house	Check	1	item			\$ 17,500.00	\$ 17,500.00			
		Demo Bins			item			\$ 500.00	\$ -			
		To Existing house			item			\$ 1,500.00	\$ -			
		Tree Removal			item			\$ 150.00	\$ -			
	(B) - Specific notes											
		Remove existing lean-to			item			\$ 2,245.00	\$ -			
		Remove existing paving slab			item			\$ 1,250.00	\$ -			
		Remove plantings to rear			item			\$ 450.00	\$ -			
									\$ 17,500.00			2.12%
9.00	Excavation											
	(A) General											
		Bulk Excavation / Site cut			m3			\$ 20.00	\$ -			
		Detailed Excavation - Foundations			m3			\$ 45.00	\$ -			
		Machine Hire - 12 Tonne		2	days	\$ 400.00	\$ 400.00	\$ 800.00	\$ 1,600.00			
		Machine Hire - 5 Tonne		2	days	\$ 350.00	\$ 350.00	\$ 700.00	\$ 1,400.00			
		Machine Hire Bobcat Kanga			days	\$ 350.00	\$ 350.00	\$ 700.00	\$ -			

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PC / PS FIGURE:  
 CHECK ITEM:  
 QUOTED ITEM:

M2 FOR WORKS 236.00  
 M2 RATE \$ 4,013.34

(B1) 823,607.03  
 (B2) 823,607.03  
 B1+B2 = 100% 100.00%

NO.	AREA	DETAIL	DETAIL 2	(Q) QTY	(U) UNIT	(I) INSTALL		(S) SUPPLY		= (I) + (S) COST		=(Q)x(IxS) SUB TOTAL		NOTE ALL INC GST TOTAL		%
		Disposal of Spoils		20	item					\$ 20.00	\$ 400.00					
		<b>(B) Machine Items</b>														
		Gravel			m3				\$ 400.00	\$ -						
		Sand under slab			m3				\$ 100.00	\$ -						
		Rock Removal EXCLUDED			m3				\$ 190.00	\$ -						
10.00	Foundations and Slab											\$ 3,400.00			0.41%	
		<b>(A) Slab</b>														
		Slab - 100mm thick		157.4	m2				\$ 77.00	\$ 12,119.80						
		Slab - 120mm thick			m2				\$ 92.40	\$ -						
		Slab - 150mm thick			m2				\$ 115.50	\$ -						
		<b>(B) Pad footings / Stumps</b>														
		RC Stump			no.			\$ 0.45	\$ 0.25	\$ -						
		PF1		1	no.				\$ 400.00	\$ 400.00						
		Bored Piers			no.				\$ 800.00	\$ -						
		<b>(C) Strip Footings</b>														
		SF1		166.9	lin	width	length	0.30	0.60	\$ 750.00	\$ 22,531.50					
		SF2		12	lin	0.30	0.80			\$ 750.00	\$ 2,160.00					
		EB2			lin	0.30	0.60			\$ 750.00	\$ -					
		underpinning			item	1,500.00	1,000.00			\$ 2,500.00	\$ -					
		Blinding concrete		1	item	250.00	250.00			\$ 500.00	\$ 500.00					
		<b>(D)</b>														
		Concrete pump		2	item			1,500.00		\$ 1,500.00	\$ 3,000.00					
		Recess in Existing slab for C1			item	200.00	200.00			\$ 400.00	\$ -					
11.00	Retaining wall											\$ 40,711.30			4.94%	
		<b>(A)</b>														
		Retaining walls			m	HEIGHT	m2	1.05	-	\$ 400.00	\$ -					
		Strip Footings for Ret wall														
		Piers for upright														
		<b>(B)</b>														
		Retaining wall - waterproofing			item	\$ 20.00	\$ 15.00			\$ 35.00	\$ -					
		AGI drains to Ret. wall			m					\$ 30.00	\$ -					
		<b>(C)</b>														
		Backfill material to retaining walls			m3	\$ 90.00	\$ 60.00			\$ 150.00	\$ -					
12.00	Driveway + Crossovers											\$ -			0.00%	
		Driveway excavate and prep			m2					\$ 20.00	\$ -					
		Driveway			m2					\$ 77.00	\$ -					
		Driveway			m2					\$ 140.00	\$ -					
		Make good old crossover / Nature strip			item					\$ 1,800.00	\$ -					
		Permit from local council for new crossover		1	item					\$ 500.00	\$ 500.00					
		Crossover		21	m2					\$ 100.00	\$ 2,100.00					
		Excavate / Remove old crossover		10	m2					\$ 25.00	\$ 250.00					
13.00	Pest Services											\$ 2,850.00			0.35%	
		Termite Barrier and or spray system Parts A+B Kordon or similar		1	item					\$ 1,800.00	\$ 1,800.00					
		Termite Collars to penetrations			item					\$ 100.00	\$ -					
14.00	Structural Steel											\$ 1,800.00			0.22%	
		Steel	See sheet 3.	1	item					\$ 20,480.44	\$ 20,480.44					
		Over allowance for small job			item					\$ 1,500.00	\$ -					
		Beams			kgs					\$ 8.00	\$ -					
		Columns			kgs					\$ 8.00	\$ -					
		Lintels for Brickworks			item					\$ 400.00	\$ -					
15.00	Garage / Carport											\$ 20,480.44			2.49%	
		<b>(A) Auto Door / Gate</b>														
		Garage door	to store	2	item					\$ 1,200.00	\$ 2,400.00					
		Auto gate	Motor + install	1	item					\$ 5,000.00	\$ 5,000.00					
		<b>(B) Finishes</b>														
		Seal Slab			m2	\$ 10.00	\$ 10.00			\$ 20.00	\$ -					
		Brickwork			item					\$ -	\$ -					
		<b>(C) Carport</b>														
		Carport			item					\$ 4,000.00	\$ -					
		Carport			item					\$ 1,000.00	\$ -					
16.00	Brickwork + Blockwork											\$ 7,400.00			0.90%	
		<b>(A) Brickwork allowances</b>														
		Brickwork								\$ 800.00	cost per thousand					
		Brickwork								\$ 44.00	cost per m2					
		<b>(B) Brickwork</b>														
		Brick Fences	BK1	24.6	m2	\$ 110.00	\$ 88.00			\$ 198.00	\$ 4,870.80					
		Single Skin	BK1	233.84	m2	\$ 55.00	\$ 44.00			\$ 99.00	\$ 23,150.16					
		Double Skin			m2	\$ 110.00	\$ 88.00			\$ 198.00	\$ -					
		piers			m2	\$ 55.00	\$ 88.00			\$ 143.00	\$ -					
		single to Entry			m2	\$ 55.00	\$ 165.00			\$ 220.00	\$ -					
		Engaged Piers @1100 Ctrs			m2	\$ 55.00	\$ 44.00			\$ 99.00	\$ -					

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 \$ 823,607.03 \$ 823,607.03 100.00%

NO.	AREA	DETAIL	DETAIL 2	(O)	UNIT	(I)	(S)	= (I) + (S)	= (O)x(I)x(S)	NOTE ALL INC GST	TOTAL	%
		<b>(C) Blockwork</b>										
		Basement			m2	\$ 100.00	\$ 100.00	\$ 200.00	\$ -			
		Ground Floor			m2	\$ 90.00	\$ 62.50	\$ 152.50	\$ -			
		Ground Floor			m2	\$ 75.00	\$ 75.00	\$ 150.00	\$ -			
		Second Floor			m2	\$ 100.00	\$ 100.00	\$ 200.00	\$ -			
		<b>(D) Stone Work</b>										
		Supply and install			m2	\$ 400.00	\$ -	\$ 400.00	\$ -			
		Supply			m2	\$ -	\$ 220.00	\$ 220.00	\$ -			
		<b>(E) Sundries</b>										
		Sand + Cement + Brick Ties Etc.		258.44	m2	\$ -	\$ 15.00	\$ 15.00	\$ 3,876.60			
		Cleaning Brickwork			item	\$ -	\$ -	\$ 500.00	\$ -			
		Caulking Expansion Joints			item	\$ -	\$ -	\$ 100.00	\$ -			
		Make Good - Existing building			item	\$ -	\$ -	\$ 1,500.00	\$ -			
									\$		31,897.56	3.87%
17.00	Carpentry Subfloor											
		<b>(A) structure</b>										
		Joists			m2	\$ -	\$ -	\$ 50.00	\$ -			
		Bearers			m2	\$ -	\$ -	\$ 45.00	\$ -			
		make good			m2	\$ -	\$ -	\$ 80.00	\$ -			
		Joist + Bearer + Stumps			m2	\$ -	\$ -	\$ 140.00	\$ -			
		Timber Baseboards			m2	\$ -	\$ -	\$ 45.00	\$ -			
		<b>(B) sheeting</b>										
		Hebel Power Floor		65	m2	\$ 40.00	\$ 75.00	\$ 115.00	\$ 7,475.00			
		Yellow tongue			m2	\$ 10.00	\$ 15.00	\$ 25.00	\$ -			
		Secura Cement Sheet Flooring			m2	\$ 75.00	\$ 25.00	\$ 100.00	\$ -			
		Cement Sheet			m2	\$ 75.00	\$ 25.00	\$ 100.00	\$ -			
		Subfloor vents			item	\$ 10.00	\$ 10.00	\$ 20.00	\$ -			
		Ply sheeting			m2	\$ 25.00	\$ 25.00	\$ 50.00	\$ -			
									\$		7,475.00	0.91%
18.00	Carpentry Frame											
		Timber Frame - External Perimeter		349.5	m2	\$ 26.00	\$ 26.00	\$ 52.00	\$ 18,174.00			
		Timber Frame - Internal		258	m2	\$ 26.00	\$ 26.00	\$ 52.00	\$ 13,416.00			
		Carpentry labour	Misc.	15	weeks	\$ -	\$ -	\$ 2,000.00	\$ 30,000.00			
		First Floor Frame - Floor / Roof		170.3	m2	\$ 40.00	\$ 100.00	\$ 140.00	\$ 23,842.00			
		Second Floor Frame - Roof		87.7	m2	\$ 40.00	\$ 100.00	\$ 140.00	\$ 12,278.00			
		Timber Frame Box gutter parapet			m2	\$ -	\$ 30.00	\$ 30.00	\$ -			
		Make good allowance for existing walls			m2	\$ -	\$ 30.00	\$ 30.00	\$ -			
		Structural timber		6	item	\$ -	\$ 1,000.00	\$ 1,000.00	\$ 6,000.00			
		Other Timber			m2	\$ -	\$ -	\$ 3.00	\$ -			
		Sundries		6	item	\$ -	\$ -	\$ 1,000.00	\$ 6,000.00			
									\$		109,710.00	13.32%
19.00	Carpentry External											
		Eave timber Framing			m2	\$ 15.00	\$ 15.00	\$ 30.00	\$ -			
		Eaves - plastic strap joiners to 4.5mm eave sheets			m2	\$ 15.00	\$ 15.00	\$ 30.00	\$ -			
		Frame Front Large area			m2	\$ -	\$ -	\$ 200.00	\$ -			
		Eaves - Pine line			m2	\$ 150.00	\$ 150.00	\$ 300.00	\$ -			
		Eaves - Pine line Veranda			m2	\$ 45.00	\$ 45.12	\$ 90.12	\$ -			
		Fascia		50	lin	\$ 10.00	\$ 25.00	\$ 35.00	\$ 1,750.00			
		Marine Ply			m2	\$ 20.00	\$ 35.00	\$ 55.00	\$ -			
		50mm Foam			m2	\$ 20.00	\$ 20.00	\$ 40.00	\$ -			
		Battens			m2	\$ 10.00	\$ 10.00	\$ 20.00	\$ -			
									\$		1,750.00	0.21%
20.00	Carpentry Fix											
		Carpentry Fix - Labour		236.00	m2	\$ -	\$ -	\$ 15.00	\$ 3,540.00			
		Architraves		250	m	\$ -	\$ -	\$ 5.00	\$ 1,250.00			
		Skirting		250	m	\$ -	\$ -	\$ 5.00	\$ 1,250.00			
		Ply Sheeting to Ceiling			m2	\$ -	\$ -	\$ 20.00	\$ -			
									\$		6,040.00	0.73%
21.00	Cladding											
		<b>(A) Weatherboards / ALL</b>										
		Weatherboards - Timber			m2	\$ 50.00	\$ 50.00	\$ 100.00	\$ -			
		Plinth Boards			m2	\$ 25.00	\$ 60.00	\$ 85.00	\$ -			
		External Arcs			item	\$ -	\$ -	\$ 200.00	\$ -			
		Steel window			item	\$ -	\$ -	\$ 1,500.00	\$ -			
		<b>(B) Cladding for Render</b>										
		FC Cladding -	CL1,2,3,4	151	m2	\$ 75.00	\$ 75.00	\$ 150.00	\$ 22,650.00			
		Timber	CL5	15	m	\$ 40.00	\$ 40.00	\$ 80.00	\$ 1,200.00			
		FC Cladding			m2	\$ 22.00	\$ 22.00	\$ 44.00	\$ -			
		75/ 50mm Foam			m2	\$ 20.00	\$ 20.00	\$ 40.00	\$ -			
		<b>(C) Cladding other</b>										
		Thermo Click			m2	\$ 90.00	\$ 90.00	\$ 180.00	\$ -			
		Pressed Metal			m2	\$ 50.00	\$ 50.00	\$ 100.00	\$ -			
		HEBEL			m2	\$ 40.00	\$ 60.00	\$ 100.00	\$ -			
		Alloy Cladding			m2	\$ 20.00	\$ 20.00	\$ 40.00	\$ -			
		Timber Cladding to store	CL6	36	m2	\$ 100.00	\$ 80.00	\$ 180.00	\$ 6,480.00			
		JH - Matrix			m2	\$ 75.00	\$ 75.00	\$ 150.00	\$ -			
		JH - Easy LAP			m2	\$ 70.00	\$ 70.00	\$ 140.00	\$ -			
		Tile Cladding			m2	\$ 30.00	\$ 30.00	\$ 60.00	\$ -			
		Laser Cut Panel			item	\$ 500.00	\$ 500.00	\$ 1,000.00	\$ -			
		<b>(D) Internal Cladding</b>										

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NO.	AREA	DETAIL	DETAIL 2	(O) QTY	UNIT	(I)		(S)		= (I) + (S) COST	=(O)x(I)x(S) SUB TOTAL	NOTE ALL INC GST	
						INSTALL	SUPPLY	TOTAL	%				
		Echo Panel			item	\$ 50.00	\$ 200.00	\$ 250.00	\$ -				
		Timber dowel Cladding			m	\$ 150.00	\$ 482.85	\$ 632.85	\$ -				
		Plywood Ceiling Line			m2	\$ 50.00	\$ 55.00	\$ 105.00	\$ -				
		Feature Timber Cladding			m	\$ 100.00	\$ 80.00	\$ 180.00	\$ -				
22.00	Render										\$ 30,330.00	3.68%	
	(A) Render												
		Render -			m2	\$ 33.00	\$ 33.00	\$ 66.00	\$ -				
		Render -			item		\$ 500.00	\$ 500.00	\$ -				
		Column - Mouldings			item	\$ 100.00	\$ 649.00	\$ 749.00	\$ -				
		Render Over Bricks			m2	\$ 44.00	\$ 44.00	\$ 88.00	\$ -				
		Render ALL			m2	\$ 33.00	\$ 33.00	\$ 66.00	\$ -				
	(B) Bag												
		Bag Relaining walls			m2		\$ 20.00	\$ 20.00	\$ -				
		Bag block work walls											
23.00	Trusses / Roof / Posis										\$ -	0.00%	
	(A)												
		Roof Truss			m2		\$ 60.00	\$ 60.00	\$ -				
		Roof battens graded to create fall			m2	\$ 5.00	\$ 5.00	\$ 10.00	\$ -				
		Install trusses			m2		\$ 15.00	\$ 15.00	\$ -				
	(B)												
		Floor Trusses			m2		\$ 70.00	\$ 70.00	\$ -				
		Install trusses			m2		\$ 20.00	\$ 20.00	\$ -				
	(C)												
		Pitched Roof			item	\$ 500.00	\$ 800.00	\$ 1,300.00	\$ -				
24.00	Stairs - internal										\$ -	0.00%	
	(A) Stairs												
		Stairs internal Inc. handrail + balustrade	MDF Substrate	1	item		\$ 6,000.00	\$ 6,000.00	\$ -		6,000.00		
		Balustrade			item		\$ 750.00	\$ 750.00	\$ -				
		Balustrade			m2	\$ 200.00	\$ 500.00	\$ 700.00	\$ -				
	(B) Access Ladders												
		Access Ladder			item	\$ 800.00	\$ 500.00	\$ 1,300.00	\$ -				
		Access Ladder			item	\$ 750.00	\$ 750.00	\$ 1,500.00	\$ -				
25.00	Timber Floor Coverings										\$ 6,000.00	0.73%	
	(A) Prep Items												
		Seal slab and plastic for moisture	Downstairs	35	m2	\$ 5.00	\$ 5.00	\$ 10.00	\$ 350.00				
		Ply substrate for Slab			m2	\$ 15.00	\$ 15.00	\$ 30.00	\$ -				
		Solid 19mm timber flooring secret nailed			m2	\$ 50.00	\$ 120.00	\$ 170.00	\$ -				
		Sand and polish timber flooring			m2	\$ 15.00	\$ 15.00	\$ 30.00	\$ -				
	(B) Prefinished flooring												
		Engineered Oak Flooring R.OAK	TIM1	102	m2	\$ 50.00	\$ 93.50	\$ 143.50	\$ 14,637.00				
		To Stairs		1	item	\$ 1,500.00	\$ 1,500.00	\$ 3,000.00	\$ 3,000.00				
		Bamboo Floor Boards			m2	\$ 33.00	\$ 33.00	\$ 66.00	\$ -				
											\$ 17,987.00	2.18%	
26.00	Carpet to floors										\$ -	0.00%	
		New carpet and underlay			item	\$ 200.00	\$ 200.00	\$ 400.00	\$ -				
		Acoustic mat			m2	\$ 15.00	\$ 15.00	\$ 30.00	\$ -				
		Carpet stairs			m2		\$ 100.00	\$ 100.00	\$ -				
		Carpet other			item	\$ 1,500.00	\$ 1,500.00	\$ 3,000.00	\$ -				
27.00	Floor Coverings Other										\$ -	0.00%	
		Polished Concrete	supply and install	85.4	m2	\$ 220.00	\$ 200.00	\$ 420.00	\$ 35,868.00				
		Polished Concrete			m2	\$ 50.00	\$ 50.00	\$ 100.00	\$ -				
		Floor Protection		1	item	\$ 550.00	\$ 550.00	\$ 1,100.00	\$ 1,100.00				
		Seal Garage Floor			m2	\$ 5.00	\$ 5.00	\$ 10.00	\$ -				
		Ardex Finish to Slab			m2	\$ 70.00	\$ 60.00	\$ 130.00	\$ -				
		Lino Flooring / Other Flooring			m2	\$ 33.00	\$ 33.00	\$ 66.00	\$ -				
28.00	Tiler										\$ 36,968.00	4.49%	
	(A) Tile allowances - Supply												
		ALL - Wall			item		\$ 80.00	\$ 80.00	\$ -				
		ALL - Floor			item		\$ 80.00	\$ 80.00	\$ -				
	(B) Bathroom / Ensuite / Laundry												
		Tile	TILE 1	55	m2	\$ 99.00	\$ 80.00	\$ 179.00	\$ 9,845.00				
		Tile	TILE 2	16	m2	\$ 99.00	\$ 80.00	\$ 179.00	\$ 2,864.00				
		Floor Tiles			m2	\$ 88.00	\$ 80.00	\$ 168.00	\$ -				
	(C) Splash backs / Hearths												
		Laundry	See above		m2	\$ 88.00	\$ 80.00	\$ 168.00	\$ -				
		Kitchen	N/A		m2	\$ 88.00	\$ 80.00	\$ 168.00	\$ -				
		Fireplace			m2	\$ 88.00	\$ 80.00	\$ 168.00	\$ -				
		Other			m2	\$ 60.00	\$ 80.00	\$ 140.00	\$ -				
	(D) Other												
		Seal tiles			item	\$ 620.00	\$ 620.00	\$ 1,240.00	\$ -				
		Tile heating			item	\$ 350.00	\$ 350.00	\$ 700.00	\$ -				
29.00	Water proofer										\$ 12,709.00	1.54%	
	(A) Internal / Bases												
		Waterproofing to bathrooms		2	Item		\$ 800.00	\$ 1,600.00	\$ -				
		Waterproofing to bathrooms			Item		\$ 2,500.00	\$ 2,500.00	\$ -				

# Building Cost Estimate

DASTIN.COM.AU

BUILDER: JOHN CITIZEN  
 REPORT: 1 SAMPLE STREET  
 DATE: Thursday, 25 October 2018  
 SPECS: YES Provided

PC / PS FIGURE:  
 CHECK ITEM:  
 QUOTED ITEM:

M2 FOR WORKS 236.00  
 M2 RATE \$ 4,013.34

(B1) (B2) B1+B2 = 100%  
 \$ 823,607.03 \$ 823,607.03 100.00%

NO.	AREA	DETAIL	DETAIL 2	(O)		(I)		(S)		= (I) + (S)		=(O)x(xS)		NOTE ALL INC GST	
				QTY	UNIT	INSTALL	SUPPLY	COST	SUB TOTAL	TOTAL	%				
		Waterproofing to Laundry / WC		1	Item			\$	500.00	\$	500.00				
		Screeding tile bases		2	Item			\$	300.00	\$	600.00				
		Polymarble Bases			Item	\$	350.00	\$	2,300.00	\$	2,650.00				
		<b>(B) External</b>													
		Waterproof to Balconies			m2			\$	110.00	\$	-				
		Screed balconies			Item			\$	800.00	\$	-				
		Waterproof			Item			\$	100.00	\$	-				
		Waterproof Planters			Item			\$	500.00	\$	-				
30.00	Plumbing											\$	2,700.00	0.33%	
		<b>(A) All</b>													
		Plumbing General materials		236.00	m2			\$	100.00	\$	23,600.00				
		Stormwater re-direct.			Item			\$	1,500.00	\$	-				
		<b>(B) Plumbing Ground</b>													
		Water and Gas Connection			item			\$	80.00	\$	80.00				
		Sewer Connection			item			\$	80.00	\$	80.00				
		Storm water drain			item			\$	80.00	\$	80.00				
		AGI Drains			m	\$	20.00	\$	20.00	\$	40.00				
		<b>(B) Fit off</b>													
		Water points			item			\$	750.00	\$	-				
		Water points			item			\$	750.00	\$	-				
		Gas points - Hot plate + BBQ + GAS HWS			item			\$	600.00	\$	-				
		Stacks			item			\$	2,500.00	\$	-				
		External Taps			item			\$	500.00	\$	-				
		Plumber Misc. Allowance			item			\$	500.00	\$	-				
31.00	Plumbing Accessories											\$	23,600.00	2.87%	
		RWT + pump		1	item	\$	250.00	\$	1,500.00	\$	1,750.00	\$	1,750.00		
		RWT + pump			item	\$	2,000.00	\$	3,500.00	\$	5,500.00	\$	-		
		Hot Water System - infinity		1	item	\$	400.00	\$	850.00	\$	1,250.00	\$	1,250.00		
		Hot Water System - Solar			item	\$	800.00	\$	2,500.00	\$	3,300.00	\$	-		
		Pump			item	\$	800.00	\$	800.00	\$	1,600.00	\$	-		
		Light well			item	\$	450.00	\$	450.00	\$	900.00	\$	-		
		Water Pressure Pump			item	\$	1,500.00	\$	4,000.00	\$	5,500.00	\$	-		
32.00	Plumbing Civils											\$	3,000.00	0.36%	
		Retention System - Medium			item	\$	3,000.00	\$	3,000.00	\$	6,000.00	\$	-		
		Retention System - Large			item	\$	10,000.00	\$	7,500.00	\$	17,500.00	\$	-		
33.00	Electrical											\$	-	0.00%	
		Electrical items throughout electrical pit - for UG power solar electricity security System Ceiling audio	based off floor area	236.00	m2			\$	70.00	\$	16,520.00				
					Item			\$	6,000.00	\$	-				
					Item			\$	5,000.00	\$	-				
					Item			\$	800.00	\$	-				
					Item			\$	350.00	\$	-				
34.00	Lighting / Elec Fixtures											\$	16,520.00	2.01%	
		Supply All Electrical Fittings (lights, fans, exhausts etc.)		1	item			\$	6,000.00	\$	6,000.00				
		Led Strip			item	\$	400.00	\$	400.00	\$	800.00	\$	-		
		Alarm	Architect PC	1	item			\$	1,000.00	\$	1,000.00				
		AV			item			\$	800.00	\$	-				
		Electric Striker Gates		1	item			\$	350.00	\$	350.00				
		Extend Vent to range hood bathroom			item			\$	200.00	\$	-				
35.00	Roofing											\$	7,350.00	0.89%	
		<b>(A)</b>													
		Colourbond roofing	RF1	102.00	m2	\$	35.00	\$	35.00	\$	70.00	\$	7,140.00		
		Colourbond roofing			m2	\$	50.00	\$	50.00	\$	100.00	\$	-		
		Standing Seam			m2			\$	40.00	\$	-				
		Kilplock roofing	RF2	82	m2			\$	110.00	\$	9,020.00				
		Tiled Roofing			m2			\$	85.00	\$	-				
		<b>(B)</b>													
		Box Gutters		6	Lin M			\$	100.00	\$	600.00				
		Normal Gutters		50	Lin M			\$	30.00	\$	1,500.00				
		Gutter Guard			Lin M	\$	10.00	\$	7.00	\$	17.00	\$	-		
		Downpipes		6	no			\$	100.00	\$	600.00				
		Rainwater head		2	no			\$	200.00	\$	400.00				
		Fascia			Lin M			\$	30.00	\$	-				
		Parapet Flashings		60	Lin M			\$	40.00	\$	2,400.00				
		Other flashings etc.			item			\$	2,500.00	\$	-				
36.00	Skylights											\$	21,660.00	2.63%	
		Skylights Inc. Shaft etc.			no	\$	500.00	\$	1,800.00	\$	2,300.00	\$	-		
		Skylights Inc. Shaft etc.			no	\$	500.00	\$	1,250.00	\$	1,750.00	\$	-		
		Skylights Inc. Shaft etc.			no	\$	500.00	\$	2,000.00	\$	2,500.00	\$	-		
		Skylights Inc. Shaft etc.			no	\$	500.00	\$	2,500.00	\$	3,000.00	\$	-		
		Blinds for the skylights			no	\$	50.00	\$	50.00	\$	50.00	\$	-		
37.00	Insulation											\$	-	0.00%	
		<b>(A)</b>													
		walls			m2	\$	5.00	\$	5.00	\$	10.00	\$	-		
		Floors			m2	\$	15.00	\$	25.00	\$	40.00	\$	-		
		Ceilings			m2	\$	10.00	\$	10.00	\$	20.00	\$	-		
		Ceilings			m2	\$	10.00	\$	10.00	\$	20.00	\$	-		
		Attic Roof			m2	\$	6.00	\$	6.00	\$	12.00	\$	-		

# Building Cost Estimate

DASTIN.COM.AU

BUILDER: JOHN CITIZEN  
 REPORT: 1 SAMPLE STREET  
 DATE: Thursday, 25 October 2018  
 SPECS: YES Provided

PC / PS FIGURE:  
 CHECK ITEM:  
 QUOTED ITEM:

M2 FOR WORKS 236.00  
 M2 RATE \$ 4,013.34

(B1) (B2) B1+B2 = 100%  
 \$ 823,607.03 \$ 823,607.03 100.00%

NO.	AREA	DETAIL	DETAIL 2	(O)		(I)		(S)		= (I) + (S)		=(O)x(I)x(S)		NOTE ALL INC GST	
				QTY	UNIT	INSTALL	SUPPLY	COST	SUB TOTAL	TOTAL	%				
		Flat Roof			m2	\$ 5.00	\$ 5.00	\$ 12.00	\$ -						
		Wall and Ceiling batts			item	\$ 5.00	\$ 5.00	\$ 10.00	\$ -						
		(B)													
		Roof Vac			m2	\$ 5.00	\$ 5.00	\$ 10.00	\$ -						
		Other insulation		236.00	m2	\$ 12.00	\$ 12.00	\$ 24.00	\$ 5,664.00						
38.00	Plaster											\$ 5,664.00		0.69%	
		(A)													
		Wall linings External		349.5	m2	\$ 12.00	\$ 12.00	\$ 24.00	\$ 8,388.00						
		Wall linings Internal		516.0	m2	\$ 12.00	\$ 12.00	\$ 24.00	\$ 12,384.00						
		Ceiling linings		236.00	m2	\$ 12.00	\$ 12.00	\$ 24.00	\$ 5,664.00						
		Make Good			item	\$ 750.00	\$ 750.00	\$ 1,500.00	\$ -						
		(B)													
		16mm firecheck			m2	\$ 20.00	\$ 25.00	\$ 45.00	\$ -						
		Plaster Reveals			item	\$ 50.00	\$ 50.00	\$ 100.00	\$ -						
		p50 allowance			item			\$ 1,200.00	\$ -						
		Firewall			m2	\$ 20.00	\$ 30.00	\$ 50.00	\$ -						
		Sound check upgrade			m2		\$ 6.00	\$ 6.00	\$ -						
		(C) External													
		Plaster Eaves			m2	\$ 20.00	\$ 25.00	\$ 45.00	\$ -						
		Plaster alfresco etc.			m2	\$ 20.00	\$ 30.00	\$ 50.00	\$ -						
39.00	Windows / Doors External											\$ 26,436.00		3.21%	
		(A) Windows m2													
		Window workings - See sheet 4.													
		Aluminium / Timber - Basic Range			m2			\$ 400.00	\$ -						
		Aluminium / Timber - Medium Range		68.00	m2			\$ 800.00	\$ 54,400.00						
		Aluminium / Timber - Commercial Range			m2			\$ 900.00	\$ -						
		Window Steel			m2			\$ 1,600.00	\$ -						
		Window - Fixed panel			m2			\$ 200.00	\$ -						
		(B) Quote													
		Windows -			item	\$ -	\$ -	\$ 33,000.00	\$ -						
		Windows - install		2	item			\$ 1,250.00	\$ 2,500.00						
		(C) Accessories													
		Fly screens			item		\$ 2,500.00	\$ 2,500.00	\$ -						
		Fly screens			item		\$ 1,000.00	\$ 1,000.00	\$ -						
		Pelmets			item	\$ 300.00	\$ 500.00	\$ 200.00	\$ -						
40.00	Window Coverings											\$ 56,900.00		6.91%	
		Blinds all			item		\$ 3,000.00	\$ 3,000.00	\$ -						
		Window Shrouds		1.00	item			\$ 7,000.00	\$ 7,000.00						
		Blinds Motorised			item			\$ 6,000.00	\$ -						
		Shutters			item		2,500.00	2,500.00	\$ -						
41.00	Doors & Frames											\$ 7,000.00		0.85%	
		(A) Door + Frames													
		external	ENTRY	1	item	\$ 200.00	\$ 1,500.00	\$ 1,700.00	\$ 1,700.00						
		Standard internal Door and Frame		11	item	\$ 100.00	\$ 250.00	\$ 350.00	\$ 3,850.00						
		special internal		2	item	\$ 1,200.00	\$ 1,200.00	\$ 1,200.00	\$ 2,400.00						
		other external			item		\$ 150.00	\$ 150.00	\$ -						
		Door - sliders			item	\$ 1,000.00	\$ 2,500.00	\$ 2,500.00	\$ -						
		Door - Front			item	\$ 250.00	\$ 2,500.00	\$ 2,750.00	\$ -						
		Door - security			item	\$ 300.00	\$ 1,500.00	\$ 1,800.00	\$ -						
		Door - utility			item	\$ 200.00	\$ -	\$ 200.00	\$ -						
		(C) - Robe Doors													
		Robe Doors + Frames			item			\$ 800.00	\$ -						
		Cupboard doors			item			\$ 150.00	\$ -						
42.00	Door Furniture											\$ 7,950.00		0.97%	
		Door Furniture - all	PC	1	item			\$ 3,000.00	\$ 3,000.00						
		door furniture - internal			item			\$ 15,000.00	\$ -						
		door furniture - external			item			\$ 250.00	\$ -						
		door furniture - front			item			\$ 350.00	\$ -						
		Gate keyed alike - double cylinder deadlock			item			\$ 250.00	\$ -						
		Door Furniture			item		\$ 55.00	\$ 55.00	\$ -						
		Keyed alike			item		\$ 50.00	\$ -	\$ -						
43.00	Cabinets / Joinery											\$ 3,000.00		0.36%	
		(A) General													
		Kitchen		9.16	m			\$ 2,200.00	\$ 20,152.00						
		Pantry		4.54	m			\$ 2,200.00	\$ 9,988.00						
		laundry		4.14	m			\$ 2,200.00	\$ 9,108.00						
		Ensuite		1.28	m			\$ 2,200.00	\$ 2,816.00						
		TV cabinets		6.73	m			\$ 2,200.00	\$ 14,806.00						
		j04		4.04	m			\$ 2,200.00	\$ 8,888.00						
		j05		1.93	m			\$ 2,200.00	\$ 4,246.00						
		j06		2.02	m			\$ 2,200.00	\$ 4,444.00						
		ensuite		1.9	m			\$ 2,200.00	\$ 4,180.00						
		Bedrooms		7.75	m			\$ 2,200.00	\$ 17,050.00						
		Bathroom		1.76	m			\$ 2,200.00	\$ 3,872.00						
		Upolstrey													
		(B) Robes													
		Single shelf and hanging rail			m	\$ 200.00	\$ 200.00	\$ 400.00	\$ -						

# Building Cost Estimate

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BUILDER: JOHN CITIZEN  
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PC / PS FIGURE:  
 CHECK ITEM:  
 QUOTED ITEM:

M2 FOR WORKS 236.00  
 M2 RATE \$ 4,013.34

(B1) (B2) B1+B2 = 100%  
 \$ 823,607.03 \$ 823,607.03 100.00%

NO.	AREA	DETAIL	DETAIL 2	(Q)	UNIT	(I)			(S)		= (I) + (S)		=(Q)x(IxS)		NOTE ALL INC GST	
						INSTALL	SUPPLY	COST	SUB TOTAL	TOTAL	%					
		Detailed fit out			m	\$	400.00	\$	400.00	\$	800.00	\$	-	\$	99,550.00	12.09%
44.00	Benchtops	Stone Tops		1	item	\$	750.00	\$	1,500.00	\$	12,000.00	\$	12,000.00			
		Stainless Steel Tops			m2	\$	1,500.00	\$	1,000.00	\$	2,500.00	\$	-			
		Neolith other			m2	\$	1,500.00	\$	1,000.00	\$	2,500.00	\$	-			
		Concrete Tops			item	\$	750.00	\$	1,500.00	\$	2,250.00	\$	-			
45.00	Glazing	(A) internal												\$	12,000.00	1.46%
		Shower Screens			item	\$	300.00	\$	1,500.00	\$	1,800.00	\$	-			
		Shower Screens splashback			m2	\$	400.00	\$	400.00	\$	800.00	\$	-			
		Mirrors - Silver			m2	\$	250.00	\$	250.00	\$	500.00	\$	-			
		Mirrors - Bronze			item	\$	250.00	\$	250.00	\$	500.00	\$	-			
		(B) external														
		Glass balustrade			M2	\$	250.00	\$	250.00	\$	500.00	\$	-			
46.00	Paint	(A) all												\$	-	0.00%
		Painting to house all Medium range painter to large townhouse.		236.00	m2					\$	85.00	\$	20,060.00			
		Painting to front section			m2						125.00	\$	-			
		Paint Robe Doors			item	\$	30.00	\$	35.00	\$	-	\$	-			
		Paint over allowance			m2	\$	5.00	\$	5.00	\$	10.00	\$	-			
		(B) Internal / External														
		Painting external cladding			m2	\$	30.00	\$	35.00	\$	-	\$	-			
		Painting external other			item	\$	30.00	\$	35.00	\$	-	\$	-			
		Stain Deck			item	\$	30.00	\$	35.00	\$	-	\$	-			
		(C) Timber Windows														
		Windows to be painted			item	\$	30.00	\$	35.00	\$	-	\$	-			
47.00	Appliances	(A) - Kitchen Appliances												\$	20,060.00	2.44%
		Range Hood	Builder	1	item	\$	1,000.00	\$	5,000.00	\$	6,000.00	\$	6,000.00			
		Oven	By client		item	\$	80.00	\$		\$	80.00	\$	-			
		Dishwasher	By client		item	\$	80.00	\$		\$	80.00	\$	-			
		Cooktop / stove	By client		item	\$	80.00	\$		\$	80.00	\$	-			
		Microwave			item	\$	80.00	\$		\$	80.00	\$	-			
		Fridge	By client		item	\$	80.00	\$		\$	80.00	\$	-			
		Fridge		1	item			\$	390.00	\$	390.00	\$	390.00			
		BBQ			item	\$	80.00	\$		\$	80.00	\$	-			
		(B) - Laundry + Vac														
		Washing Machine	By client		item	\$	80.00	\$	600.00	\$	680.00	\$	-			
		Dryer	By client		item	\$	80.00	\$	200.00	\$	280.00	\$	-			
		Ducted VAC			item	\$	500.00	\$	2,000.00	\$	2,500.00	\$	-			
		(C) - ALL APPLIANCES	By client		item					\$	-	\$	-			
48.00	Fixtures	(A) - Bathrooms												\$	6,390.00	0.78%
		Floor waste		2	item			\$	800.00	\$	800.00	\$	1,600.00			
		Mixer			item			\$	299.00	\$	299.00	\$	-			
		Basin Mixer			item			\$	500.00	\$	500.00	\$	-			
		Bath spout			item			\$	219.99	\$	219.99	\$	-			
		Hand Basin / Sink			item			\$	500.00	\$	500.00	\$	-			
		BATH			item			\$	1,700.00	\$	1,700.00	\$	-			
		BASIN / BATH WASTE			item			\$	40.00	\$	40.00	\$	-			
		TOILET SUITE			item			\$	800.00	\$	800.00	\$	-			
		TOILET ROLL HOLDER			item			\$	110.00	\$	110.00	\$	-			
		TOWEL RAIL			item			\$	164.99	\$	164.99	\$	-			
		ROBE HOOK			item			\$	83.00	\$	83.00	\$	-			
		strip grates			item			\$	700.00	\$	700.00	\$	-			
		(B) - Kitchen + Laundry														
		KITCHEN SINK		1	item			\$	1,330.00	\$	1,330.00	\$	1,330.00			
		KITCHEN MIXER		1	item			\$	603.00	\$	603.00	\$	603.00			
		Laundry Sink		1	item			\$	584.98	\$	584.98	\$	584.98			
		Laundry tap		1	item			\$	399.00	\$	399.00	\$	399.00			
		(C) - Job Specific														
		Sanitary Sewage			item					\$	7,500.00	\$	-			
		Tap ware			item					\$	2,500.00	\$	-			
		heated towel rails			item					\$	2,400.00	\$	-			
		toilet roll holders etc.			item					\$	900.00	\$	-			
		External Vents			item					\$	200.00	\$	-			
		(D) - Totals								\$	-	\$	-			
		All Of The above		1	item					\$	13,881.00	\$	13,881.00			
49.00	Mechanical / Heating & Cooling													\$	18,397.98	2.23%
		Underfloor heating		1	item					\$	15,000.00	\$	15,000.00			
		Hydronic		1	item					\$	16,000.00	\$	16,000.00			
		Heating Gas			item					\$	10,000.00	\$	-			
		Heatsrip - 3200A			item	\$	250.00	\$	750.00	\$	1,000.00	\$	-			
		Split systems			item	\$	500.00	\$	1,500.00	\$	2,000.00	\$	-			

# Building Cost Estimate

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BUILDER: JOHN CITIZEN  
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PC / PS FIGURE:  
 CHECK ITEM:  
 QUOTED ITEM:

M2 FOR WORKS 236.00  
 M2 RATE \$ 4,013.34

(B1) (B2) B1+B2 = 100%  
 \$ 823,607.03 \$ 823,607.03 100.00%

NO.	AREA	DETAIL	DETAIL 2	(O) QTY	UNIT	(I) INSTALL	(S) SUPPLY	= (I) + (S) COST	=(O)x(IxS) SUB TOTAL	NOTE ALL INC GST	TOTAL	%
											\$ 31,000.00	3.76%
50.00	Fireplace	Fireplace			item	\$ 1,000.00	\$ 7,000.00	\$ 8,000.00	\$ -			
		Fireplace Flu + Hebel Etc			item	\$ 1,000.00	\$ 1,000.00	\$ 2,000.00	\$ -			
		Fireplace mantle			item		\$ 1,500.00	\$ -	\$ -			
		Fireplace hearth			item		\$ 1,500.00	\$ -	\$ -			
											\$ -	0.00%
51.00	Cleaner / Caulking	(A) Cleaning										
		Builders clean on completion		236.00	m2		\$ -	\$ 9.00	\$ 2,124.00			
		Window Clean			item		\$ -	\$ 500.00	\$ -			
		Re-clean after carpet layers			item		\$ -	\$ 500.00	\$ -			
		(B) Caulking										
		Caulking All		236.00	m2		\$ -	\$ 9.00	\$ 2,124.00			
											\$ 4,248.00	0.52%
52.00	Soft Landscaping	Landscaping	Architect PC	1	item		\$ -	\$ 20,000.00	\$ 20,000.00			
		Planters Boxes			item		\$ -	\$ 2,200.00	\$ -			
		Synthetic Turf			m2	\$ 40.00	\$ 50.00	\$ 90.00	\$ -			
		Lilydale Toppings			m2	\$ 50.00	\$ 150.00	\$ 200.00	\$ -			
		Sunshade			no		\$ -	\$ 2,500.00	\$ -			
											\$ 20,000.00	2.43%
53.00	Paving	Paving -slab			m2	\$ 77.00	\$ 99.00	\$ 176.00	\$ -			
		Paving -Normal	PV1	42	m2	\$ 99.00	\$ 120.00	\$ 219.00	\$ 9,198.00			
		Paving -pool coping			m2	\$ 33.00	\$ 33.00	\$ 66.00	\$ -			
		Paving			m2	\$ 88.00	\$ 77.00	\$ 165.00	\$ -			
											\$ 9,198.00	1.12%
54.00	Fencing / Gates	(A) Fencing										
		Fencing -		2.165	m		\$ -	\$ 150.00	\$ 324.75			
		Fencing - dividing			m		\$ -	\$ 200.00	\$ -			
		Fencing - Front side			m		\$ -	\$ 300.00	\$ -			
		Fencing - Front side			m		\$ -	\$ 300.00	\$ -			
		Fencing - other			m		\$ -	\$ 250.00	\$ -			
		Fencing			m2	\$ 100.00	\$ 80.00	\$ 180.00	\$ -			
		(B) Gates										
		Gates - Front		1	item		\$ -	\$ 1,000.00	\$ 1,000.00			
		Gates - rear			item		\$ -	\$ 300.00	\$ -			
		Gates			item		\$ -	\$ 200.00	\$ -			
											\$ 1,324.75	0.16%
55.00	External fixtures	Shed			item	\$ 150.00	\$ 150.00	\$ 300.00	\$ -			
		Dog Door			item	\$ 150.00	\$ 400.00	\$ 550.00	\$ -			
		Bike Store / Hooks			item	\$ 2,500.00	\$ 2,500.00	\$ 5,000.00	\$ -			
		Clothes line		1	item	\$ 250.00	\$ 250.00	\$ 500.00	\$ 500.00			
		Letter Box		1	item	\$ 150.00	\$ 150.00	\$ 300.00	\$ 300.00			
											\$ 800.00	0.10%
56.00	Privacy screens	Privacy Screen			m2		\$ -	\$ 550.00	\$ -			
		Screen 01			m2		\$ -	\$ 800.00	\$ -			
		Screen 01			m2		\$ -	\$ 1,500.00	\$ -			
		Screen 02			m2		\$ -	\$ 1,500.00	\$ -			
		Screen 03			m2		\$ -	\$ 300.00	\$ -			
		Services Screen			item		\$ -	\$ 4,000.00	\$ -			
		Alloy Privacy Screen			m2		\$ -	\$ 450.00	\$ -			
											\$ -	0.00%
57.00	Decking / Veranda	(A) Decking										
		Decking -	TD1	25	m2		\$ -	\$ 300.00	\$ 7,500.00			
		Decking	TD1	12	m2		\$ -	\$ 300.00	\$ 3,600.00			
		Decking - Seat			m2		\$ -	\$ 600.00	\$ -			
		Decking Pool			m2		\$ -	\$ 200.00	\$ -			
		Decking - cladding			m2		\$ -	\$ 200.00	\$ -			
		(B)	see timber framing									
		Pergola			item		\$ -	\$ 2,500.00	\$ -			
		Vergola			item		\$ -	\$ 1,500.00	\$ -			
		Stairs			item		\$ -	\$ 800.00	\$ -			
		Awning			item		\$ -	\$ 1,800.00	\$ -			
		Awning - Auto			item		\$ -	\$ 7,000.00	\$ -			
		Rear Veranda			m2		\$ -	\$ 125.00	\$ -			
		Watertight room to under decking			item		\$ -	\$ 3,000.00	\$ -			
											\$ 11,100.00	1.35%
58.00	Pool / Tennis Court	(A) Pool										
		Pool			item		\$ -	\$ 70,000.00	\$ -			
		Pool Fence			m		\$ -	\$ 500.00	\$ -			
		Pool gate			m		\$ -	\$ 400.00	\$ -			
		Pool Wall			m		\$ -	\$ 400.00	\$ -			
		(A) Other										
		Spa			item		\$ -	\$ 125,000.00	\$ -			
		Tennis Court Inc. Blockwork etc			item		\$ -	\$ 100,000.00	\$ -			
		Tennis Court			item		\$ -	\$ 30,000.00	\$ -			
		Sauna			item		\$ -	\$ 15,000.00	\$ -			
		Steam Room			item		\$ -	\$ 15,000.00	\$ -			
											\$ -	0.00%



# Building Cost Estimate

DASTIN.COM.AU

BUILDER:	JOHN CITIZEN	PC / PS FIGURE:	M2 FOR WORKS	236.00	(B1)	(B2)	B1+B2 = 100%
REPORT:	1 SAMPLE STREET	CHECK ITEM:	M2 RATE	\$ 4,013.34	\$ 823,607.03	\$ 823,607.03	100.00%
DATE:	Thursday, 25 October 2018	QUOTED ITEM:					
SPECS:	YES Provided						

NO.	AREA	DETAIL	DETAIL 2	(O) QTY	(I) UNIT	(S) INSTALL	(S) SUPPLY	= (I) + (S) COST	= (O)x(I)x(S) SUB TOTAL	NOTE ALL INC GST TOTAL	%
59.00	Lift / Car - Stackers										
		Lift			item			\$ 120,000.00	\$ -		
		Associated Electrical works etc.			item			\$ 950.00	\$ -		
		Dumbwaiter			item			\$ 950.00	\$ -		
		Car Stackers			item			\$ 8,800.00	\$ -		
		Car Stackers			item			\$ 8,000.00	\$ -		
										\$ -	0.00%
60.00	Contingency's										
		Architects Contingency			item			\$ 10,000.00	\$ -		
		Builders Contingency			item			\$ 10,000.00	\$ -		
		Escalation Contingency			item		3.000%	\$ 823,607.03	\$ -		
		Maintenance Contingency			hrs	\$ 20.00	\$ 50.00	\$ 70.00	\$ -		
										\$ -	0.00%
61.00	Other										
		Other Item 1			item			\$ 2,499.00	\$ -		
		Other Item 2			item			\$ 2,499.00	\$ -		
		Other Item 3			item			\$ 2,500.00	\$ -		
										\$ -	0.00%

**Cl. Clarifications**

Please see notes on email for details  
Have a read through quote and let me know if any questions

**Exc. Exclusions**

Permits of any kind not listed above  
Engineering costs  
Any items not identified above.

	\$ 823,607.03	\$ 823,607.03	100.00%
Margin = Project Risk/Profit			
		15.0%	Margin %
	\$	123,541.05	Margin \$
	\$	861,043.72	EX GST
	\$	86,104.37	GST
	\$	947,148.09	TOTAL INC GST

**NOTE:** This Estimate / Bill of quantities is NOT Guaranteed.

It is an estimated list of priced materials and labour.  
The materials and labour have been costed using the methods that we would employ if we were to do this construction work.  
The prices are based on the pricing, turnover and buying power that has provided to us and may vary.

In all cases the onus is on the client to check that they would employ the same methods.  
Therefore calculating the same quantities, and that they are able to purchase the materials and labour for the stated rates.  
If you are unsure then please contact us immediately to clarify any issues or to have the project repriced at the appropriate level of pricing.

We are able to provide a number of different price levels to suit varying builders buying capacity.  
Supervision, Margin & Mark-up, where shown, are nominal and must be checked by the builder.

We have NOT allowed for cost increases that may come about through inflation or supply demands.  
The builder must estimate the time delay between pricing a project and beginning the works, and allow for cost increases.