



Construction & Estimating Firm

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Salon Lofts Cleveland

Pricing Based on Zip Code: 44145

INSTRUCTIONS:
 -Blue boxes require your price to be inputted or reviewed.
 -Gray boxes leave empty
 -For each item being subcontracted, add 30-40% in the column labeled "Est. Sub. Markup". This will cover Supervision and Profit for your subcontractor.

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Estimating Services

Date: 06/11/2018

Scope	Qty	Unit	Est. Labor Costs	Est. Equipment (Tax Incl.)	Est. Mat. (Tax Incl.)	Est. Sub Markup	Totals	Notes
Supervision	10.00	Wks	\$16,000.00				\$16,000.00	
Dumpsters	5.00	EA					\$3,500.00	
Equipment	0.00	LS						
Administrative								
Insurance								
Bond								
2 Demolition								
2.Demolition New Utility Trench, saw cut Concrete Slab Infill after Plumbing Installations	645.91	SF	\$1,720.70	\$890.88	\$0.00	30%	\$3,127.80	
6 Rough Carpentry								
6.3/4" Fire-rated Plywood Backing for Casework/Millwork (11)	11.05	LF	\$19.26	\$0.00	\$8.28	30%	\$35.79	
6.3/4" Fire-rated Plywood Backing for Sink and Casework Cabinets	8.46	LF	\$14.74	\$0.00	\$6.34	30%	\$27.40	
6.F.R.T Wood Blocking For Mirror (9)	96.31	LF	\$167.84	\$0.00	\$72.14	30%	\$311.98	
6.F.R.T Wood Blocking for Mirror (10)	18.97	LF	\$33.06	\$0.00	\$14.21	30%	\$61.45	
6.Laundry Cabinet	3.86	LF	\$71.51	\$0.00	\$913.62	30%	\$1,280.67	
6.Spa Cabinet Lower	4.68	LF	\$86.70	\$0.00	\$1,107.71	30%	\$1,552.73	
6.Spa Cabinet Upper	7.16	LF	\$132.65	\$0.00	\$1,694.70	30%	\$2,375.55	
6.Toilet cabinets Install only	4.47	LF	\$82.81	\$0.00	\$0.00	30%	\$107.65	
6. Countertops	15.00	SF	\$70.93	\$0.00	\$941.87	30%	\$1,316.64	
7 Insulation								
7.3 1/2" Sound Batt Insulation (In ceiling)	261.53	SF	\$113.22	\$0.00	\$132.53	30%	\$319.47	
8 Doors and Windows								
Doors								
8.Door Furnish and Install dim. 3'-0"/7'-0"	1.00	EA	\$111.00	\$0.00	\$330.48	30%	\$573.92	
8.Door Install Only dim. 3'-0"/8'-0"	9.00	EA	\$999.00	\$0.00	\$2,974.32	30%	\$5,165.32	
8.Door Install Only dim. 3'-6"/8'-0"	22.00	EA	\$2,442.00	\$0.00	\$7,270.56	30%	\$12,626.33	
9 Finishes								
Floors Install only								
9.Floor F1 Laminate Plank	3,410.27	SF	\$2,763.34	\$0.00	\$449.31	30%	\$4,176.44	Includes misc install related materials (adhesive, etc)
9.Floor F2 Carpet Tile	819.08	SF	\$518.23	\$0.00	\$45.30	30%	\$732.59	Includes misc install related materials (adhesive, etc)
9.Floor F3 Entry Mat	16.15	SF	\$10.22	\$0.00	\$0.89	30%	\$14.44	Includes misc install related materials (adhesive, etc)
9.Floor F4 Ceramic Tile	130.56	SF	\$1,085.46	\$0.00	\$8.54	30%	\$1,422.21	Includes misc install related materials (adhesive, etc)
9.Floor T2 Ceramic Tile	4.73	SF	\$39.32	\$0.00	\$0.31	30%	\$51.52	Includes misc install related materials (adhesive, etc)
Base Install Only								
9.Base B1 Rubber Base	1,249.76	LF	\$1,373.36	\$0.00	\$0.00	30%	\$1,785.37	

9.Base B3 Ceramic Tile	53.41	LF	\$58.69	\$0.00	\$0.00	30%	\$76.30	
Ceilings								
9.Ceiling ACT - Armstrong #1912	474.60	SF	\$231.79	\$0.00	\$1,505.72	30%	\$2,258.77	
Ceiling Grid 2x2	474.60	SF	\$368.76	\$0.00	\$423.48	30%	\$1,029.92	
9.Ceiling GWB	68.28	SF	\$67.45	\$0.00	\$28.58	30%	\$124.85	
Ceiling Framing	68.28	SF	\$55.33	\$0.00	\$68.45	30%	\$160.91	
9.Decorative Laminate Beam Install only	111.51	LF	\$705.52	\$0.00	\$0.00	30%	\$917.18	
Wall Finishes Install only								
9.Wall Cover WC1	567.90	SF	\$624.07	\$0.00	\$0.00	30%	\$811.28	Includes misc install related materials (adhesive, etc)
9.Wall Cover WC2	452.20	SF	\$496.92	\$0.00	\$0.00	30%	\$646.00	Includes misc install related materials (adhesive, etc)
9.Wall Tiles	145.50	SF	\$1,526.22	\$0.00	\$72.61	30%	\$2,078.48	Includes misc install related materials (adhesive, etc)
9.Wall Tiles T1	132.80	SF	\$1,393.01	\$0.00	\$66.27	30%	\$1,897.06	Includes misc install related materials (adhesive, etc)
9.Wall Tiles T2	195.30	SF	\$2,048.60	\$0.00	\$97.46	30%	\$2,789.88	Includes misc install related materials (adhesive, etc)
Painting								
9.Walls Painting	18,746.40	SF	\$4,369.79	\$0.00	\$7,227.86	30%	\$15,076.94	
9.Painting Open Deck Ceiling	4,013.40	SF	\$1,336.46	\$0.00	\$1,016.87	30%	\$3,059.33	
9.Painting GWB Ceiling	68.28	SF	\$23.50	\$0.00	\$26.33	30%	\$64.77	
9. Painting Doors	32.00	EA	\$1,827.86	\$0.00	\$705.02	30%	\$3,292.75	
Partition Walls								
9.Wall P1	596.64	LF						
3 5/8" Metal Studs	5,966.40	SF	\$5,496.84	\$0.00	\$4,732.26	30%	\$13,297.84	
5/8" GWB Both sides	11,932.80	SF	\$9,536.69	\$0.00	\$4,995.17	30%	\$18,891.42	
9.Wall P2	23.98	LF						
3 5/8" Metal Studs	359.70	SF	\$331.39	\$0.00	\$285.30	30%	\$801.69	
5/8" GWB	359.70	SF	\$287.47	\$0.00	\$150.57	30%	\$569.46	
3 1/2" Fiberglass Sound Batt Insulation	359.70	SF	\$103.81	\$0.00	\$150.57	30%	\$330.70	
9.Wall P3	31.41	LF						
3 5/8" Metal Studs	471.15	SF	\$434.07	\$0.00	\$373.69	30%	\$1,050.09	
5/8" GWB Both sides	942.30	SF	\$753.09	\$0.00	\$394.45	30%	\$1,491.80	
3 1/2" Fiberglass Sound Batt Insulation	471.15	SF	\$135.97	\$0.00	\$197.23	30%	\$433.16	
9.Wall P4	8.86	LF						
3 5/8" Metal Studs	132.90	SF	\$122.44	\$0.00	\$105.41	30%	\$296.21	
5/8" GWB Both sides	265.80	SF	\$212.43	\$0.00	\$111.27	30%	\$420.80	
9.Wall P5	60.77	LF						
3 5/8" Metal Studs	911.55	SF	\$839.81	\$0.00	\$723.00	30%	\$2,031.65	
5/8" GWB Both sides x 2 Layers	3,646.20	SF	\$2,914.04	\$0.00	\$1,526.33	30%	\$5,772.48	
3" Mineral Wool Insulation	911.55	SF	\$263.07	\$0.00	\$381.58	30%	\$838.05	
9.Wall P6	17.65	LF						
3 5/8" Metal Studs	158.85	SF	\$146.35	\$0.00	\$125.99	30%	\$354.04	
5/8" GWB	158.85	SF	\$126.95	\$0.00	\$66.50	30%	\$251.48	
9.Wall P7	12.23	LF						
6" Metal Studs	183.45	SF	\$217.88	\$0.00	\$200.07	30%	\$543.34	
5/8" GWB	183.45	SF	\$146.61	\$0.00	\$76.79	30%	\$290.43	
9.Wall P8	8.44	LF						
6" Metal Studs	126.60	SF	\$150.36	\$0.00	\$138.07	30%	\$374.96	

	5/8" GWB Both sides	253.20	SF	\$202.36	\$0.00	\$105.99	30%	\$400.85
	3 1/2" Fiberglass Sound Batt Insulation	126.60	SF	\$36.54	\$0.00	\$53.00	30%	\$116.39
	9.Furring 18	8.02	LF					
	2 1/2" Metal Studs	80.20	SF	\$56.08	\$0.00	\$38.87	30%	\$123.44
	5/8" GWB	80.20	SF	\$64.10	\$0.00	\$33.57	30%	\$126.97
10 Specialties								
	10.E.H.D. Install only	2.00	EA	\$50.00	\$0.00	\$0.00	30%	\$65.00
	10.Grab Bars Install only	6.00	EA	\$150.00	\$0.00	\$0.00	30%	\$195.00
	10.Lavatory Install only	2.00	EA	\$50.00	\$0.00	\$0.00	30%	\$65.00
	10.Mirror Vestibule Furnish and Install	26.40	SF	\$660.00	\$0.00	\$0.00	30%	\$858.00
	10.Semi-recessed Fire Extinguisher Cabinet & Fire Exhtinguisher Furnish and Install	2.00	EA	\$50.00	\$0.00	\$0.00	30%	\$65.00
15 Mechanical and Plumbing								
	Mechanical							Price by subcontractor.
	Plumbing							Price by subcontractor.
16 Electrical								
	Electrical							Price by subcontractor.
						Total		\$140,904.96

Material Sales Tax		8.000%
Subcontractor Markup		30.00%
Overall Construction Cost		\$140,904.96
Contingency %	3.00%	\$4,227.15
Profit	10.00%	\$14,090.50
Total Project Cost		\$159,222.60

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