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4578 Manhattan Blvd
Pricing Based on Zip Code: 10471

INSTRUCTIONS:
-Blue boxes require your price to be inputed 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: 12/12/2018

Scope	Qty	Unit	Est. Labor Costs	Est. Equipment (Tax Incl.)	Est. Mat. (Tax Incl.)	Est. Sub Markup	Totals	Notes
Supervision	52.00	Wks	\$145,600.00				\$145,600.00	
Dumpsters	30.00	EA					\$21,000.00	
Miscellaneous Equipment Allowance	1.00	LS					\$60,000.00	
Material Hoist **	1.00	LS					\$210,288.00	
Crane Allowance	1.00	LS					\$25,000.00	
Administrative								
Insurance								
Bond								
2 Existing Conditions - Demolition and Sitework								
Demolition								
2.#5 Remove Wood Floor Joists	881.42	SF	\$1,064.58	\$0.00	\$0.00	40%	\$1,490.41	
2.#6 Remove Entry Concrete Steps	13.88	SF	\$53.17	\$25.79	\$0.00	40%	\$100.23	
2.#6 Remove Wood Stairs	29.03	SF	\$131.40	\$0.00	\$0.00	40%	\$183.95	
2.#7a Manually Remove Foundation Wall	867.70	SF	\$23,839.54	\$1,831.98	\$0.00	40%	\$35,207.33	
2.#7a Manually Remove Foundation Footing	86.77	LF	\$3,984.55	\$483.76	\$0.00	40%	\$6,062.12	
2.#7b Mechanically Remove other Foundation Footing	86.81	LF	\$996.60	\$483.98	\$0.00	40%	\$1,879.21	
2.#7b Mechanically Remove other Foundation Wall	868.10	SF	\$5,962.63	\$1,832.82	\$0.00	40%	\$10,180.51	
2.#8 Remove Concrete Slab 6" and remove the debris	871.45	SF	\$3,827.41	\$1,236.18	\$0.00	40%	\$6,594.55	
Earthwork								
2.Excavation depth 12'-6"	961.62	CY	\$0.00	\$6,069.64	\$0.00	40%	\$6,069.64	
2.Site Backfilling (after slab demolition) H=3'-6"	121.17	CY	\$118.74	\$0.00	\$0.00	40%	\$166.24	
Loading	840.45	CY	\$991.73	\$0.00	\$0.00	40%	\$1,388.42	
Dump Truck Hauling	840.45	CY	\$11,312.43	\$0.00	\$0.00	40%	\$15,837.41	
2.Site Fence 8' High	1,588.32	SF	\$1,472.69	\$139.73	\$2,275.39	40%	\$5,387.04	
Rock Breaking								
								No pricing available. Obtain price from sitework contractor
Piles								
5.STR Soldier Pile HP 8x36 H=27'-3"	817.50	LF	\$12,469.67	\$5,787.19	\$46,229.75	40%	\$87,966.38	
Pile Driving and Concrete Fill	817.50	LF	\$11,036.25	\$6,230.37	\$29,371.75	40%	\$62,801.58	
5.STR HP 8x36 Horizontal	264.11	LF	\$4,431.44	\$2,056.04	\$15,603.31	40%	\$30,104.68	
6.STR Timber Lagging 3"x12" H=12'-6"	1,997.00	SF	\$9,615.56	\$1,413.25	\$4,522.41	40%	\$21,206.40	
3 Concrete								
Foundations								
3.WF1 F								
Concrete 84"x24"	73.83	CY	\$5,966.34	\$2,037.75	\$25,006.69	40%	\$45,400.00	
#5 Rebar @12" o.c T&B Long	2,466.10	LF	\$1,745.01	\$0.00	\$1,725.36	40%	\$4,858.52	
#7 Rebar @6" o.c Bottom Short	704.60	LF	\$885.40	\$0.00	\$1,134.59	40%	\$2,827.99	
3.WF2 F								
Concrete 36"x24"	16.10	CY	\$1,300.96	\$444.33	\$5,452.70	40%	\$9,899.45	
#5 Rebar @12" o.c T&B Long	537.73	LF	\$380.50	\$0.00	\$376.21	40%	\$1,059.40	
#7 Rebar @12" o.c Bottom Short	179.24	LF	\$225.24	\$0.00	\$288.63	40%	\$719.41	

3.GB Grade Beam	15.80	LF							
Concrete 36"x24"	3.69	CY	\$298.16	\$101.83	\$1,249.68	40%	\$2,268.80		
#8 Rebar (6) @8" Top	184.86	LF	\$304.46	\$0.00	\$338.73	40%	\$900.47		
#8 Rebar (2) @8" Bottom	61.62	LF	\$101.49	\$0.00	\$112.91	40%	\$300.16		
#3 Stirrups @18" o.c	10.53	EA	\$11.57	\$0.00	\$70.07	40%	\$114.29		
3.MAT1 F	31.64	LF							
Concrete 24"x24"	4.93	CY	\$398.05	\$135.95	\$1,668.34	40%	\$3,028.90		
#7 Rebar @9" o.c T&B EW	219.37	LF	\$275.66	\$0.00	\$353.24	40%	\$880.47		
Concrete Slab									
3.4" Light Concrete Slab w WWM on 1.5" 18 GA Steel Deck	8,661.94	SF							
Light Concrete 4" with Mesh	8,661.94	SF	\$2,853.24	\$1,047.75	\$14,073.04	40%	\$24,744.54	Updated to 4"	
1.5" 18 GA Steel Deck	8,661.94	SF	\$7,397.30	\$2,381.25	\$21,643.43	40%	\$43,038.26		
3.Concrete Slab on Grade	1,801.28	SF							
Concrete 6" with Mesh	1,801.28	SF	\$5,691.68	\$0.00	\$6,981.28	40%	\$17,742.15		
Other Concrete									
3.STR Concrete Heel Block (no rebar) 60"x60"x30"	7.00	EA							
Concrete 60"x60"x30	16.22	CY	\$576.94	\$520.02	\$2,197.98	40%	\$4,404.92		
3.Ext. Foundation Underpinning h=5'-0", w=3'-3" ***	50.75	LF							Obtain final underpinning price from Subcontractor. Pricing for this trade varies by field conditions.
Underpinning SF	253.75	SF	\$1,073.36	\$1,657.62	\$1,657.62	40%	\$5,481.00		
Foundation Wall	246.39	LF							
Concrete 12"	2,463.90	SF	\$24,949.45	\$1,679.83	\$19,700.80	40%	\$64,190.18		
#5 Rebar @12" o.c ew ef	12,812.28	LF	\$9,065.97	\$0.00	\$8,963.87	40%	\$25,241.77		
5 Metals									
5.Aluminium/Glass Rail	43.01	LF	\$510.03	\$0.00	\$1,394.70	40%	\$2,666.62		
5.Handrail	101.56	LF	\$1,524.01	\$0.00	\$3,699.35	40%	\$7,312.70		
5.Steel Stairs	442.60	SF	\$5,298.48	\$2,421.33	\$33,300.37	40%	\$56,459.71		
Steel Beams and Columns									
5.W12x14	662.54	LF	\$5,502.15	\$2,557.08	\$23,810.16	40%	\$43,594.32		
5.W12x19	62.00	LF	\$698.78	\$324.75	\$3,023.90	40%	\$5,536.50		
5.W12x22	195.94	LF	\$2,009.11	\$932.16	\$7,074.16	40%	\$13,648.74		
5.W12x26	523.45	LF	\$6,343.16	\$2,943.01	\$22,334.58	40%	\$43,091.86		
5.W12x30	154.52	LF	\$2,160.54	\$1,002.42	\$7,607.38	40%	\$14,677.52		
5.W12x35	359.03	LF	\$5,856.74	\$2,717.33	\$20,621.87	40%	\$39,787.39		
5.W12x40	134.70	LF	\$2,511.22	\$1,165.12	\$8,842.13	40%	\$17,059.81		
5.Column h=10'-0" W8x31	80.00	LF	\$1,050.79	\$487.67	\$3,895.68	40%	\$7,412.73		
6 Rough Carpentry									
Millwork									
First Floor									
Base Cabinets	36.00		\$733.02	\$0.00	\$8,589.87	40%	\$13,052.05		
Upper Cabinets	26.00		\$529.41	\$0.00	\$6,203.79	40%	\$9,426.48		
Countertops	63.00		\$327.42	\$0.00	\$3,987.90	40%	\$6,041.45		
Second Floor									
Base Cabinets	32.00		\$651.58	\$0.00	\$7,635.44	40%	\$11,601.82		
Upper Cabinets	24.00		\$488.68	\$0.00	\$5,726.58	40%	\$8,701.37		
Countertops	48.00		\$249.47	\$0.00	\$3,038.40	40%	\$4,603.01		
Third Floor									
Base Cabinets	32.00		\$651.58	\$0.00	\$7,635.44	40%	\$11,601.82		
Upper Cabinets	24.00		\$488.68	\$0.00	\$5,726.58	40%	\$8,701.37		
Countertops	48.00		\$249.47	\$0.00	\$3,038.40	40%	\$4,603.01		
Fourth Floor									

	Base Cabinets	13.00		\$264.70	\$0.00	\$3,101.90	40%	\$4,713.24	
	Upper Cabinets	12.00		\$244.34	\$0.00	\$2,863.29	40%	\$4,350.68	
	Countertops	23.00		\$119.54	\$0.00	\$1,455.90	40%	\$2,205.61	
	Fifth Floor								
	Base Cabinets	7.00		\$142.53	\$0.00	\$1,670.25	40%	\$2,537.90	
	Upper Cabinets	9.00		\$183.26	\$0.00	\$2,147.47	40%	\$3,263.01	
	Countertops	14.00		\$72.76	\$0.00	\$886.20	40%	\$1,342.54	
	6.3/4" Plywood Subfloor	6,664.00	SF	\$4,878.05	\$0.00	\$5,106.37	40%	\$13,978.19	
7	Insulation								
	7.Waterproofing of Existing Foundation Wall H=24'-0"	1,206.48	SF	\$603.24	\$0.00	\$131.36	40%	\$1,028.43	
	Roof								
	7.Roof Bulkhead	977.75	SF						This item is a quantity to calculate the assembly. It is not a cost item.
	7.Roof Terrace ASSEM	591.92	SF						This item is a quantity to calculate the assembly. It is not a cost item.
	R-38 Batt Insulation	1,569.67	SF	\$631.95	\$0.00	\$1,934.91	40%	\$3,593.60	
	R-7.5 C.I	1,569.67	SF	\$785.15	\$0.00	\$1,516.55	40%	\$3,222.37	
	Tapered Rigid Insulation	1,569.67	SF	\$2,106.50	\$0.00	\$4,044.13	40%	\$8,610.87	
	R-30 Floor Insulation	6,664.00	SF	\$2,357.72	\$0.00	\$6,882.50	40%	\$12,936.31	
8	Doors and Windows								
	Doors								
	8.Door A Metal	6.00	EA	\$1,383.48	\$0.00	\$6,252.03	40%	\$10,689.72	
	8.Door B Metal	5.00	EA	\$1,152.90	\$0.00	\$5,210.03	40%	\$8,908.10	
	8.Door C Metal/Wood	6.00	EA	\$1,383.48	\$0.00	\$6,252.03	40%	\$10,689.72	
	8.Door D Wood	33.00	EA	\$4,026.00	\$0.00	\$10,994.20	40%	\$21,028.28	
	8.Door F Wood	26.00	EA	\$3,172.00	\$0.00	\$8,662.10	40%	\$16,567.73	
	8.Door I Glass/Aluminium	8.00	EA	\$2,440.00	\$0.00	\$8,351.15	40%	\$15,107.61	
	8.Door J Metal	6.00	EA	\$1,383.48	\$0.00	\$6,252.03	40%	\$10,689.72	
	Windows								
	8.Window 1 3'-3"x4'-1"	36.00	EA	\$4,407.37	\$0.00	\$13,372.94	40%	\$24,892.44	
	8.Curtain Wall - Alucabond ***	2,201.77	SF	\$5,460.39	\$0.00	\$5,082.02	40%	\$14,759.37	
	Add Cost to replace Alucabond with Stucco	2,201.77	SF						Cost difference to be +\$3625.79
9	Finishes								
	Partition Walls								
	Interior Walls								
	9.P1 CBB	12.01	LF						
	3 5/8" Metal Studs	102.09	SF	\$95.90	\$0.00	\$44.21	40%	\$196.16	
	5/8" Drywall Unfinished 2 Layers	204.17	SF	\$114.58	\$0.00	\$92.96	40%	\$290.56	
	5/8" Drywall	102.09	SF	\$89.67	\$0.00	\$43.08	40%	\$185.85	
	5/8" Durock	102.09	SF	\$77.22	\$0.00	\$113.37	40%	\$266.82	
	3'x4' 24 GA Steel Sheet h=1'-6"	18.02	SF	\$18.02	\$0.00	\$49.03	40%	\$93.87	
	9.P1 MR	12.66	LF						
	3 5/8" Metal Studs	107.61	SF	\$101.09	\$0.00	\$46.61	40%	\$206.77	
	5/8" Drywall Unfinished 2 Layers	215.22	SF	\$120.78	\$0.00	\$97.99	40%	\$306.28	
	5/8" Drywall	107.61	SF	\$94.52	\$0.00	\$45.41	40%	\$195.91	
	5/8" Drywall Mold Resistant	107.61	SF	\$94.52	\$0.00	\$59.75	40%	\$215.99	
	3'x4' 24 GA Steel Sheet	50.64	SF	\$50.64	\$0.00	\$137.84	40%	\$263.87	
	9.P1 Wall	612.72	LF						
	3 5/8" Metal Studs	5,208.12	SF	\$4,892.51	\$0.00	\$2,255.66	40%	\$10,007.44	
	5/8" Drywall Unfinished 2 Layers	10,416.24	SF	\$5,845.59	\$0.00	\$4,742.67	40%	\$14,823.57	
	5/8" Drywall Finished 2 Layers	10,416.24	SF	\$9,149.63	\$0.00	\$4,395.65	40%	\$18,963.38	
	3'x4' 24 GA Steel Sheet h=1'-6"	2,450.88	SF	\$2,450.88	\$0.00	\$6,670.99	40%	\$12,770.62	

9.P2	4.53	LF						
3 5/8" Metal Studs	38.51	SF	\$36.17	\$0.00	\$16.68	40%	\$73.99	
5/8" Drywall Unfinished 2 Layers	77.01	SF	\$43.22	\$0.00	\$35.06	40%	\$109.59	
5/8" Drywall Finished 2 Layers	77.01	SF	\$67.65	\$0.00	\$32.50	40%	\$140.20	
R-10 Mineral Wool Insulation	38.51	SF	\$12.21	\$0.00	\$16.25	40%	\$39.85	
9.P2 R-15 Batt insulation	35.83	LF						
3 5/8" Metal Studs	304.56	SF	\$286.10	\$0.00	\$131.90	40%	\$585.20	
5/8" Drywall Unfinished 2 Layers	609.11	SF	\$341.83	\$0.00	\$277.34	40%	\$866.84	
5/8" Drywall Finished 2 Layers	609.11	SF	\$535.04	\$0.00	\$257.04	40%	\$1,108.92	
R-15 Mineral Wool Insulation	304.56	SF	\$96.60	\$0.00	\$192.78	40%	\$405.14	
9.P3	452.76	LF						
3 5/8" Metal Studs	3,848.46	SF	\$3,615.24	\$0.00	\$1,666.79	40%	\$7,394.84	
5/8" Drywall Each side	7,696.92	SF	\$6,760.97	\$0.00	\$3,248.10	40%	\$14,012.70	
9.P3 CBB	48.93	LF						
3 5/8" Metal Studs	415.91	SF	\$390.70	\$0.00	\$180.13	40%	\$799.16	
5/8" Drywall	415.91	SF	\$365.33	\$0.00	\$175.51	40%	\$757.18	
5/8" Durock	415.91	SF	\$314.59	\$0.00	\$461.87	40%	\$1,087.05	
9.P3 Furring	93.18	LF						
3 5/8" Metal Studs	792.03	SF	\$744.03	\$0.00	\$343.03	40%	\$1,521.89	
5/8" Drywall	792.03	SF	\$695.72	\$0.00	\$334.24	40%	\$1,441.94	
9.P3 MR	224.03	LF						
3 5/8" Metal Studs	1,904.26	SF	\$1,788.86	\$0.00	\$824.74	40%	\$3,659.04	
5/8" Drywall	1,904.26	SF	\$1,672.70	\$0.00	\$803.59	40%	\$3,466.81	
5/8" Drywall Mold Resistant	1,904.26	SF	\$1,672.70	\$0.00	\$1,057.36	40%	\$3,822.08	
Ceilings								
Ceiling Framing	8,514.00	SF	\$7,582.57	\$0.00	\$8,604.06	40%	\$22,661.28	
5/8" Drywall Ceiling Unfinished	8,514.00	SF	\$5,816.76	\$0.00	\$3,876.55	40%	\$13,570.65	
5/8" Drywall Ceiling Finished	8,514.00	SF	\$9,244.50	\$0.00	\$3,592.90	40%	\$17,972.37	
Exterior Walls								
3.W3 Wall	246.39	LF						
3 5/8" Metal Studs 25 GA	2,463.90	SF	\$2,314.59	\$0.00	\$1,067.13	40%	\$4,734.40	
R-15 Mineral Wool Insulation	2,463.90	SF	\$781.55	\$0.00	\$1,559.65	40%	\$3,277.67	
5/8" Densglass	2,463.90	SF	\$1,773.52	\$0.00	\$2,873.03	40%	\$6,505.17	
5/8" Drywall	2,463.90	SF	\$2,164.29	\$0.00	\$1,039.76	40%	\$4,485.68	
3.W4 Wall	1,145.21	LF						
CMU 8"	11,452.10	SF	\$54,908.24	\$125.93	\$34,083.82	40%	\$124,714.81	
R-10 Rigid Insulation	11,452.10	SF	\$7,684.36	\$0.00	\$14,752.70	40%	\$31,411.88	
30 Felt 2 Layers	22,904.20	SF	\$5,029.76	\$0.00	\$2,797.93	40%	\$10,958.76	
Stucco Exterior Finish	11,452.10	SF	\$51,135.92	\$0.00	\$17,169.09	40%	\$95,627.01	
3 1/2" metal Studs 25 GA	9,734.29	SF	\$9,144.39	\$0.00	\$4,215.97	40%	\$18,704.49	
R-15 Mineral Wool Insulation	9,734.29	SF	\$3,087.72	\$0.00	\$6,161.80	40%	\$12,949.31	
5/8" Densglass 2 Layers	19,468.57	SF	\$14,013.48	\$0.00	\$22,701.35	40%	\$51,400.76	
3.W4 Roof Parapet	57.98	LF						
CMU 8"	202.93	SF	\$972.97	\$2.23	\$603.96	40%	\$2,209.93	
R-10 Rigid Insulation	202.93	SF	\$136.17	\$0.00	\$261.42	40%	\$556.62	
30 Felt 2 Layers	405.86	SF	\$89.13	\$0.00	\$49.58	40%	\$194.19	
Stucco Exterior Finish Each side	405.86	SF	\$1,812.25	\$0.00	\$608.47	40%	\$3,389.00	
Floors								
9.Floor Hardwood (non-wet areas)	5,838.00	SF	\$38,816.86	\$0.00	\$27,877.95	40%	\$93,372.74	
9.Floor Tiles (Bath and Kitchenette)	826.00	SF	\$7,547.82	\$0.00	\$2,724.36	40%	\$14,381.06	
9.Terrace	418.00	SF	\$3,819.60	\$0.00	\$1,378.67	40%	\$7,277.58	
9.Cellar Flooring	1,432.00	SF						Assumed to be remain concrete.
Breakout:								
Cellar								

Cellar	1432	SF							
First Floor									
Bath	35	SF							
Bedrooms	208	SF							
Corridor	256	SF							
Kitchenette	147	SF							
Living Room	497	SF							
Stair and Landing	109	SF							
Second Floor									
Bath	103	SF							
Bedrooms	464	SF							
Corridor	120	SF							
Kitchenette	96	SF							
Living Room	572	SF							
Stair and Landing	264	SF							
Third Floor									
Bath	103	SF							
Bedrooms	464	SF							
Corridor	120	SF							
Kitchenette	96	SF							
Living Room	572	SF							
Stair and Landing	264	SF							
Fourth Floor									
Bath	94	SF							
Bedrooms	561	SF							
Corridor	205	SF							
Kitchenette	53	SF							
Living Room	296	SF							
Stair and Landing	76	SF							
Fifth Floor									
Bath	67	SF							
Bedrooms	264	SF							
Corridor	131	SF							
Kitchenette	32	SF							
Living Room	159	SF							
Stair and Landing	82	SF							
Terrace	418	SF							
Roof									
Stair and Landing	154	SF							
Wall Tile									
Bath - First Floor	170.00		\$1,959.93	\$0.00	\$855.22	40%	\$3,941.20	Height: 8'-6"	
Bath - Second Floor	170.00		\$1,959.93	\$0.00	\$855.22	40%	\$3,941.20	Height: 8'-6"	
Bath - Third Floor	170.00		\$1,959.93	\$0.00	\$855.22	40%	\$3,941.20	Height: 8'-6"	
Bath - Fourth Floor	255.00		\$2,939.90	\$0.00	\$1,282.82	40%	\$5,911.81	Height: 8'-6"	
Bath - Fifth Floor	170.00		\$1,959.93	\$0.00	\$855.22	40%	\$3,941.20	Height: 8'-6"	
Baseboards									
9.Base Tiles	202.00	LF	\$1,164.43	\$0.00	\$508.10	40%	\$2,341.54		
9.Base Wood	1,667.00	LF	\$2,416.08	\$0.00	\$3,771.91	40%	\$8,663.19		
Baseboards at Cellar ***	640.00	LF	\$927.59	\$0.00	\$1,448.12	40%	\$3,326.00		
Wood Base - First Floor	358.00	LF							
Wood Base - Second Floor	395.00	LF							
Wood Base - Third Floor	395.00	LF							

	Wood Base - Fourth Floor	348.00	LF						
	Wood Base - Fifth Floor	171.00	LF						
	Baseboards - Cellar	640.00	LF						
	Tile Base (Baths) - First Floor	40.00	LF						
	Tile Base (Baths) - Second Floor	40.00	LF						
	Tile Base (Baths) - Third Floor	40.00	LF						
	Tile Base (Baths) - Fourth Floor	54.00	LF						
	Tile Base (Baths) - Fifth Floor	28.00	LF						
	Painting								
	9.Walls Paint Stairs	3,575.70	SF	\$1,832.19	\$0.00	\$2,779.63	40%	\$6,456.54	
	9.Walls Painting	23,572.46	SF	\$6,039.26	\$0.00	\$9,162.23	40%	\$21,282.09	
	Ceilings Painting	8,514.00	SF	\$3,219.99	\$0.00	\$3,309.25	40%	\$9,140.95	
	Doors Painting	82.00	EA	\$5,148.06	\$0.00	\$1,821.26	40%	\$9,757.05	
	Exterior Painting	11,857.96	SF	\$5,208.02	\$0.00	\$5,267.42	40%	\$14,665.62	
	13 Conveying Systems								
	Elevator	1.00	LS					\$119,145.00	Final price by Elevator Contractor
	15 Mechanical and Plumbing								
	Mechanical							\$87,600.00	Final price by Subcontractor. Budget price only.
	Plumbing							\$150,000.00	Final price by Subcontractor. Budget price only.
	Fire Sprinkler							\$26,280.00	Final price by Subcontractor. Budget price only.
	16 Electrical								
	Electrical							\$160,500.00	Final price by Subcontractor. Budget price only.
	Fire Alarm							\$40,000.00	Final price by Subcontractor. Budget price only.
								Total	\$2,857,579.96

Material Sales Tax		8.875%
Subcontractor Markup		40.00%
Overall Construction Cost		\$2,857,579.96
Contingency %	5.00%	\$142,879.00
Profit	20.00%	\$571,515.99
Total Project Cost		\$3,571,974.95

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