

Building costs for this house

This is an estimate for a single-family residence built under competitive conditions in Zip area **970-972 Portland, Oregon** in **January, 2008**. This estimate includes a foundation as required for normal soil conditions, excavation for foundation and piers on a prepared building pad, floor, wall, interior and exterior finishes, roof cover, interior partitions, doors, windows, trim, electric wiring and fixtures, rough and finish plumbing, built-in appliances, supervision, design fees, permits, utility hook-ups, the contractors' contingency, overhead and profit. Highly decorative, starkly original or exceptionally well-appointed residences will cost more.

Item Name	Material	Labor	Equipment	Total
Excavation	--	2,181.00	611.00	2,792.00
Foundation, Piers, Flatwork	5,116.00	7,389.00	1,243.00	13,748.00
Rough Hardware	500.00	723.00	122.00	1,345.00
Rough Carpentry	16,543.00	22,425.00	--	38,968.00
Insulation	3,098.00	1,945.00	--	5,043.00
Exterior Finish	8,807.00	4,830.00	642.00	14,279.00
Exterior Trim	597.00	862.00	146.00	1,605.00
Doors	1,512.00	1,165.00	--	2,677.00
Windows	2,604.00	1,626.00	--	4,230.00
Finish Hardware	252.00	194.00	--	446.00
Garage Door	714.00	267.00	--	981.00
Roofing, Flashing, Fascia	6,917.00	5,328.00	--	12,245.00
Finish Carpentry	1,010.00	4,673.00	--	5,683.00
Interior Wall Finish	4,850.00	6,877.00	--	11,727.00
Painting	2,898.00	6,212.00	--	9,110.00
Wiring	2,942.00	5,101.00	--	8,043.00
Lighting Fixtures	2,206.00	637.00	--	2,843.00
Flooring	2,167.00	2,824.00	--	4,991.00
Carpeting	4,312.00	1,412.00	--	5,724.00
Bath Accessories	971.00	549.00	--	1,520.00
Shower & Tub Enclosure	619.00	477.00	--	1,096.00
Countertops	2,062.00	1,587.00	--	3,649.00
Cabinets	6,780.00	1,958.00	--	8,738.00
Built In Appliances	3,299.00	423.00	--	3,722.00
Plumbing Rough-in and Connection	2,813.00	6,273.00	402.00	9,488.00
Plumbing Fixtures	5,715.00	1,662.00	--	7,377.00
Heating and Cooling Systems	4,829.00	7,244.00	--	12,073.00

Unit Heating and Cooling	--	--	--	--
Fireplace and Chimney	772.00	1,157.00	--	1,929.00
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Subtotal Direct Job Costs	\$94,905.00	\$98,001.00	\$3,166.00	\$196,072.00
Final Cleanup	--	881.00	--	881.00
Insurance	6,166.00	--	--	6,166.00
Permits & Utilities	3,744.00	--	--	3,744.00
Plans & Specs	881.00	--	--	881.00
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Subtotal Indirect Job Costs	\$10,791.00	\$881.00	--	\$11,672.00
Contractor Markup	27,528.00	--	--	27,528.00
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Total Cost	\$133,224.00	\$98,882.00	\$3,166.00	\$235,272.00