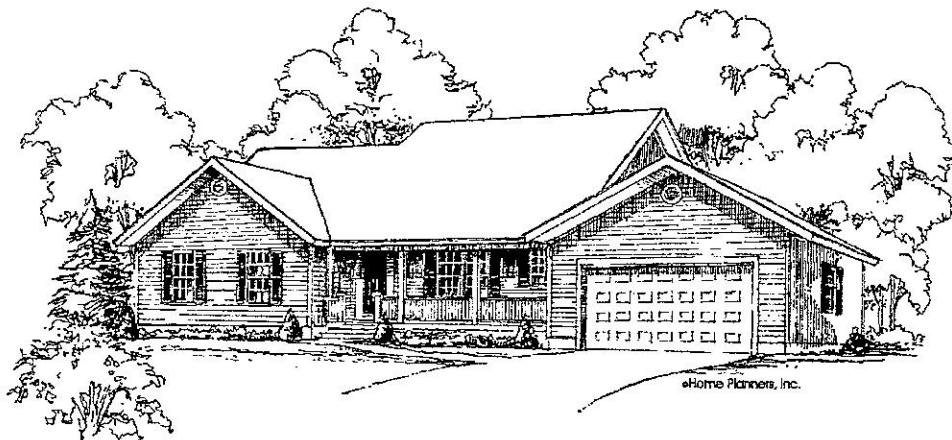


- Simple design from standard plans
- Single family — 1 full bath, 1 kitchen
- No basement
- Asphalt shingles on roof
- Hot air heat
- Gypsum wallboard interior finishes
- Materials and workmanship are average

Note: The illustration shown may contain some optional components (for example: garages and/or fireplaces) whose costs are shown in the modifications, adjustments, & alternatives below or at the end of the square foot section.



Base cost per square foot of living area

Exterior Wall	Living Area										
	600	800	1000	1200	1400	1600	1800	2000	2400	2800	3200
Wood Siding - Wood Frame	164.45	147.45	135.05	125.20	116.95	111.55	108.60	105.00	97.95	92.85	89.45
Brick Veneer - Wood Frame	171.10	153.35	140.45	130.05	121.35	115.65	112.60	108.75	101.40	96.00	92.30
Stucco on Wood Frame	159.80	143.30	131.25	121.80	113.80	108.65	105.80	102.35	95.50	90.60	87.35
Solid Masonry	183.50	164.45	150.45	139.05	129.60	123.40	120.05	115.75	107.75	101.90	97.80
Finished Basement, Add	39.65	38.30	36.55	34.95	33.55	32.70	32.25	31.55	30.55	29.80	29.15
Unfinished Basement, Add	16.45	14.85	13.75	12.75	11.90	11.40	11.05	10.65	10.05	9.55	9.15

Modifications

Add to the total cost

Upgrade Kitchen Cabinets	\$ + 5525
Solid Surface Countertops (Included)	
Full Bath - including plumbing, wall and floor finishes	+ 7405
Half Bath - including plumbing, wall and floor finishes	+ 4331
One Car Attached Garage	+ 14,471
One Car Detached Garage	+ 19,004
Fireplace & Chimney	+ 6627

Adjustments

For multi family - add to total cost

Additional Kitchen	\$ + 9600
Additional Bath	+ 7405
Additional Entry & Exit	+ 1676
Separate Heating	+ 1336
Separate Electric	+ 1945

For Townhouse/Rowhouse -

Multiply cost per square foot by

Inner Unit	.92
End Unit	.96

Alternatives

Add to or deduct from the cost per square foot of living area

Cedar Shake Roof	+ 3.35
Clay Tile Roof	+ 6.80
Slate Roof	+ 7.50
Upgrade Walls to Skim Coat Plaster	+ .45
Upgrade Ceilings to Textured Finish	+ .58
Air Conditioning, in Heating Ductwork	+ 4.89
In Separate Ductwork	+ 7.18
Heating Systems, Hot Water	+ 1.60
Heat Pump	+ 1.38
Electric Heat	- .81
Not Heated	- 3.52

Additional upgrades or components

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