

Estimated Build Cost as of 5-04-24

Property Address: 2004 Grants pond Chatham Illinois

Material/ Service	Contract Amount	Upgrade cost	change / option	Upgraded amount	Over under Allowance
Lot Cost - closing fees - Hud - plans				Paid by buyers - cash	\$ 107,000.00
plans	\$ 780.00	\$ 980.00		\$ 200.00	\$ 200.00
Windows and doors	\$ 13,401.00	\$ 40,748.09		\$ 27,347.09	\$ 27,347.09
1. exterior doors	above				
2. exterior door handles	\$ 410.00				
3. interior doors	\$ 4,700.00				
4. interior door handles	\$ 980.00				
marvin windows installer		\$ 2,400.00		\$ 2,400.00	\$ 2,400.00
Framing	\$ 20,000.00				
living area increase		\$ 2,680.00		\$ 2,680.00	\$ 2,680.00
wall height to 12 feet		\$ 10,600.00		\$ 10,600.00	\$ 10,600.00
10 x 20 standard deck		\$ 5,000.00		\$ 5,000.00	\$ 5,000.00
trex upgrade to deck	\$ 754.80	\$ 2,650.00		\$ 1,895.20	\$ 1,895.20
railing upgrade					
Roofing / standard shingles					
Materials/ shingles/nails/starter/cap	\$ 3,880.00			No Upgrade	\$ -
Labor	\$ 2,650.00			No Upgrade	\$ -
Sidding					
sidding-Material	\$ 5,724.61				
sidding labor	\$ 3,500.00				
Soffit	\$ 2,131.60				
Facia	\$ 413.77				
Gutters	\$ 2,521.00				
Brick and stone					

masonry Materials	\$ 6,000.00				
Masonry labor	\$ 6,000.00				
Electrical materials & Labor	\$ 24,500.00				
Lighting allowance spent	\$ 2,500.00				
Plumbing materials & Labor	\$ 19,000.00	\$ 42,112.00		\$ 21,112.00	\$ 21,112.00
Plumbing parts -tubs - showers etc	inc				
Faucets	\$ 2,000.00				
HVAC	\$ 16,000.00				
Insulation	\$ 15,000.00				
foam exterior walls, attic cellulose					
upgrade - interior walls sound controll		\$3,100.00		\$ 3,100.00	\$ 3,100.00
upgrade - roof deck foam		\$ 12,500.00		\$ 12,500.00	\$ 12,500.00
upgrade - sound between floors		\$ 2,800.00		\$ 2,800.00	\$ 2,800.00
Casing and trim	\$ 1,854.71				
finish trim carpentry	\$ 5,600.00				
interior stair railing - materials only	\$ 1,600.00				
floor coverings 1st floor	\$ 12,669.00				
master shower tile	\$ 7,145.00				
cabinets - kitchen bath	\$ 16,150.00				
Laundry tub	\$ 90.00				
Laundry cabinets	\$ 600.00				
Pulls	\$ 325.00				
counter tops	\$ 6,890.00				
laundry couter top	\$ 225.00				

