

SCOPE: ARCHITECTURE

WEBSITE: www.msbestimating.com
 E-MAIL ADDRESS: estimate@msbestimating.com
 PHONE NUMBER:
 Date: 05/13/26



ITEM #	DWG REF./CSI SEC.	DESCRIPTION	QUANTITY	UNIT	WASTAGE	QTY W/WASTAGE	MAT COST	TOTAL MAT COST	NO. OF LABORS	TYPE OF LABOR	PER HOUR LABOR WAGE	LABOR FACTOR	TOTAL LABOR HOURS	TOTAL LABOR COST	UNIT COST	TOTAL COST	TRADE COST
DIV. 01 GENERAL REQUIREMENTS																	
1		Project Manager	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
2		Field Superintendent	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
3		Bonds	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
4		Permitting	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
5		Mobilization Cost	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
6		Temp Fencing, Toilets, Utilities	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
7		Jobsite Signage, Trailer, Security	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
8		Dumpsters, Tools	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
9		Clean-up	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
10		Procure, Web Cameras	1	LS	0%	1	\$0.00	\$0	1	-	\$0	0.000	0	\$0	\$0.00		
Subtotal (General Requirements)			TOTAL MAT COST:				\$0						LABOR COST	\$0			\$0
DIV. 06 Wood Plastic & Composite																	
Wall Framing																	
Stud Wall																	
11		2X4 Wood Studs @ 16" O.C - 13' H	3514	LF	5%	3690	\$1.10	\$4,059	1	CARP	\$40	0.016	59	\$2,361	\$1.74	\$6,420	
12		2X6 Wood Studs @ 16" O.C - 13' H	434	LF	5%	456	\$1.38	\$629	1	CARP	\$40	0.018	8	\$328	\$2.10	\$957	
Bottom Plates																	
13		2X4 P.T Wood Bottom Plates	177	LF	5%	186	\$1.25	\$232	1	CARP	\$40	0.017	3	\$126	\$1.93	\$358	
14		2X4 Wood Bottom Plates	157	LF	5%	165	\$1.10	\$181	1	CARP	\$40	0.016	3	\$106	\$1.74	\$287	
15		2X6 Wood Bottom Plates	41	LF	5%	43	\$1.38	\$59	1	CARP	\$40	0.018	1	\$31	\$2.10	\$90	
Top Plates																	
16		2X4 Wood Top Plates	668	LF	5%	701	\$1.10	\$771	1	CARP	\$40	0.016	11	\$449	\$1.74	\$1,220	
17		2X6 Wood Top Plates	81	LF	5%	85	\$1.10	\$94	1	CARP	\$40	0.016	1	\$55	\$1.74	\$149	
18		14" Deep Roof Trusses By Others @ 24" O.C. @ 14' Length = 12 LF	19	EA	0%	19											
19		14" Deep Roof Trusses By Others @ 24" O.C. @ 14' Length = 14 LF	65	EA	0%	65											
20		14" Deep Girder Truss	94	LF	5%	99											
Interior Trim																	
21		Interior Trim At Doors	1586	LF	5%	1665	\$2.10	\$3,497	1	CARP	\$40	0.025	42	\$1,665	\$3.10	\$5,162	
Mill Work																	
Base Cabinet																	
22		1'-8" Deep Base Cabinet @ Bathroom	48	LF	5%	50	\$155.00	\$7,815	1	CARP	\$40	0.700	35	\$1,412	\$183.00	\$9,227	
23		1'-8" Deep Base Cabinet @ Laundry	2	LF	5%	2	\$155.00	\$369	1	CARP	\$40	0.700	2	\$67	\$183.00	\$436	
24		1'-8" Deep Base Cabinet @ Lenal	14	LF	5%	14	\$160.00	\$2,293	1	CARP	\$40	0.700	10	\$401	\$188.00	\$2,695	
25		1'-8" Deep Base Cabinet @ Mandir	2	LF	5%	2	\$165.00	\$386	1	CARP	\$40	0.720	2	\$67	\$193.80	\$454	
26		1'-8" Deep Base Cabinet @ W/C	2	LF	5%	2	\$165.00	\$341	1	CARP	\$40	0.720	1	\$60	\$193.80	\$401	
27		2'-0" Deep Base Cabinet @ Butlers Pantry	22	LF	5%	23	\$180.00	\$4,218	1	CARP	\$40	0.850	20	\$797	\$214.00	\$5,015	
28		2'-0" Deep Base Cabinet @ Kitchen	13	LF	5%	14	\$180.00	\$2,487	1	CARP	\$40	0.850	12	\$470	\$214.00	\$2,957	
29		2'-0" Deep Base Cabinet @ Kitchen Island	9	LF	5%	9	\$180.00	\$1,705	1	CARP	\$40	0.850	8	\$322	\$214.00	\$2,027	
Upper Cabinet																	
30		1'-0" Deep Upper Cabinet @ Kitchen	13	LF	5%	14	\$110.00	\$1,514	1	CARP	\$40	0.485	7	\$267	\$129.40	\$1,781	
31		1'-0" Deep Upper Cabinet @ Butlers Pantry	22	LF	5%	24	\$110.00	\$2,592	1	CARP	\$40	0.485	11	\$457	\$129.40	\$3,049	
Shelving																	
32		2'-0" Deep Walk In Closet w/ Rod & Shelving	83	LF	5%	87	\$285.00	\$24,847	1	CARP	\$40	1.550	135	\$5,405	\$347.00	\$30,252	
33		2'-0" Deep Linen Closet w/ Rod & Shelving	5	LF	5%	5	\$285.00	\$1,427	1	CARP	\$40	1.550	8	\$311	\$347.00	\$1,738	
34		1'-0" Deep Closet w/ Rod & Shelving	22	LF	5%	23	\$200.00	\$4,578	1	CARP	\$40	1.285	29	\$1,177	\$251.40	\$5,755	
Subtotal (Wood Plastic & Composite)			TOTAL MAT COST:				\$64,097						LABOR COST	\$16,333			\$80,430
DIV. 07 THERMAL & MOISTURE PROTECTION																	
Insulation																	
Walls																	
Interior Walls																	
35		R-19 Sound Batt Insulation	4537	SF	5%	4764	\$1.38	\$6,575	1	ROOFER	\$38	0.015	71	\$2,716	\$1.95	\$9,290	
Terrace Insulation																	
36		Fill w/ R-38 Batt Insulation	1727	SF	5%	1813	\$2.25	\$4,080	1	ROOFER	\$38	0.020	36	\$1,378	\$3.01	\$5,458	
Roof Insulation																	
37		Fill w/ R-38 Batt Insulation	4307	SF	5%	4522	\$2.25	\$10,175	1	ROOFER	\$38	0.020	90	\$3,437	\$3.01	\$13,612	
Exterior Trim																	
38		Exterior Trim At Doors	404	LF	5%	424	\$2.10	\$891	1	ROOFER	\$38	0.025	11	\$403	\$3.05	\$1,294	
39		Exterior Trim At Windows	1203	LF	5%	1263	\$2.50	\$3,158	1	ROOFER	\$38	0.030	38	\$1,440	\$3.64	\$4,598	
Sealant																	
40		Continuous Acoustical Sealant At Walls	4092	LF	5%	4297	\$0.55	\$2,363	1	ROOFER	\$38	0.010	43	\$1,633	\$0.93	\$3,996	
41		Continuous Acoustical Sealant At Doors	1990	LF	5%	2090	\$0.55	\$1,149	1	ROOFER	\$38	0.010	21	\$794	\$0.93	\$1,943	
42		Continuous Acoustical Sealant At Windows	1586	LF	5%	1665	\$0.55	\$916	1	ROOFER	\$38	0.010	17	\$633	\$0.93	\$1,549	

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Exterior Finish																	
43		Stucco Finish System (Ivory)	9768	SF	5%	10257	\$7.00	\$71,798	1	ROOFER	\$38	0.100	1026	\$38,976	\$10.80	\$110,774	
44		Natural Wood Siding (Cedar)	1287	SF	5%	1351	\$5.50	\$7,432	1	ROOFER	\$38	0.055	74	\$2,824	\$7.59	\$10,257	
45		5'-0" Deep Overhead Canopy -Handing w/ Wires	40	LF	5%	42	\$425.00	\$17,850	1	ROOFER	\$38	2.000	84	\$3,192	\$501.00	\$21,042	
Subtotal (Thermal & Moisture Protection)			TOTAL MAT COST:					\$126,387				LABOR COST		\$57,425		\$183,812	
DIV. 08 OPENINGS																	
Doors																	
Exterior Doors																	
46		D-1: 8'-0"W x 8'-0"H Garage Door W/ Frame	1	EA	0%	1	\$1,600.00	\$1,600	1	CARP	\$40	9.600	10	\$384	\$1,984.00	\$1,984	
47		D-2: 16'-0"W x 10'-0"H Garage Door W/ Frame	2	EA	0%	2	\$4,000.00	\$8,000	1	CARP	\$40	24.000	48	\$1,920	\$4,960.00	\$9,920	
48		D-3: 6'-0"W x 8'-0"H Double Sliding Glass Door W/ Frame	7	EA	0%	7	\$2,160.00	\$15,120	1	CARP	\$40	12.000	84	\$3,360	\$2,640.00	\$18,480	
49		D-4: 3'-0"W x 8'-0"H Single Glass Door W/ Frame	2	EA	0%	2	\$1,080.00	\$2,160	1	CARP	\$40	6.000	12	\$480	\$1,320.00	\$2,640	
50		D-5: 6'-0"W x 8'-0"H Double Glass Door W/ Frame	2	EA	0%	2	\$2,160.00	\$4,320	1	CARP	\$40	12.000	24	\$960	\$2,640.00	\$5,280	
51		D-6: 2'-10"W x 8'-0"H Single Door W/ Frame	2	EA	0%	2	\$908.80	\$1,818	1	CARP	\$40	4.998	10	\$400	\$1,108.74	\$2,217	
52		D-8: 14'-0"W x 10'-0"H 4 Panels Bifold Door 96" H w/ 4 Panels 24" H Transom Fixed Above W/ Frame	1	EA	0%	1	\$5,600.00	\$5,600	1	CARP	\$40	35.000	35	\$1,400	\$7,000.00	\$7,000	
Interior Doors																	
53		D-7: 9'-0"W x 8'-0"H Sliding Triple Glass Door W/ Frame	2	EA	0%	2	\$3,240.00	\$6,480	1	CARP	\$40	18.000	36	\$1,440	\$3,960.00	\$7,920	
54		D-9: 6'-0"W x 8'-0"H Double Glass Door W/ Frame	2	EA	0%	2	\$2,160.00	\$4,320	1	CARP	\$40	12.000	24	\$960	\$2,640.00	\$5,280	
55		D-10: 3'-0"W x 8'-0"H Single Door W/ Frame	28	EA	0%	28	\$960.00	\$26,880	1	CARP	\$40	4.800	134	\$5,376	\$1,152.00	\$32,256	
56		D-11: 2'-6"W x 8'-0"H Single Door W/ Frame	7	EA	0%	7	\$800.00	\$5,600	1	CARP	\$40	4.000	28	\$1,120	\$960.00	\$6,720	
57		D-12: 2'-10"W x 8'-0"H Pocket Door W/ Frame	2	EA	0%	2	\$908.80	\$1,818	1	CARP	\$40	4.544	9	\$364	\$1,090.56	\$2,181	
Doors Hardware																	
58		Allowance Provided For Exterior Doors Hardware	17	EA	0%	17	\$410.00	\$6,970	1	CARP	\$40	4.000	68	\$2,720	\$570.00	\$9,690	
59		Allowance Provided For Interior Doors Hardware	41	EA	0%	41	\$353.00	\$14,473	1	CARP	\$40	3.000	123	\$4,920	\$473.00	\$19,393	
Windows																	
60		WD1: 3'-0"W x 6'-0"H Single Casement Window W/Frame	13	EA	0%	13	\$900.00	\$11,700	1	CARP	\$40	5.400	70	\$2,808	\$1,116.00	\$14,508	
61		WD2: 2'-8"W x 5'-0"H Single Casement Window W/Frame	5	EA	0%	5	\$667.50	\$3,338	1	CARP	\$40	4.005	20	\$801	\$827.70	\$4,139	
62		WD3: 3'-6"W x 6'-0"H Single Casement Window W/Frame	6	EA	0%	6	\$1,050.00	\$6,300	1	CARP	\$40	6.300	38	\$1,512	\$1,302.00	\$7,812	
63		WD4: 3'-0"W x 12'-0"H Fixed Window W/Frame	2	EA	0%	2	\$3,600.00	\$7,200	1	CARP	\$40	10.800	22	\$864	\$2,232.00	\$4,464	
64		WD5: 6'-0"W x 1'-6"H Slider Window W/Frame	3	EA	0%	3	\$490.00	\$1,470	1	CARP	\$40	2.700	8	\$324	\$558.00	\$1,674	
65		WD6: 1'-6"W x 4'-0"H Single Casement Window W/Frame	1	EA	0%	1	\$300.00	\$300	1	CARP	\$40	1.800	2	\$72	\$372.00	\$372	
66		WD7: 2'-0"W x 6'-0"H Single Casement Window W/Frame	1	EA	0%	1	\$600.00	\$600	1	CARP	\$40	3.600	4	\$144	\$744.00	\$744	
67		WD8: 7'-0"W x 6'-0"H Double Fixed Window W/Frame	1	EA	0%	1	\$2,100.00	\$2,100	1	CARP	\$40	12.600	13	\$504	\$2,604.00	\$2,604	
68		WD9: 8'-0"W x 1'-6"H Slider Window W/Frame	1	EA	0%	1	\$600.00	\$600	1	CARP	\$40	3.600	4	\$144	\$744.00	\$744	
Subtotal (Openings)			TOTAL MAT COST:					\$135,046				LABOR COST		\$32,976		\$168,022	
DIV. 09 FINISHES																	
Dry Wall																	
Walls																	
69	A-2,3	1/2" Thk. Gypsum Board At Walls	18079	SF	5%	18983	\$0.45	\$8,596	1	DRYWALLER	\$40	0.016	304	\$12,149	\$1.09	\$20,745	
70		No. Of Sheets	565	EA	0%	565											
71		1/2" Thk. "Type X" Gypsum Board At Garage Walls	1977	SF	5%	2076	\$0.56	\$1,162	1	DRYWALLER	\$40	0.018	37	\$1,495	\$1.28	\$2,657	
72		No. Of Sheets	62	EA	0%	62											
73		1/2" Thk. Moisture Board At Walls	3470	SF	5%	3643	\$0.66	\$2,405	1	DRYWALLER	\$40	0.020	73	\$2,915	\$1.46	\$5,319	
74		No. Of Sheets	108	EA	0%	108											
75		1/2" Thk. Cementitious Backer Board At Walls	1645	SF	5%	1727	\$1.28	\$2,210	1	DRYWALLER	\$40	0.022	38	\$1,520	\$2.16	\$3,730	
76		No. Of Sheets	51	EA	0%	51											
Ceiling																	
77		1/2" Thk. Gypsum Board At Ceiling	6816	SF	5%	7157	\$0.45	\$3,241	1	DRYWALLER	\$40	0.026	186	\$7,443	\$1.49	\$10,683	
78		No. Of Sheets	213	EA	0%	213											
79		1/2" Thk. "Type X" Gypsum Board At Garage Ceiling	972	SF	5%	1020	\$0.56	\$571	1	DRYWALLER	\$40	0.028	29	\$1,143	\$1.68	\$1,714	
80		No. Of Sheets	30	EA	0%	30											
81		1/2" Thk. Moisture Board At Ceiling	784	SF	5%	824	\$0.66	\$544	1	DRYWALLER	\$40	0.030	25	\$988	\$1.86	\$1,532	
82		No. Of Sheets	25	EA	0%	25											
Misc																	
83		Adhesive	1046	TUBES	0%	1046	\$9.01	\$9,424	1	DRYWALLER	\$40	0.250	262	\$10,460	\$19.01	\$19,884	
84		Drywall Screws	121	LBS	5%	127	\$6.90	\$876	1	DRYWALLER	\$40	1.000	127	\$5,082	\$46.90	\$5,958	
85		Mud Plaster	1788	LBS	5%	1877	\$0.50	\$939	1	DRYWALLER	\$40	0.070	131	\$5,257	\$3.30	\$6,195	
86		Taping	25	ROLLS	0%	25	\$6.99	\$175	1	DRYWALLER	\$40	1.000	25	\$1,000	\$46.99	\$1,175	
Flooring																	
87		F1: Finish Floor By Owner Carpet Flooring	865	SF	5%	909	\$3.03	\$2,753	1	TILF	\$38	0.035	32	\$1,209	\$4.36	\$3,962	
88		F1: Finish Floor By Owner Ceramic Tile Flooring	329	SF	5%	345	\$8.50	\$2,937	1	TILF	\$38	0.060	21	\$788	\$10.78	\$3,724	
89		F1: Finish Floor By Owner LVP Flooring	2159	SF	5%	2267	\$4.33	\$9,816	1	TILF	\$38	0.045	102	\$3,877	\$6.04	\$13,693	

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90		F2: Finish Floor By Owner Sealed Concrete	1061	SF	5%	1114	\$1.50	\$1,671	1	TILF	\$38	0.035	39	\$1,482	\$2.83	\$3,153	
91		F3: Finish Floor By Owner Carpet Flooring	1162	SF	5%	1220	\$3.03	\$3,695	1	TILF	\$38	0.035	43	\$1,622	\$4.36	\$5,317	
92		F3: Finish Floor By Owner Ceramic Tile Flooring	360	SF	5%	378	\$8.50	\$3,213	1	TILF	\$38	0.060	23	\$862	\$10.78	\$4,075	
93		F3: Finish Floor By Owner LVP Flooring	528	SF	5%	554	\$4.33	\$2,400	1	TILF	\$38	0.045	25	\$948	\$6.04	\$3,348	
94		F3: Finish Floor By Owner Rubber Flooring	233	SF	5%	244	\$5.00	\$1,222	1	TILF	\$38	0.050	12	\$464	\$6.90	\$1,686	
95		F3: Finish Floor By Owner Sealed Concrete	190	SF	5%	199	\$1.50	\$299	1	TILF	\$38	0.035	7	\$265	\$2.83	\$563	
96		F3: Finish Floor By Owner Wood Flooring	387	SF	5%	406	\$8.50	\$3,453	1	TILF	\$38	0.055	22	\$849	\$10.59	\$4,302	
97		F4: Finish Floor By Owner Carpet Flooring	94	SF	5%	99	\$3.03	\$300	1	TILF	\$38	0.035	3	\$132	\$4.36	\$432	
98		F5: Wood Decking @ Terrace 3/4" T&G Plywood Decking	464	SF	5%	487	\$8.00	\$3,900	1	TILF	\$38	0.050	24	\$926	\$9.90	\$4,826	
99		F6: Finish Floor By Owner 3/4" T&G Plywood Decking @ Terrace	685	SF	5%	719	\$8.00	\$5,753	1	TILF	\$38	0.050	36	\$1,366	\$9.90	\$7,120	
100		Sealed Concrete @ Patio	98	SF	5%	103	\$3.03	\$312	1	TILF	\$38	0.035	4	\$137	\$4.36	\$448	
101		Sealed Concrete @ Porch Base	94	SF	5%	98	\$3.03	\$298	1	TILF	\$38	0.035	3	\$131	\$4.36	\$429	
102		4" H Carpet Base	456	LF	5%	478	\$1.50	\$718	1	TILF	\$38	0.025	12	\$455	\$2.45	\$1,172	
103		4" H Cove Base	56	LF	5%	59	\$1.70	\$100	1	TILF	\$38	0.028	2	\$62	\$2.76	\$162	
104		4" H LVP Base	423	LF	5%	444	\$1.83	\$813	1	TILF	\$38	0.030	13	\$507	\$2.97	\$1,320	
105		4" H Rubber Base	221	LF	5%	232	\$2.10	\$488	1	TILF	\$38	0.032	7	\$282	\$3.32	\$770	
106		4" H Tile Base	26	LF	5%	28	\$2.25	\$63	1	TILF	\$38	0.030	1	\$32	\$3.39	\$94	
107		4" H Wood Base	195	LF	5%	204	\$2.50	\$511	1	TILF	\$38	0.035	7	\$272	\$3.83	\$783	
		Transition															
108		Transition Strip Between Carpet Flooring & Ceramic Tile Flooring	18	LF	5%	19	\$5.00	\$95	1	TILF	\$38	0.100	2	\$72	\$8.80	\$167	
109		Transition Strip Between Carpet Flooring & Deck Flooring	26	LF	5%	28	\$4.50	\$124	1	TILF	\$38	0.100	3	\$105	\$8.30	\$229	
110		Transition Strip Between Carpet Flooring & LVP Flooring	29	LF	5%	30	\$3.50	\$106	1	TILF	\$38	0.100	3	\$115	\$7.30	\$221	
111		Transition Strip Between Carpet Flooring & Wood Flooring	17	LF	5%	18	\$4.00	\$71	1	TILF	\$38	0.100	2	\$68	\$7.80	\$139	
112		Transition Strip Between LVP Flooring & Ceramic Tile Flooring	5	LF	5%	5	\$18.00	\$84	1	TILF	\$38	0.100	1	\$20	\$13.80	\$71	
113		Transition Strip Between LVP Flooring & Deck Flooring	23	LF	5%	24	\$5.50	\$134	1	TILF	\$38	0.100	2	\$93	\$9.30	\$227	
114		Transition Strip Between LVP Flooring & Rubber Flooring	3	LF	5%	3	\$12.50	\$40	1	TILF	\$38	0.100	0	\$12	\$16.30	\$52	
115		Transition Strip Between LVP Flooring & Sealed Concrete	38	LF	5%	40	\$5.00	\$200	1	TILF	\$38	0.100	4	\$152	\$8.80	\$352	
116		Transition Strip Between Sealed Concrete & Rubber Flooring	3	LF	5%	3	\$8.00	\$25	1	TILF	\$38	0.100	0	\$12	\$11.80	\$37	
117		Transition Strip Between Wood Flooring & Sealed Concrete	3	LF	5%	3	\$8.00	\$24	1	TILF	\$38	0.100	0	\$11	\$11.80	\$35	
		Wall Finishes															
		Wall Tile															
118		Ceramic Wall Tile	1645	SF	5%	1727	\$7.20	\$12,433	1	TILF	\$38	0.100	173	\$6,562	\$11.00	\$18,994	
		Paint															
		Wall Paint															
119		One Coat Of Primer With Two Coats Of Paint At Walls	23526	SF	5%	24703	\$0.60	\$14,822	1	PAINTER	\$36	0.030	741	\$26,308	\$1.67	\$41,130	
		Ceiling Paint															
120		One Coat Of Primer With Two Coats Of Paint At Ceiling	8572	SF	5%	9000	\$0.60	\$5,400	1	PAINTER	\$36	0.040	360	\$12,781	\$2.02	\$18,181	
		Exterior Finishes															
121		Stucco Paint	9768	SF	5%	10257	\$0.60	\$6,154	1	PAINTER	\$36	0.035	359	\$12,744	\$1.84	\$18,898	
		Doors Paint															
		Exterior Doors															
122		8'-0"W x 8'-0"H Garage Door W/ Frame	1	EA	0%	1	\$86.80	\$87	1	PAINTER	\$36	3.328	3	\$118	\$204.94	\$205	
123		16'-0"W x 10'-0"H Garage Door W/ Frame	2	EA	0%	2	\$202.00	\$404	1	PAINTER	\$36	8.320	17	\$591	\$497.36	\$995	
124		6'-0"W x 8'-0"H Double Sliding Glass Door W/ Frame	7	EA	0%	7	\$67.60	\$473	1	PAINTER	\$36	2.496	17	\$620	\$156.21	\$1,093	
125		3'-0"W x 8'-0"H Single Glass Door W/ Frame	2	EA	0%	2	\$38.80	\$78	1	PAINTER	\$36	1.248	2	\$89	\$83.10	\$166	
126		6'-0"W x 8'-0"H Double Glass Door W/ Frame	2	EA	0%	2	\$67.60	\$135	1	PAINTER	\$36	2.496	5	\$177	\$156.21	\$312	
127		2'-10"W x 8'-0"H Single Door W/ Frame	2	EA	0%	2	\$37.26	\$75	1	PAINTER	\$36	1.181	2	\$84	\$79.21	\$158	
128		14'-0"W x 10'-0"H 4 Panels Bifold Door 96" H w/ 4 Panels 24" H Transom Fixed Above W/ Frame	1	EA	0%	1	\$178.00	\$178	1	PAINTER	\$36	7.280	7	\$258	\$436.44	\$436	
		Interior Doors															
129		9'-0"W x 8'-0"H Sliding Triple Glass Door W/ Frame	2	EA	0%	2	\$43.20	\$86	1	PAINTER	\$36	3.744	7	\$266	\$176.11	\$352	
130		6'-0"W x 8'-0"H Double Glass Door W/ Frame	2	EA	0%	2	\$28.80	\$58	1	PAINTER	\$36	2.496	5	\$177	\$117.41	\$235	
131		3'-0"W x 8'-0"H Single Door W/ Frame	28	EA	0%	28	\$14.40	\$403	1	PAINTER	\$36	1.248	35	\$1,241	\$58.70	\$1,644	
132		2'-6"W x 8'-0"H Single Door W/ Frame	7	EA	0%	7	\$12.00	\$84	1	PAINTER	\$36	1.040	7	\$258	\$48.92	\$342	
133		2'-10"W x 8'-0"H Pocket Door W/ Frame	2	EA	0%	2	\$13.63	\$27	1	PAINTER	\$36	1.181	2	\$84	\$55.57	\$111	
		Trim Paint															
134		Doors Trims Paint	1990	LF	5%	2090	\$0.70	\$1,463	1	PAINTER	\$36	0.018	38	\$1,335	\$1.34	\$2,798	
135		Window Trim Paint	1586	LF	5%	1665	\$0.83	\$1,382	1	PAINTER	\$36	0.020	33	\$1,182	\$1.54	\$2,565	
		Subtotal (Finishes)						\$119,468						\$131,651		\$251,119	

SCOPE: ARCHITECTURE

WEBSITE: www.msbestimating.com
 E-MAIL ADDRESS: estimate@msbestimating.com
 PHONE NUMBER:
 Date: 05/13/26



ITEM #	DWG REF./ CSI SEC.	DESCRIPTION	QUANTITY	UNIT	WASTAGE	QTY W/WASTAGE	MAT COST	TOTAL MAT COST	NO. OF LABORS	TYPE OF LABOR	PER HOUR LABOR WAGE	LABOR FACTOR	TOTAL LABOR HOURS	TOTAL LABOR COST	UNIT COST	TOTAL COST	TRADE COST	
DIV. 10 SPECIALITIES																		
Toilet Accessories																		
136		Soap Dispenser	11	EA	0%	11	\$85.00	\$935	1	GENERAL	\$30	1.000	11	\$330	\$115.00	\$1,265		
137		18" x 30" Mirror	11	EA	0%	11	\$225.00	\$2,475	1	GENERAL	\$30	2.500	28	\$825	\$300.00	\$3,300		
138		Grab Bar	7	EA	0%	7	\$38.00	\$266	1	GENERAL	\$30	0.500	4	\$105	\$53.00	\$371		
139		Paper Towel Dispenser	7	EA	0%	7	\$85.00	\$595	1	GENERAL	\$30	0.850	6	\$179	\$110.50	\$774		
140		Robe Hook	7	EA	0%	7	\$38.00	\$266	1	GENERAL	\$30	0.380	3	\$80	\$49.40	\$346		
141		Toilet Paper Dispenser	7	EA	0%	7	\$45.00	\$315	1	GENERAL	\$30	0.550	4	\$116	\$61.50	\$431		
Railing																		
142		36" H Glass Railing	320	LF	5%	336	\$55.00	\$18,480	1	GENERAL	\$30	0.500	168	\$5,040	\$70.00	\$23,520		
Subtotal (Specialist)							TOTAL MAT COST:	\$23,332					LABOR COST	\$6,674			\$30,006	
DIV. 11 EQUIPMENT																		
APPLIANCES &																		
143		Cooking Range	3	EA	0%	3	\$2,100.00	\$6,300	1	GENERAL	\$30	5.000	15	\$450	\$2,250.00	\$6,750		
144		Range Hood	3	EA	0%	3	\$1,550.00	\$4,650	1	GENERAL	\$30	5.500	17	\$495	\$1,715.00	\$5,145		
145		Refrigerator	1	EA	0%	1	\$1,860.00	\$1,860	1	GENERAL	\$30	4.000	4	\$120	\$1,980.00	\$1,980		
146		Washing Machine	1	EA	0%	1	\$1,250.00	\$1,250	1	GENERAL	\$30	5.000	5	\$150	\$1,400.00	\$1,400		
147		Dryer Machine	1	EA	0%	1	\$1,050.00	\$1,050	1	GENERAL	\$30	4.000	4	\$120	\$1,170.00	\$1,170		
148		Oven	1	EA	0%	1	\$850.00	\$850	1	GENERAL	\$30	3.500	4	\$105	\$955.00	\$955		
Subtotal (Appliances)							TOTAL MAT COST:	\$15,960					LABOR COST	\$1,440			\$17,400	
DIV. 12 FURNISHINGS																		
Counter Top																		
149		Countertop @ Lenai	22	SF	5%	24	\$80.00	\$1,887	1	FINISHER	\$36	0.662	16	\$562	\$103.83	\$2,449		
150		Countertop @ Pantry	46	SF	5%	49	\$80.00	\$3,900	1	FINISHER	\$36	0.662	32	\$1,162	\$103.83	\$5,062		
151		Countertop @ Mandir	4	SF	5%	4	\$80.00	\$324	1	FINISHER	\$36	0.662	3	\$94	\$103.83	\$408		
152		Countertop @ Laundry	4	SF	5%	4	\$80.00	\$317	1	FINISHER	\$36	0.662	3	\$94	\$103.83	\$411		
153		Countertop @ W/C	3	SF	5%	3	\$80.00	\$279	1	FINISHER	\$36	0.662	2	\$83	\$103.83	\$362		
154		Countertop @ Bathroom	58	SF	5%	61	\$80.00	\$4,874	1	FINISHER	\$36	0.662	40	\$1,452	\$103.83	\$6,326		
155		Countertop @ Kitchen	29	SF	5%	31	\$80.00	\$2,444	1	FINISHER	\$36	0.662	20	\$728	\$103.83	\$3,173		
Kitchen Island																		
156		Countertop @ Kitchen Island	31	SF	5%	33	\$28.50	\$941	1	FINISHER	\$36	0.100	3	\$119	\$32.10	\$1,060		
Back Splash																		
157		4"H Back Splash@ Lenai	17	LF	5%	18	\$25.00	\$444	1	FINISHER	\$36	0.070	1	\$45	\$27.52	\$489		
158		4"H Back Splash@ Pantry	26	LF	5%	28	\$25.00	\$693	1	FINISHER	\$36	0.070	2	\$70	\$27.52	\$763		
159		4"H Back Splash@ Mandir	4	LF	5%	4	\$25.00	\$103	1	FINISHER	\$36	0.070	0	\$10	\$27.52	\$113		
160		4"H Back Splash@ Laundry	4	LF	5%	4	\$25.00	\$103	1	FINISHER	\$36	0.070	0	\$10	\$27.52	\$114		
161		4"H Back Splash@ W/C	4	LF	5%	4	\$25.00	\$96	1	FINISHER	\$36	0.070	0	\$10	\$27.52	\$106		
162		6"H Back Splash@ Kitchen	13	LF	5%	14	\$25.00	\$344	1	FINISHER	\$36	0.070	1	\$35	\$27.52	\$378		
163		4"H Back Splash@ Bathroom	42	LF	5%	44	\$25.00	\$1,106	1	FINISHER	\$36	0.070	3	\$111	\$27.52	\$1,217		
Subtotal (Furnishing)							TOTAL MAT COST:	\$17,844					LABOR COST	\$4,585			\$22,429	
SUBTOTAL								\$502,134										\$753,218
OVERHEADS & PROFITS									15%									\$112,983
INSURANCES									3%									\$22,597
CONTINGENCY									5%									\$37,661
MATERIAL TAX									7%									\$35,149
TOTAL BASE BID																		\$961,608

Note:

- This estimate is based on real market prices that are regularly updated by our team persons through market surveys and online resources, we still encourage our clients to put their own.
- This sheet is your property and we encourage you to fine tune the wastage and pricing values to your preference.
- Feel free to contact us for any queries or suggestions.