

First Stage: Foundations Laid

Site and preliminary costs:

Building plot

Estimated

Actual

Solicitor's fees in purchasing building plot

Site investigations eg trial bores, percolation test

Surveyor's fee for preparing site plan etc

Planning application/advertising fees

Architect Fee

Building warrant application/percolation test fees

Access road to plot including surfacing and drainage

Insurance

Skip Hire

Services – Connection fees/supply costs:

Water (including water for the building works)

Electricity

Gas (Mains/LPG)

Drainage (Mains/Septic tank/Private treatment plant)

Telephone

Foundations – Groundwork:

Foundation (External and Internal + Garage walls)

Underbuilding

Backfilling

Stoning up around the building

DP Membrane

Concrete

Garage floor (if there is to be one)

Other Costs:

Other Costs:

Total Costs (1st Stage – Foundations Laid)

Interim Stage: Kit Erected (Timber Kit Construction only)

	Estimated	Actual
Damp proof course (DPC)	£ <input type="text"/>	£ <input type="text"/>
Kit cost	£ <input type="text"/>	£ <input type="text"/>
Delivery price	£ <input type="text"/>	£ <input type="text"/>
Erection service if needed	£ <input type="text"/>	£ <input type="text"/>
Other Costs	£ <input type="text"/>	£ <input type="text"/>
Total Costs (Interim Stage – Timber Kit Construction)	£ <input type="text"/>	£ <input type="text"/>

Second Stage: Wind and Watertight

	Estimated	Actual
Damp proof course (DPC)	£ <input type="text"/>	£ <input type="text"/>
Scaffolding	£ <input type="text"/>	£ <input type="text"/>
Internal and external timbers/partitions	£ <input type="text"/>	£ <input type="text"/>
Brickwork or Blockwork	£ <input type="text"/>	£ <input type="text"/>
Lintels	£ <input type="text"/>	£ <input type="text"/>
Cavity Trays	£ <input type="text"/>	£ <input type="text"/>
Mixer Hire	£ <input type="text"/>	£ <input type="text"/>
Rendering	£ <input type="text"/>	£ <input type="text"/>
Glazing	£ <input type="text"/>	£ <input type="text"/>
External Doors	£ <input type="text"/>	£ <input type="text"/>
Leadwork	£ <input type="text"/>	£ <input type="text"/>
Ridge-work	£ <input type="text"/>	£ <input type="text"/>
Roof tiling/slating	£ <input type="text"/>	£ <input type="text"/>
Guttering	£ <input type="text"/>	£ <input type="text"/>
Downpipes	£ <input type="text"/>	£ <input type="text"/>
Other Costs	£ <input type="text"/>	£ <input type="text"/>
Total Costs (2nd Stage – Wind & Watertight)	£ <input type="text"/>	£ <input type="text"/>

Third Stage: Completion

Plumbing & Heating:

General Pipework

Estimated

Actual

Boiler

Central Heating system

Sanitary Ware

Electrical:

Distribution board

Shower(s)

Built-in Appliances

Pendant lights and/or fittings

External Lighting

Switches

Smoke alarms (hardwired)

Ensuite fans

Bathroom fan

Earthing / bonding

Testing / commissioning

Telephone points

TV aerial points

Cable requirements

Internal Finishes:

Internal timber finishes

Plasterwork

Internal doors

Flooring

Decorating

Kitchen

Fireplace

Third Stage – Completion continued

External Works

Garage Doors

Estimated

Actual

Boundary/screen walls and/or fencing

Steps, paths and patio paving

Dustbin enclosure/clothes drying poles/drier

Landscaping

Driveway

Other Costs:

Total Costs (3rd Stage – Completion)

SUMMARY OF COSTS

External Works

Total Costs (1st Stage)

Estimated

Actual

Total Costs (Interim Stage – Timber Kit Construction)

Total Costs (2nd Stage – Wind & Watertight)

Total Costs (3rd Stage – Completion)

Contingency (10%)

Total Cost of Project