|  |  |  |  |
| --- | --- | --- | --- |
| **2225 DORIS DRIVE (1959)** | QUANTITY | COST FACTOR(S) | COST |
| **EXTERIOR** |  |  |  |
| Permit fees | 1 |  |  |
| Clean leaf debris from roof | 1 |  |  |
| Pressure wash house | 1850 sf |  |  |
| Demo shingles and felt paper at damaged area at rear roof edge | 32 sf |  |  |
| Install new aluminum drip edge | 12 lf |  |  |
| Replace damaged roof sheathing | 32 sf |  |  |
| Replace damaged fascia | 12 lf |  |  |
| Repair damaged vinyl soffit | 6 sf |  |  |
| Install new #15 felt and architectural shingles in repaired area | 32 sf |  |  |
| Level HVAC package unit and check system | 1 |  |  |
| Prep, caulk and paint all exterior woodwork and doors | 400 sf |  |  |
| Scrape, prep and paint front porch metal railings | 58 sf |  |  |
| Provide and install new crawlspace cover | 2 |  |  |
| Provide and install new foundation vent screens | 6 |  |  |
| Ensure all windows are operable and have screens | 6 |  |  |
| Replace garage rear door casings | 2 |  |  |
| Replace damaged sheathing on utility room | 32 sf |  |  |
| Replace damaged vinyl siding on utility room | 32 sf |  |  |
| Replace two vinyl J channel moulding between garage doors | 2 |  |  |
| Provide and install new storm doors on all exterior doors | 3 |  |  |
| Provide and install new light fixture at front door | 1 |  |  |
| Provide and install new dryer vent | 1 |  |  |
| Repair wood fence at rear | 24 lf |  |  |
| **TOTAL EXTERIOR** |  |  |  |
| **INTERIOR** |  |  |  |
| LIVING ROOM 12’0 x 15’0 (180 sf) |  |  |  |
| Prep & paint walls, ceiling, doors/trim with two coats acrylic latex | 476 sf |  |  |
| Provide and install new fan/light | 1 |  |  |
| Replace water damaged and buckled hardwood flooring | 96 sf |  |  |
| Refinish existing wood flooring | 134 sf |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
| KITCHEN/DINING AREA 8’0 X 14’6 (116 sf) |  |  |  |
| Demo rotted subfloor and install new plywood sheathing | 64 sf |  |  |
| Joist allowance | 64 sf |  |  |
| Provide and install new sheet vinyl flooring | 104 sf |  |  |
| Prep all cabinets and paint with two coats semi gloss (in and out) | 138 sf |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats acrylic latex | 260 sf |  |  |
| Provide and install new ceiling register | 1 |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
|  |  |  |  |
| HALLWAY 10’0 x 3’2 + 3’6 x 3’3 (44 sf) |  |  |  |
| Replace water damaged and buckled hardwood flooring | 44 sf |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats acrylic latex | 388 sf |  |  |
| Refinish existing wood floor | 132 sf |  |  |
| Provide and install new smoke detector | 1 |  |  |
| Straighten and paint existing HVAC return | 1 |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
| BATH 1 5’8 X 8’0 (46 sf) |  |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats semi-gloss | 105 sf |  |  |
| Recaulk tub and replace missing shower rod | 1 |  |  |
| Replace medicine cabinet | 1 |  |  |
|  |  | SUBTOTAL |  |
| BEDROOM 1 8’0 x 10’0 (80 sf) |  |  |  |
| Refinish existing wood flooring | 80 sf |  |  |
| Patch hole in door (minor) | 1 |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats acrylic latex | 350 sf |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
| BEDROOM 1 8’0 x 10’0 (80 sf) |  |  |  |
| Refinish existing wood flooring | 80 sf |  |  |
| Patch hole in door (minor) | 1 |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats acrylic latex | 350 sf |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
| BEDROOM 3 11’6 x 11’6 (132 sf) |  |  |  |
| Refinish existing wood flooring | 132 sf |  |  |
| Replace ceiling light fixture | 1 |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats acrylic latex | 468 sf |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
| UTILITY ROOM 8’0 x 11’6 (92 sf) |  |  |  |
| Replace two sheets of water damaged plywood on ceiling | 64 sf |  |  |
| Provide and install new water heater, expansion tank and pan | 1 |  |  |
| Prep and paint walls, ceiling, and doors/trim two coats semi-gloss | 395 sf |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
| GARAGE |  |  |  |
| Patch holes between garage and attic | 2 |  |  |
| Clean debris from garage (minor) | 1 |  |  |
|  |  | SUBTOTAL |  |
|  |  |  |  |
|  |  |  |  |
| **RENOVATION COSTS ESTIMATED TO BE $20,000-$30,000** |  |  |  |

