

Table 15.1 Example of Unit-in-Place Method of Estimating Reproduction Cost

| Item | Quantity | | Unit Cost | | Cost |
|-------------------------------|-----------------|---------|------------------|---|---------------------|
| Foundation | 1,912 | sq. ft. | \$6.00 | = | \$11,472.00 |
| Framing | 1,912 | sq. ft. | \$13.80 | = | \$26,385.60 |
| Exterior walls | | | | = | \$15,250.00 |
| Roof covering | | | | = | \$7,480.00 |
| Interior construction | 1,912 | sq. ft. | \$9.50 | = | \$18,164.00 |
| Trim/finish | 1,912 | sq. ft. | \$5.50 | = | \$10,516.00 |
| Painting | 1,912 | sq. ft. | \$3.30 | = | \$6,309.60 |
| Carpeting | 126 | sq. ft. | \$19.00 | = | \$2,394.00 |
| Vinyl | 84 | sq. ft. | \$19.00 | = | \$1,596.00 |
| Insulation | 1,912 | sq. ft. | \$3.00 | = | \$5,736.00 |
| HVAC | | | | = | \$9,000.00 |
| Plumbing | 1,912 | sq. ft. | \$6.70 | = | \$12,810.40 |
| Electrical/lighting | 1,912 | sq. ft. | \$4.90 | = | \$9,368.80 |
| Estimated hard costs | subtotal | | | | \$136,482.40 |
| Estimated soft costs | 15% | | | | \$20,472.36 |
| Estimated overhead and profit | 15% | | | | \$20,472.36 |
| | | | | | <u>\$177,427.12</u> |