

Cost Estimate

Summary

Project proposal:

Customer name:

Date: 20//06/2021

Job number: Colin Devautour

Description	Total
Preparation	£21,652.47
Drainage	£834.59
Below DPC	£922.07
Carpentry	£2,474.98
Openings	£1,141.52
Roof	£576.24
Heating	£4,661.42
Electrics	£6,009.40
Internal	£22,292.14
Fixtures & Fittings	£2,868.75
Exterior	£773.63
Subtotal:	£64,207.21
Grand Total:	£64,207.21

Bill of Quantities

Date:

20/06/2021

Ref:

Colin Devautour



Preparation & Protection

£155.11

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Floor Protection	1.0	each	£42.66	£30.29	£0.00	£12.38	£0.00	£42.66
Boarding Up Openings	1.0	each	£68.72	£41.22	£0.00	£27.50	£0.00	£68.72
Dust Proof Screen	1.0	each	£14.60	£10.10	£0.00	£4.50	£0.00	£14.60
Driveway Protection	1.0	each	£29.13	£21.25	£0.00	£7.88	£0.00	£29.13



Demolition / Removal

£1,125.00

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Demolition Allowance	1.0	each	£1,125.00	£0.00	£0.00	£1,125.00	£0.00	£1,125.00



General Preliminaries

£13,913.75

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Parking Permits	1.0	each	£375.00	£0.00	£0.00	£0.00	£375.00	£375.00
Disposal Waste	8.0	each	£51.56	£0.00	£412.50	£0.00	£0.00	£412.50
Health and Safety	1.0	each	£525.00	£0.00	£0.00	£0.00	£525.00	£525.00
General Labourers	1.0	each	£101.25	£0.00	£0.00	£101.25	£0.00	£101.25
Foreman / Supervisor	1.0	each	£12,500.00	£0.00	£0.00	£12,500.00	£0.00	£12,500.00



Demolition / Removal (1)

£3,509.19

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Disposal Demolition Waste	10.8	m3	£71.08	£0.00	£765.00	£0.00	£0.00	£765.00

Demolition	1.0	each	£2,744.19	£0.00	£0.00	£2,744.19	£0.00	£2,744.19
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Scaffolding

£1,710.00

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Static Scaffolding	47.5	m2	£36.00	£0.00	£1,710.00	£0.00	£0.00	£1,710.00



Demolition / Removal (2)

£1,239.43

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Demolition	1.0	each	£1,037.88	£0.00	£0.00	£1,037.88	£0.00	£1,037.88
Disposal Demolition Waste	2.7	m3	£74.51	£0.00	£201.56	£0.00	£0.00	£201.56



Drain Runs

£834.59

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Disposal of Soil	1.3	m3	£195.38	£0.00	£235.80	£22.83	£0.00	£258.63
Back Fill	1.5	m3	£52.88	£0.00	£0.00	£81.44	£0.00	£81.44
Trench Excavation	2.6	m3	£105.38	£0.00	£0.00	£276.63	£0.00	£276.63
Pipes & Fittings	1.0	each	£87.41	£51.66	£0.00	£35.75	£0.00	£87.41
Gravel Fill	1.0	m3	£131.15	£105.50	£0.00	£25.00	£0.00	£130.50



Waterproofing

£922.07

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Waterproof Walls	30.0	m2	£30.74	£397.06	£0.00	£525.00	£0.00	£922.07



Loft Boarding

£1,327.91

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Floor boards	30.0	m2	£27.78	£373.14	£0.00	£460.23	£0.00	£833.37
Insulation	30.0	m2	£16.48	£166.42	£0.00	£328.13	£0.00	£494.55



Skirting Boards

£1,147.07

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Skirting Board	50.0	m	£12.04	£264.51	£0.00	£337.50	£0.00	£602.01
Decorating	50.0	m	£10.90	£66.93	£0.00	£478.13	£0.00	£545.06



Windows

£1,141.52

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
uPVC Window	2.0	each	£489.05	£603.11	£0.00	£375.00	£0.00	£978.11
Trickle Vents	2.0	each	£38.35	£26.70	£0.00	£50.00	£0.00	£76.70
Cavity Closers	7.2	m	£12.04	£29.11	£0.00	£57.60	£0.00	£86.71



Rainwater Goods

£351.01

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
uPVC Downpipes	1.0	each	£158.12	£33.12	£0.00	£125.00	£0.00	£158.12
uPVC Gutters	1.0	each	£192.89	£67.89	£0.00	£125.00	£0.00	£192.89



Fascia and Soffit

£225.23

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Accessories	1.0		£36.18	£17.43	£0.00	£18.75	£0.00	£36.18
Fascia	8.0	m	£23.63	£96.88	£0.00	£92.16	£0.00	£189.05



Heating

£4,661.42

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Radiators	4.0	each	£146.24	£191.22	£0.00	£393.75	£0.00	£584.97
Cylinder	1.0	each	£753.73	£316.23	£0.00	£437.50	£0.00	£753.73
1st Fix	1.0	each	£249.53	£113.91	£0.00	£135.63	£0.00	£249.53
Gas Boiler	1.0	each	£2,676.32	£2,059.44	£0.00	£616.88	£0.00	£2,676.32
Drainage	1.0	each	£218.75	£0.00	£0.00	£218.75	£0.00	£218.75
Extras	1.0	each	£178.13	£112.50	£0.00	£65.63	£0.00	£178.13



Electrics

£3,962.72

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Electrics 2nd Fix	1.0	each	£1,161.45	£111.45	£0.00	£1,050.00	£0.00	£1,161.45
Electrics 1st Fix	1.0	each	£2,801.27	£495.65	£0.00	£2,305.63	£0.00	£2,801.27



Electrics (1)

£589.09

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Extractor Hood	1.0	each	£218.75	£0.00	£0.00	£218.75	£0.00	£218.75
Extractor Fan	1.0	each	£235.49	£16.74	£0.00	£218.75	£0.00	£235.49
Ventilation - 1st Fix	2.0	each	£67.42	£25.47	£0.00	£109.38	£0.00	£134.84



Electrics (2)

£1,457.60

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Consumer Unit	1.0	each	£309.25	£134.25	£0.00	£175.00	£0.00	£309.25
Consumer Unit - 1st Fix	1.0	each	£1,148.35	£265.47	£0.00	£882.88	£0.00	£1,148.35



Wall Finishes

£1,129.46

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Fix Plasterboard	50.0	m2	£12.06	£255.70	£0.00	£347.22	£0.00	£602.93
Skimming Walls	50.0	m2	£10.53	£71.98	£0.00	£454.55	£0.00	£526.53



Tiling Walls

£5,559.38

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Sub Base	30.0	m2	£43.90	£733.51	£0.00	£583.34	£0.00	£1,316.85
Waterproofing	30.0	m2	£38.15	£844.50	£0.00	£300.00	£0.00	£1,144.50
Grouting Wall	30.0	m2	£7.63	£27.00	£0.00	£201.92	£0.00	£228.92
Accessories	1.0	each	£648.99	£370.74	£0.00	£278.25	£0.00	£648.99
Wall Tiles	30.0	m2	£74.00	£1,265.57	£0.00	£954.55	£0.00	£2,220.11



Floor Finishes

£6,173.25

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Decorating Floor	50.0	m2	£22.90	£337.50	£0.00	£807.50	£0.00	£1,145.00
Engineering / Solid Floor	50.0	m2	£100.57	£2,641.89	£0.00	£2,386.36	£0.00	£5,028.25



Plastering. (Skim Coat)

£4,732.81

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Plastering	300.0	m2	£15.78	£677.58	£0.00	£4,055.22	£0.00	£4,732.81



Internal Decorating

£3,825.89

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Decorating Woodwork	1.0	each	£1,271.36	£96.87	£0.00	£1,174.49	£0.00	£1,271.36
Painting Walls	200.0	m2	£8.20	£325.10	£0.00	£1,314.44	£0.00	£1,639.53
Painting Ceiling	100.0	m2	£9.15	£142.27	£0.00	£772.72	£0.00	£915.00



Floor Finishes (1)

£561.44

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Accessories	1.0	each	£108.80	£43.05	£0.00	£65.75	£0.00	£108.80
Tiling Floor	3.0	m2	£66.57	£104.25	£0.00	£95.45	£0.00	£199.70
Grouting Floor	3.7	m2	£9.67	£4.20	£0.00	£31.59	£0.00	£35.79
Leveling Floor	3.0	m2	£10.36	£16.08	£0.00	£15.00	£0.00	£31.08
Plinth	7.0	m	£26.58	£24.38	£0.00	£161.70	£0.00	£186.08



Floor Finishes (2)

£309.90

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Leveling Floor	30.0	m2	£10.33	£159.90	£0.00	£150.00	£0.00	£309.90



Kitchen

£2,868.75

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Kitchen	1.0	each	£2,868.75	£0.00	£0.00	£2,868.75	£0.00	£2,868.75



Rendering

£773.63

Description	Qty	Unit	Rate	Material	Plant	Labour	Other costs	Total
Sand Cement Render	20.0	m2	£30.29	£105.81	£0.00	£500.00	£0.00	£605.81
Accessories	4.0	each	£13.46	£14.22	£0.00	£39.60	£0.00	£53.82
Mesh	20.0	m2	£5.70	£39.00	£0.00	£75.00	£0.00	£114.00

Grand Total:

£64,207.21

Quote

Date: 20/06/2021

Ref: Colin Devautour

Site Work



Preparation & Protection

£155.11

Preparation & Protection 1.

Floor Protection

- ✓ Providing and maintaining temporary floor protection using:
- ✓ Proplex Damage Prevention Sheet Black 2mm x 1.2m x 2.4m - 3 each



Dust Proof Screen

- ✓ Providing and erecting; maintaining temporary dust proof screen using:
- ✓ Proplex Damage Prevention Sheet Black 2mm x 1.2m x 2.4m - 1 each

Boarding Up Openings

- ✓ Temporary boarding up openings using:
- ✓ Shuttering Plywood 2440 x 1220 x 12mm - 1 sheet

Driveway Protection

- ~~✓ Providing and maintaining temporary driveway protection using:~~
- ~~✓ Reversible Tarpaulin 5 x 8m - 1 each~~

Material

Description	Qty	Unit	Rate (£)	Value (£)
Proplex Damage Prevention Sheet Black 2mm x 1.2m x 2.4m	4.0	each	£10.10	£40.38
Shuttering Plywood 2440 x 1220 x 12mm	1.0	sheet	£41.22	£41.22
Reversible Tarpaulin 5 x 8m	1.0	each	£21.25	£21.25

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Provide temporary protection	2.2	hour	£11.25	£24.75
Boarding up openings	1.1	hour	£25.00	£27.50

Materials: £102.86

Labour: £52.25

Plant: £0.00

Other costs: £0.00



Demolition / Removal

£1,125.00

Demolition.

✓ Disposal surplus materials off site

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Demolition Allowance	100.0	hour	£11.25	£1,125.00

Materials: £0.00

Labour: £1,125.00

Plant: £0.00

Other costs: £0.00



General Preliminaries

£13,913.75

General Preliminaries.

- ✓ Site Supervision for 10 x Weeks.
- ✓ 1 x General Labourer for 1 x Day
- ✓ Includes Health and Safety, First Aid, Protective clothing.
- ✓ ~~Includes Parking Permit.~~
- ✓ We have allowed for 8 x 10 Yard Skip

Labour

Description	Qty	Unit	Rate (£)	Value (£)
General Labourer	9.0	hour	£11.25	£101.25
Site Supervision	400.0	hour	£31.25	£12,500.00

Plant & Tool

Description	Qty	Term	Unit	Rate (£)	Value (£)
10 Yard Skip 3.6m(L) x 1.8(W) x 1.52(H)	1	-	each	£412.50	£412.50

Other costs

Description	Qty	Unit	Rate (£)	Value (£)
Parking permit	1.0	each	£375.00	£375.00
Safety, First Aid, Protective clothings	1.0	each	£525.00	£525.00

Materials: £0.00

Labour: £12,601.25

Plant: £412.50

Other costs: £900.00



Demolition / Removal (1)

£3,509.19

Demolition.

Demolition / removal includes:

- ✓ Removing chimney breast; 2 storeys + loft 8.5m - 1 each
- ✓ Removing chimney breast above roof line; 0.9m - 1 each
- ✓ Remove plaster - 1 m2
- ~~✓ Strip off wallpaper from the walls use steam paper stripper - 1 m2~~
- ✓ Remove cast iron bath - 1 each
- ~~✓ Remove PVC u bath - 1 each~~
- ✓ Remove w.c. suite - 1 each
- ✓ Remove wash hand basin - 1 each
- ✓ Remove sink unit - 1 each
- ✓ Remove shower tray - 1 each
- ✓ Remove shower screen - 1 each
- ✓ Remove water tank - 1 each
- ✓ Remove boiler - 1 each
- ✓ Remove radiator - 10 each
- ~~✓ Remove Cooker - 1 each~~
- ✓ Remove outlet / socket - 1 each
- ✓ Remove lights - 1 each
- ✓ Remove consumer unit - 1 each
- ✓ Remove fan - 1 each
- ✓ Remove electric shower - 1 each
- ~~✓ Remove cooker / oven - 1 each~~

- ✓ Remove data / telephone outlet - 1 each
- ~~✓ Remove extractor hood - 1 each~~
- ✓ Remove cables - 1 m
- ~~✓ Remove dishwasher - 1 each~~
- ~~✓ Remove washing machine - 1 each~~
- ✓ Disposal surplus materials off site
- ✓ We have allowed for 1.759 x 8 Yard Skip

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Removing chimney breast; 2 storeys + loft 8.5m	1.0	each	£956.25	£956.25
Removing chimney breast above roof line; 0.9m	1.0	each	£140.63	£140.63
Remove consumer unit	1.0	each	£65.63	£65.63
Remove outlet / socket	1.0	each	£10.94	£10.94
Remove lights	1.0	each	£10.94	£10.94
Remove fan	1.0	each	£21.88	£21.88
Remove electric shower	1.0	each	£32.81	£32.81
Remove cooker / oven	1.0	each	£32.81	£32.81
Remove data / telephone outlet	1.0	each	£6.56	£6.56
Remove extractor hood	1.0	each	£21.88	£21.88
Remove cables	1.0	m	£0.44	£0.44
Remove dishwasher	1.0	each	£32.81	£32.81
Remove washing machine	1.0	each	£32.81	£32.81
Remove plaster	1.0	m2	£7.88	£7.88
Strip off wallpaper from the walls use steam paper stripper	1.0	m2	£3.37	£3.38
Remove cast iron bath	1.0	each	£109.38	£109.38
Remove PVC u bath	1.0	each	£37.19	£37.19
Remove w.c. suite	1.0	each	£30.63	£30.63
Remove wash hand basin	1.0	each	£21.88	£21.88
Remove sink unit	1.0	each	£21.88	£21.88
Remove shower tray	1.0	each	£39.38	£39.38
Remove shower screen	1.0	each	£21.88	£21.88
Remove water tank	1.0	each	£109.38	£109.38
Remove boiler	1.0	each	£131.25	£131.25
Remove radiator	10.0	each	£32.81	£328.13
Remove Cooker	1.0	each	£65.63	£65.63
Remove front yard brick walls	20.0	hour	£11.25	£225.00
Remove tiles and render in the porch	20.0	hour	£11.25	£225.00

Plant & Tool

Description	Qty	Term	Unit	Rate (£)	Value (£)
8 Yard Skip 3.6m(L) x 1.7(W) x 1.2(H)	2	-	each	£382.50	£765.00

Materials: £0.00

Labour: £2,744.19

Plant: £765.00

Other costs: £0.00

 Scaffolding

£1,710.00

Scaffolding 1.

Static Scaffolding, 47.5 m2

Provide Scaffolding for 1 Week, Height - 9.5m, Width - 5m

Plant & Tool

Description	Qty	Term	Unit	Rate (£)	Value (£)
Provide Scaffolding for 1 weeks, Height - 9.5m, Width - 5m	1	1.0	each	£1,710.00	£1,710.00

Materials: £0.00

Labour: £0.00

Plant: £1,710.00

Other costs: £0.00

Demolition / Removal (2)

£1,239.43

Demolition.

Demolition / removal includes:

- ✓ Demolish two brick thick wall - 5 m2
- ✓ Remove ceramic tiles - 3.5 m2
- ✓ Disposal surplus materials off site
- ✓ We have allowed for 0.884 x 4 Yard Skip

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Demolish two brick thick wall	5.0	m2	£73.13	£365.63
Remove ceramic tiles	3.5	m2	£13.50	£47.25
remove chimney hearth and concrete x2	2.0	each	£312.50	£625.00

Plant & Tool

Description	Qty	Term	Unit	Rate (£)	Value (£)
4 Yard Skip 1.8m(L) x 1.3(W) x 1.0(H)	0.884	-	each	£228.00	£201.56

Materials: £0.00

Labour: £1,037.88

Plant: £201.56

Other costs: £0.00

Drain Runs

£834.59

Drains Run construction:

- ✓ Excavate trench 750mm deep by hand
- ✓ Levelling and compacting bottoms of excavations with vibrating plate
- ✓ Disposal of surplus excavated material off site
- ✓ We have allowed for 0.9 x 2 Yard Skip 1.2m(L) x 0.61(W) x 0.76(H)
- ✓ We have allowed for 1 x 1 Tonne Skip Loader
- ✓ Bedding and surround in pea gravel
- ✓ 4 - Underground Pipe 3m - Single Socket 110mm
- ✓ Backfilling to trench with Soil.

Material

Description	Qty	Unit	Rate (£)	Value (£)
Underground Pipe 3m - Single Socket 110mm	4.0	each	£12.91	£51.66
10mm Gravel/Shingle Bulk Bag	2.1	each	£49.99	£105.50

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Load soil to Skip By Machine	0.8	hour	£27.50	£22.83
Fill to make up levels by hand	1.5	m3	£52.88	£81.44
Levelling and compacting bottoms of excavations	3.5	m2	£2.50	£8.75
Excavate trenches by Hand	2.6	m3	£101.85	£267.88

Install drainage pipes and fittings	1.3	hour	£27.50	£35.75
Fill to excavations by hand	1.0	m3	£25.00	£25.00

Plant & Tool

Description	Qty	Term	Unit	Rate (£)	Value (£)
2 Yard Skip 1.2m(L) x 0.61(W) x 0.76(H)	0.9	-	each	£162.00	£145.80
1 Tonne Skip Loader	1	1.0	day	£90.00	£90.00

Materials: £157.15

Labour: £441.64

Plant: £235.80

Other costs: £0.00

Substructure



Waterproofing

£922.07

Waterproofing walls using slurry to a total area of 30 m²

- ✓ Prime the walls surface before applying tanking slurry.
- ✓ Apply 2 coats of slurry to walls

Material

Description	Qty	Unit	Rate (£)	Value (£)
PermaSEAL Crystalline Cementitious Tanking Grey 25kg Bucket	6.0	each	£63.00	£378.00
SBR Bonding Additive 5L	0.8	each	£25.43	£19.07

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Apply tanking slurry, 2 coats x 30 m ²	60.0	m2	£6.25	£375.00
Apply primer, 1 coat	30.0	m2	£5.00	£150.00

Materials: £397.06

Labour: £525.00

Plant: £0.00

Other costs: £0.00

Structure



Windows

£1,141.52

Windows. Quantity 2:

- ✓ Supply and install 2 x White uPVC Window 1200(W) x 1200(H), Obscure glass
- ✓ Includes 1 trickle vent
- ✓ Fit thermal cavity closers to reveals of openings in external walls to meet building regulation
- ✓ Insulated Catnic type or similar cavity lintels bedded in coloured cement sand mortar (1:3)
- ✓ Includes all ironmongery, double glazing fitting and sealing

Material

Description	Qty	Unit	Rate (£)	Value (£)
White uPVC Window 1200(W) x 1200(H), Obscure glass	2.0	each	£296.46	£592.92
Masonry Torx Frame Screw 7.5 x 82mm	22.0	each	£0.11	£2.31
No Nonsense General Purpose Silicone Clear 310ml	1.0	each	£3.94	£3.78
Expanding Foam 750ml	0.6	each	£6.40	£4.09
UPVC Trickle Vent	2.0	each	£13.35	£26.70
Cavity Closer Double Flange 100mm x 2440mm	3.0	each	£9.55	£28.18
Galvanised Clout Nails 2.65 x 30mm 1kg Pack	0.1	kg	£8.49	£0.93

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Fit window	2.0	each	£187.50	£375.00
Install trickle vents	2.0	each	£25.00	£50.00
Install Cavity Closers	7.2	m	£8.00	£57.60
Materials: £658.92	Labour: £482.60	Plant: £0.00	Other costs: £0.00	



Skirting Boards

£1,147.07

Skirting Boards. MDF Primed Torus Skirting 94mm, length 50m:

- ✓ MDF Primed Torus Skirting 94mm fix in position
- ✓ Apply primer, undercoat and gloss

Material

Description	Qty	Unit	Rate (£)	Value (£)
MDF Primed Torus Skirting 94mm	52.5	m	£4.68	£245.70
65mm x 2.65 Galvanized Round Wire Nail 1kg Pack	0.4	pack	£5.99	£2.26
Pinkgrip Grab Adhesive 350ml	5.3	each	£3.15	£16.54
Johnstones Primer White 2.5 Ltr	0.8	each	£34.99	£27.55
Dulux Trade Satinwood Gloss Paint White 2.5Ltr	0.6	each	£39.99	£25.20
Leyland Trade Undercoat White 2.5Ltr	0.8	each	£18.00	£14.17

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Cutting and fixing skirting board	50.0	m	£6.75	£337.50
Apply primer, undercoat and gloss <200mm girth	50.0	m	£9.56	£478.13

Materials: £331.44 **Labour: £815.63** **Plant: £0.00** **Other costs: £0.00**



Loft Boarding

£1,327.91

Loft Boarding. Floorboarding to a total area - 30 m2:

- ✓ Chipboard Flooring fixed with screws to joists
- ✓ 100mm Earthwool or similar insulation fitted between joists

Material

Description	Qty	Unit	Rate (£)	Value (£)
Chipboard Flooring P4 2400 x 600 x 18mm	22.3	each	£15.59	£347.35
Screws 4.5 x 60mm box of 200	2.9	box	£8.92	£25.79
Knauf Earthwool Combi Cut 44 Loft Roll Insulation 100mm (13.89m ²)	2.3	each	£29.04	£67.11
Chicken Wire/ Mesh Roll 1m x 10m (10m ²)	4.8	each	£20.63	£99.31

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Fixing T&G chipboard flooring	30.0	m2	£15.34	£460.23
Laying loft insulation between timbers	30.0	m2	£6.25	£187.50
Fix chicken wire	45.0	m2	£3.13	£140.63

Materials: £539.56 **Labour: £788.35** **Plant: £0.00** **Other costs: £0.00**



Fascia and Soffit

£225.23

Supply and fit fascias, bargeboards and soffits:

- ✓ White uPVC Fascia board 18 x 225mm;
- ✓ Allowing for all fixings, jointings and edge trims to manufacturers recommendations and requirements

Material

Description	Qty	Unit	Rate (£)	Value (£)
White External Corner 500mm	1.0	each	£3.67	£3.67
No Nonsense Intumescent Sealant White 310ml	1.0	each	£7.95	£7.95
Black 50mm Plastic Headed Nails x 100	1.0	box	£5.80	£5.80
uPVC White Fascia Board 18 x 225mm x 5m	1.7	each	£55.53	£95.95
White 40mm Plastic Headed Pins x 250	0.2	box	£5.42	£0.93

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Fix plastic accessories	0.8	hour	£25.00	£18.75
Install fascia/soffit 150-300mm	8.0	m	£11.52	£92.16

Materials: £114.32

Labour: £110.91

Plant: £0.00

Other costs: £0.00



Rainwater Goods

£351.01

- ✓ Supply and install uPVC gutters, brackets and accessories, colour to be agreed
- ✓ Supply and install uPVC downpipes, brackets and accessories, colour to be agreed

Material

Description	Qty	Unit	Rate (£)	Value (£)
Round Downpipe 2.5 m lengths 68mm - Black	3.0	each	£11.04	£33.12
Half Round Gutter 3 m length - Black	4.0	each	£6.62	£26.46
Half Round Fascia Bracket - Black	10.0	each	£1.02	£10.20
Half Round Internal Stop End - Black	3.0	each	£1.24	£3.73
Pan Head Self-Tapper Screws 8 x ¾" box of 100	1.0	box	£8.74	£8.74
Pan Head Self-Tapper Screws 8 x 1" box of 100	1.0	box	£11.25	£11.25
Pan Head Self-Tapper Screws 6 x 1" box of 100	1.0	box	£7.50	£7.50

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Install rainwater goods and accessories	6.0	hour	£25.00	£150.00
redirect pipe	4.0	hour	£25.00	£100.00

Materials: £101.01

Labour: £250.00

Plant: £0.00

Other costs: £0.00

Services



Electrics

£3,962.72

Electrics 2nd Fix, 1 each

Lights Fittings:

- ✓ 10 - MK Pendant Set 150mm

Switches:

✓ 20 - MK Light Switch 1 Gang 2 Way White

Outlets:

✓ 10 - MK DP Switched Socket 13A 2 Gang White

Electrics 1st Fix, 1 each**1st Fix - Cables, Boxes & Accessories:**

- ✓ 2 - 1.5mm² Twin and Earth Cable 100m Reel
- ✓ 1 - 2.5mm² Twin and Earth Cable 100m Reel
- ✓ 1 - 10mm² Twin and Earth Cable 50m Reel
- ✓ 1 - 1.0mm² 3-Core and Earth Cable 100m Reel
- ✓ 10 - Metal Box 2 Gang 35mm
- ✓ 20 - Metal Box 1 Gang 35mm
- ✓ 1 - 4mm² Twin and Earth Cable 50m Reel
- ✓ 1 - Cable Clip Round White 8mm Pack of 100
- ✓ 1 - Metal Box 1 Gang 47mm
- ✓ 1 - Dry Lining Box 2 Gang 35mm
- ✓ 1 - Pattress Box 1 Gang 45mm
- ✓ 1 - Galvanized Channel 37mm x 2m

Material

Description	Qty	Unit	Rate (£)	Value (£)
MK DP Switched Socket 13A 2 Gang White	10.0	each	£4.42	£44.25
MK Pendant Set 150mm	10.0	each	£3.12	£31.20
MK Light Switch 1 Gang 2 Way White	20.0	each	£1.80	£36.00
2.5mm ² Twin and Earth Cable 100m Reel	1.0	reel	£66.00	£66.00
1.5mm ² Twin and Earth Cable 100m Reel	2.0	reel	£46.69	£93.39
Metal Box 2 Gang 35mm	10.0	each	£0.81	£8.10
Metal Box 1 Gang 35mm	20.0	each	£0.61	£12.30
10mm ² Twin and Earth Cable 50m Reel	1.0	reel	£148.95	£148.95
1.0mm ² 3-Core and Earth Cable 100m Reel	1.0	reel	£89.97	£89.97
4mm ² Twin and Earth Cable 50m Reel	1.0	reel	£65.31	£65.31
Cable Clip Round White 8mm Pack of 100	1.0	pack	£2.13	£2.13
Metal Box 1 Gang 47mm	1.0	each	£0.90	£0.90
Dry Lining Box 2 Gang 35mm	1.0	each	£1.27	£1.27
Pattress Box 1 Gang 45mm	2.0	each	£1.56	£3.12
Galvanized Channel 37mm x 2m	1.0	each	£4.20	£4.20

Labour

Description	Qty	Unit	Rate (£)	Value (£)
General Electrics	24.0	hour	£43.75	£1,050.00
Electrics 1st Fix	52.7	hour	£43.75	£2,305.63

Materials: £607.10**Labour: £3,355.63****Plant: £0.00****Other costs: £0.00****Electrics (1)****£589.09****Extractor fans installation includes:**

- ✓ - Aluminium Flexible Ducting 100mm x 3m
- ✓ 1 - Manrose Fixed Louvre Vent White 100 x 100mm
- ✗ 1 - Spur Unit supplied by client
- ✗ 1 - Extractor Fan supplied by client
- ✗ 1 - Fan Isolator supplied by client

Extractor hood installation includes:

✗ 1 - Extractor Hood supplied by client

1st Fix - Ventilation includes:

- ✓ 2.5mm² Twin and Earth Cable 25m Reel - 0.4 reel
- ✓ 1.0mm² 3-Core and Earth Cable 10m Reel - 1 reel
- ✓ Insulating Tape Red 19mm x 33m - 1 each
- ✓ Connector Strip 5A - 1 each
- ✓ Metal Box 1 Gang 35mm - 2each

Material

Description	Qty	Unit	Rate (£)	Value (£)
Aluminium Flexible Ducting 100mm x 3m	1.0	each	£14.49	£14.49
Manrose Fixed Louvre Vent White 100 x 100mm	1.0	each	£2.25	£2.25
1.0mm ² 3-Core and Earth Cable 10m Reel	1.0	reel	£14.07	£14.07
Metal Box 1 Gang 35mm	2.0	each	£0.61	£1.23
Insulating Tape Red 19mm x 33m	1.0	each	£1.13	£1.13
Connector Strip 5A	1.0	each	£0.54	£0.54
2.5mm ² Twin and Earth Cable 25m Reel	0.4	reel	£21.25	£8.50

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Install extractor hood / accessories	2.0	each	£218.75	£437.50
1st fix - Ventilation	2.0	each	£54.69	£109.38

Materials: £42.21**Labour: £546.88****Plant: £0.00****Other costs: £0.00****Electrics (2)****£1,457.60****Consumer Unit.**

- ✓ 1 - Wylex Metal 17th Edition Consumer Unit 10 Way + 10MCBs
- ✓ 1 - Wylex MCB 10A Type B
- ✓ 1 - Wylex MCB 32A Type B

Note: Ensure compliance with IEE 18th Edition, carrying out works as necessary to house electrics and provide certificates to satisfaction of building control on completion.

1st Fix - Consumer Unit includes:

- ✓ 10mm² Twin and Earth Cable 50m Reel - 1 reel
- ✓ 1.5mm² 3-Core and Earth Cable 100m Reel - 1 reel
- ✓ Galvanized Channel 37mm x 2m - 1 each
- ✓ Galvanized Channel 25mm x 2m - 1 each
- ✓ Cable Clip T&E Grey 6mm Pack of 100 - 1 pack
- ✓ Metal Box 2 Gang 35mm - 1 each
- ✓ Pattress Box 1 Gang 25mm - 1 each
- A Part P Certificate - 1 each
- A Electrical Safety Certificate - 1 each
- A PAT Testing - 1 each

Material

Description	Qty	Unit	Rate (£)	Value (£)
Wylex Metal 17th Edition Consumer Unit 10 Way + 10MCBs	1.0	each	£123.75	£123.75
Wylex MCB 10A Type B	1.0	each	£5.25	£5.25
Wylex MCB 32A Type B	1.0	each	£5.25	£5.25
10mm ² Twin and Earth Cable 50m Reel	1.0	reel	£148.95	£148.95
1.5mm ² 3-Core and Earth Cable 100m Reel	1.0	reel	£104.77	£104.77

Galvanized Channel 37mm x 2m	1.0	each	£4.20	£4.20
Galvanized Channel 25mm x 2m	1.0	each	£3.40	£3.40
Cable Clip T&E Grey 6mm Pack of 100	1.0	pack	£2.60	£2.60
Metal Box 2 Gang 35mm	1.0	each	£0.81	£0.81
Pattress Box 1 Gang 25mm	1.0	each	£0.73	£0.73

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Install consumer unit and accessories	1.0	each	£175.00	£175.00
1st fix - Consumer Unit	1.0	each	£516.25	£516.25
Part P Certificate	1.0	each	£218.75	£218.75
Electrical Safety Certificate	1.0	each	£144.38	£144.38
PAT Testing	1.0	each	£3.50	£3.50

Materials: £399.72

Labour: £1,057.88

Plant: £0.00

Other costs: £0.00



Heating

£4,661.42

Heating.

Gas Boiler, 1 each

- ✓ 1 - Vaillant ecoTEC Plus 624 ErP System Boiler
- ✓ Includes flue kit, room thermostat, magnetic filter, motorised valves, electrolytic scale inhibitor, filling loop
- ✓ We have allowed for chemical inhibitor
- ✓ Electrolytic Scale Inhibitor 22mm - 1 each

Cylinder, 1 each

- ✓ 1 - RM Direct Cylinder 1050 x 450mm 140L
- ✓ Complete with immersion heater

Radiators, 4 each

Living room

- ✓ Kudox Type 22 Double Radiator 600 x 600mm - 1 each
- ✗ Radiator supplied by client - 1 each
- ✓ Drayton RT212 White & Chrome TRV & Lockshield 15 x 15mm - 1 each

Kitchen

- ✓ Kudox Type 22 Double Radiator 600 x 900mm - 1 each
- ✗ Radiator supplied by client - 1 each
- ✓ Drayton RT212 White & Chrome TRV & Lockshield 15 x 15mm - 1 each

1st Fix

- ✓ Compression Equal Tee 10 mm - 1 each
- ✓ Compression Elbow 22 mm - 1 each
- ✓ Copper Pipe Ø28 mm, 3 m Length - 1 each
- ✓ Copper Pipe Coil Ø10 mm, 10 m Length - 1 each
- ✓ End Feed 45° Elbow 15 mm - 1 each
- ✓ Isolating Valve 15 mm - 1 each
- ✓ Isolating Valve 22 mm - 1 each
- ✓ Full Bore Isolating Valve 22 mm - 1 each
- ✓ Gate Valves 15 mm - 1 each
- ✓ Pegler Tee Ball Valve Blue 15 mm - 1 each
- ✓ Flexible Hose 22mm x 3/4 x 300mm with Valve - 1 each

Drainage

Extras

- ✓ Honeywell ST9400C Programmer 7 Day Programmable - 1 each

Material

Description	Qty	Unit	Rate (£)	Value (£)
Drayton RT212 White & Chrome TRV & Lockshield 15 x 15mm	2.0	each	£28.74	£57.48
Kudox Type 22 Double Radiator 600 x 900mm	1.0	each	£72.87	£72.87
Kudox Type 22 Double Radiator 600 x 600mm	1.0	each	£60.87	£60.87
RM Direct Cylinder 1050 x 450mm 140L	1.0	each	£294.99	£294.99
Tesla Copper Immersion Heater Element 11"	1.0	each	£21.24	£21.24
Compression Equal Tee 10 mm	1.0	each	£2.03	£2.03
Compression Elbow 22 mm	1.0	each	£3.79	£3.79
Copper Pipe Coil Ø10 mm, 10 m Length	1.0	each	£34.26	£34.26
Copper Pipe Ø28 mm, 3 m Length	1.0	each	£33.95	£33.95
End Feed 45° Elbow 15 mm	1.0	each	£1.80	£1.80
Flexible Hose 22mm x 3/4 x 300mm with Valve	1.0	each	£6.30	£6.30
Full Bore Isolating Valve 22 mm	1.0	each	£8.25	£8.25
Isolating Valve 15 mm	1.0	each	£2.50	£2.50
Isolating Valve 22 mm	1.0	each	£5.88	£5.88
Pegler Tee Ball Valve Blue 15 mm	1.0	each	£9.90	£9.90
Gate Valves 15 mm	1.0	each	£5.25	£5.25
Honeywell 10-Way Junction Box	1.0	each	£11.25	£11.25
Adey MagnaClean Professional Magnetic Filter 22mm	1.0	each	£118.74	£118.74
Electrolytic Scale Inhibitor 15mm	1.0	each	£27.80	£27.80
Sentinel X100 Central Heating Scale Inhibitor 1L	1.0	each	£17.49	£17.49
Drayton ZA5/679-2 2-Port Motorised Valve	2.0	each	£75.00	£150.00
Vaillant ecoTEC Plus 624 ErP System Boiler	1.0	each	£1,537.41	£1,537.41
Vaillant 125mm Standart Horizontal Flue Kit	1.0	each	£132.77	£132.77
Combi Straight Filling Loop	1.0	each	£18.00	£18.00
Electrolytic Scale Inhibitor 22mm	1.0	each	£45.99	£45.99
Honeywell ST9400C Programmer 7 Day Programmable	1.0	each	£112.50	£112.50

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Install radiator	9.0	hour	£43.75	£393.75
Install hot water cylinder	10.0	hour	£43.75	£437.50
1st Fix Labour	8.1	hour	£43.75	£354.38
Install boiler	14.1	hour	£43.75	£616.88
Install heating parts and elements	1.5	hour	£43.75	£65.63


Materials: £2,793.30

Labour: £1,868.13

Plant: £0.00

Other costs: £0.00

Finishes

 Wall Finishes

£1,129.46

Stud walls finish - 50m²:

- ✓ Walls to be finished with 1 Layer Fireline plasterboard
- ✓ Skim finish internally

Material

Description	Qty	Unit	Rate (£)	Value (£)
Drywall Screws 38mm Box of 1000	0.8	box	£15.00	£12.75
Fireproof Plasterboard SE 2400 x 1200 x 12.5mm	17.4	sheet	£13.99	£242.96
Thistle Multi Finish Plaster 25kg	7.5	bag	£8.98	£67.39
Drywall Scrim Tape 48mm x 90m	0.9	roll	£5.00	£4.59

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Fixing plasterboard to walls	50.0	m2	£6.94	£347.22
Skimming walls	50.0	m2	£9.09	£454.55

Materials: £327.69

Labour: £801.77

Plant: £0.00

Other costs: £0.00



Tiling Walls

£5,559.38

Tiling walls to a total area of 30m²:

- ✓ Construct sub base using HardieBacker 500 Cement Board - 1200 x 800 x 12mm fixed with screws
- ✓ Waterproof wall with BAL Waterproof Plus Kit 7.2 m²
- A Wall Tiles allowance £25.00 + VAT per m2, labour included
- ✓ Grouting wall in Grey colour
- A Grout Allowance £20.00 + VAT per 10kg bag

Accessories and Extras:

- ✓ 1 - No Nonsense General Purpose Silicone White 310ml
- ✓ 14 - HardieBacker 500 Cement Board - 1200 x 800 x 12mm
- ✓ 1 - Tile Trim Silver Effect 10mm x 2.5m
- ✓ 1 - Rubi Tile spacers 5mm pack of 1000

Material

Description	Qty	Unit	Rate (£)	Value (£)
Screws 4 x 50mm box of 200	3.1	box	£3.99	£12.57
HardieBacker 500 Cement Board - 1200 x 800 x 12mm	45.3	sheet	£23.07	£1,043.92
BAL Waterproof Plus Kit 7.2 m ²	4.1	kit	£203.99	£844.50
Grout allowance 10 kg	0.9	bag	£30.00	£27.00
Rubi Tile spacers 5mm pack of 1000	1.0	pack	£20.07	£20.07
Tile Trim Silver Effect 10mm x 2.5m	1.0	each	£23.74	£23.74
No Nonsense General Purpose Silicone White 310ml	1.0	each	£3.94	£3.94
Bal Single Part Flexible Grey Adhesive 20kg	3.8	bag	£37.48	£140.56
Wall Tiles allowance	30.0	m2	£37.50	£1,125.00

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Fixing Hardie Backer board	30.0	m2	£19.44	£583.34
Waterproofing Walls	30.0	m2	£10.00	£300.00
Grouting large tiles (600 x 600mm)	30.0	m2	£6.73	£201.92
Fixing tile trims and accessories	8.0	hour	£35.00	£278.25
Tiling (Ceramic tiles)	30.0	m2	£31.82	£954.55

Materials: £3,241.32

Labour: £2,318.06

Plant: £0.00

Other costs: £0.00

**Floor Finishes****£6,173.25****Engineering/Solid Wood Flooring to a total area of 50 m²:**

A Hardwood Flooring allowance £30.00 + VAT per m2, labour included

✓ Supply and install DURALAY 3mm Laminate and Wood Flooring Underlay 7.5m²

✓ Apply 2 coats of oil

Material

Description	Qty	Unit	Rate (£)	Value (£)
Ronseal Refined Danish Oil 500ml	25.0	each	£13.50	£337.50
Hardwood Flooring allowance	50.0	m2	£45.00	£2,250.00
DURALAY 3mm Laminate and Wood Flooring Underlay 7.5m ²	6.7	roll	£58.75	£391.89

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Apply 2 coats of oil, 50m2 x 2	100.0	m2	£8.07	£807.50
Laying hardwood flooring	50.0	m2	£45.45	£2,272.72
Laying underlay to floors	50.0	m2	£2.27	£113.64

Materials: £2,979.39

Labour: £3,193.86

Plant: £0.00

Other costs: £0.00

**Floor Finishes (1)****£561.44****Tiles Flooring to a total area of 3 m²:**

✓ Levelling floor with self levelling compound, thickness - 3 mm

A Floor Tiles allowance £20.00 + VAT per m2, labour included

✓ Quote also include for tiling wall plinth 7 m, Height: 100 mm

A Plinth tiles allowance £20.00 + VAT per m2, labour included

A Grout Allowance £20.00 + VAT per 10kg bag

Accessories and Extras:

✓ 1 - No Nonsense General Purpose Silicone Clear 310ml

✓ 1.5 - Everbuild Self Level Flexiplus 710 20kg

✓ 1 - Homelux PVC Tile Trim White 10mm x 2.5m

Material

Description	Qty	Unit	Rate (£)	Value (£)
No Nonsense General Purpose Silicone Clear 310ml	1.0	each	£3.94	£3.94
Homelux PVC Tile Trim White 10mm x 2.5m	1.0	each	£7.38	£7.38
Everbuild Self Level Flexiplus 710 20kg	2.3	each	£21.15	£47.80
Bal Single Part Flexible Grey Adhesive 20kg	0.5	bag	£37.48	£17.63
Floor Tiles allowance	3.7	m2	£30.00	£111.00
Grout allowance 10 kg	0.1	bag	£30.00	£4.20

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Labour for accessories and extras	2.6	hour	£25.00	£65.75
Tiling (Ceramic tiles)	3.0	m2	£31.82	£95.45
Grouting medium tiles (200 x 300mm)	3.7	m2	£8.54	£31.59
Leveling floor	3.0	m2	£5.00	£15.00

Tiling skirting board 7.0 m £23.10 £161.70

Materials: £191.95 Labour: £369.49 Plant: £0.00 Other costs: £0.00



Floor Finishes (2)

£309.90

Engineering/Solid Wood Flooring to a total area of 30 m²:

✓ Levelling floor with self levelling compound, thickness - 3 mm

✗ Decorating not included

Material

Description	Qty	Unit	Rate (£)	Value (£)
Everbuild Self Level Flexiplus 710 20kg	7.6	each	£21.15	£159.90

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Leveling floor	30.0	m2	£5.00	£150.00

Materials: £159.90 Labour: £150.00 Plant: £0.00 Other costs: £0.00



Plastering. (Skim Coat)

£4,732.81

Walls - 200 m²

✓ Priming walls with PVA or similar sealer

✓ Walls to have a 3mm skim plaster finish, fitting scrim tape and beads as required

Ceiling - 100 m²

✓ Priming ceiling with PVA or similar sealer

✓ Ceiling to have a 3mm skim plaster finish, fitting scrim tape and beads as required

Accessories and Extras:

✓ 1 - Gyproc Drywall Primer 10 Litre

✓ 1 - Drywall Scrim Tape 48mm x 90m

✓ 1 - No Nonsense General Purpose Silicone Black 310ml

✓ 1 - Expanding Foam 750ml

Material

Description	Qty	Unit	Rate (£)	Value (£)
Thin Coat Angle Bead 2400mm	8.0	each	£1.72	£13.80
Drywall Scrim Tape 48mm x 90m	7.0	roll	£5.00	£34.96
Thistle Multi Finish Plaster 25kg	45.0	bag	£8.98	£404.32
Contractors PVA 5Ltr	12.0	each	£12.50	£149.94
Gyproc Drywall Primer 10 Litre	1.0	each	£64.64	£64.64
No Nonsense General Purpose Silicone Black 310ml	1.0	each	£3.94	£3.94
Expanding Foam 750ml	1.0	each	£5.97	£5.97

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Labour for accessories and extras	10.6	hour	£25.00	£265.00
Priming walls and ceiling	300.0	m2	£2.73	£818.19
Skimming walls	200.0	m2	£9.09	£1,818.19
Skimming ceiling	100.0	m2	£11.54	£1,153.85

Materials: £677.58 Labour: £4,055.22 Plant: £0.00 Other costs: £0.00

**Decorating.**Preparation

✗ Disposal surplus materials not included

Decorating Walls to a total area of 200 m²

✓ Walls to be painted with one mist coat and two full coats emulsion in magnolia paint

Decorating ceiling to a total area of 100 m²

✓ Ceiling to be painted with one mist coat and two full coats emulsion in white paint

Decorating Woodwork

- ✓ Prime, undercoat and paint single door, one side only - 1 each
- ✓ Prime, undercoat and paint french door - 1 each
- ✓ Prime, undercoat and paint single door frame - 1 each
- ✓ Prime, undercoat and paint double door frame - 1 each
- ✓ Prime, undercoat and paint small window - 1 each
- ✓ Prime, undercoat and paint floor - 1 m²
- ✓ Prime, undercoat and paint skirting board - 1 m
- ✓ Prime, undercoat and paint staircase - 1 each
- ✓ Prime, undercoat and paint staircase and 2 sides balustrade - 1 each
- ✓ Prime, undercoat and paint shelves - 1 m
- ✓ Prime, undercoat and paint cupboard - 1 m²

Material

Description	Qty	Unit	Rate (£)	Value (£)
Dulux Trade High Gloss Paint White 2.5Ltr	1.7	each	£31.24	£51.87
Leyland Trade Acrylic Primer Undercoat White 2.5Ltr	2.8	each	£16.25	£45.00
Dulux Trade Matt Emulsion Paint White 10Ltr	4.1	each	£52.50	£217.35
Dulux Trade Matt Emulsion Paint Magnolia 10Ltr	4.0	each	£62.50	£250.02

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Prime, undercoat and paint single door frame	1.0	each	£36.13	£36.13
Prime, undercoat and paint double door frame	1.0	each	£52.06	£52.06
Prime, undercoat and paint french door	1.0	each	£218.88	£218.88
Prime, undercoat and paint single door, one side only	1.0	each	£52.06	£52.06
Prime, undercoat and paint small window	1.0	each	£68.85	£68.85
Prime, undercoat and paint staircase	1.0	each	£150.88	£150.88
Prime, undercoat and paint staircase and 2 sides balustrade	1.0	each	£512.13	£512.13
Prime, undercoat and paint skirting board	1.0	m	£9.56	£9.56
Prime, undercoat and paint floor	1.0	m ²	£27.41	£27.41
Prime, undercoat and paint shelves	1.0	m	£19.13	£19.13
Prime, undercoat and paint cupboard	1.0	m ²	£27.41	£27.41
Painting walls - mist coat and 2 full coats, 3 x 200m ²	600.0	m ²	£2.19	£1,314.44
Painting ceiling - mist coat and 2 full coats, 3 x 100m ²	300.0	m ²	£2.58	£772.72

Materials: £564.24**Labour: £3,261.65****Plant: £0.00****Other costs: £0.00**

Cement. Traditional cement-based smooth render - 20m²:

- ✓ Walls to be finished in two coat traditional cement-based smooth render
- ✓ Supply and fix in position Fibreglass Mesh
- ✓ Apply 2 coats of masonry paint and one coat of stabilising solution
- ✓ Supply Sandtex Ultra Smooth Masonry Paint 5Ltr Cornish Cream

Accessories and Extras:

- ✓ Galvanised Steel Angle Bead 45mm x 2.4m - 4 each

Material

Description	Qty	Unit	Rate (£)	Value (£)
Blue Circle Cement 25kg	7.0	each	£5.23	£36.69
Building Sand Bulk Bag	0.7	each	£49.99	£36.00
Sika waterproofer 5 Litre	1.0	each	£32.31	£32.31
Sika Maxmix Concentrated Plasticiser 1L	0.0	each	£20.16	£0.81
Galvanised Steel Angle Bead 45mm x 2.4m	4.0	each	£3.55	£14.22
Weber Expomesh Cloth 1 x 50m Roll	0.4	roll	£97.50	£39.00

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Rendering walls (Sand and Cement)	20.0	m2	£25.00	£500.00
Fixing plaster beads and accessories	1.3	hour	£30.00	£39.60
Fixing fibreglass mesh	20.0	m2	£3.75	£75.00

Materials: £159.03**Labour: £614.60****Plant: £0.00****Other costs: £0.00****Kitchen****£2,868.75****Kitchen installation includes:**

- ✗ Kitchen supplied by client
- ✓ Quote includes for fixing. Final price will be adjusted to reflect variation of kitchen

Labour

Description	Qty	Unit	Rate (£)	Value (£)
Install kitchen	85.0	hour	£33.75	£2,868.75

Materials: £0.00**Labour: £2,868.75****Plant: £0.00****Other costs: £0.00****Grand Total:****£64,207.21**