

Major Item Cost

Most Common Major Components

Estimated Cost—Labor Included

Windows	\$300 each
Electric	\$1,500 Panel Box
Misc.	20% of the Total Major Components
Kitchen	\$5,000—\$6,000 Includes cabinets, granite counters, plumbing and stainless steel appliances.
Baths	\$1,500 Gutted
Wood	Case By Case
Tile	\$5 per sq. ft.
Carpet	\$1.50 per sq. ft. = \$13.50/yd.
Roof	\$5,000—\$6,000 to Remove & Replace
A/C—Heat	\$3,000—\$3,500 Central Heat & Air
Paint	\$4,000 Interior & Exterior
Plumbing	Case BY Case—Usually Simple Repairs

Additional Components

Basement	Case By Case
Foundation	Case By Case – Usually Less Than Appears
Garage Doors	\$500 Single/\$1,000 Double – Without Opener
Pool	\$3,000—Vinyl Liner Or Repaint And \$700 For New Equipment
Driveways	\$4 per sq. ft. Asphalt & \$5 per sq. ft. Concrete
Septic/Drain Field	\$5,000—\$8,000

Notice

These numbers are based on a 1,200 square foot single story house and must be adjusted upward as size increases. It would be reasonable to assume a 50% increase in total repair cost if the house is 1,800 square feet (50% larger).

Miscellaneous Repair List

Interior

Mini Blinds
Glass
Doors And Hardware
Light Fixtures
Wall Repair
Wallpaper
Ceiling Fans
Range Hoods
Faucets
Minor Plumbing
Shower Curtains
Medicine Cabinets
New Plugs & Switches
Electrical Switch Plates
Broken Tiles
Minor Repairs
Hot Water Heater
Molding

Exterior

Screens
Landscaping
House Numbers
Mailboxes
Minor Wood Repair
Termite Treatment
Roof Repair
Gutters
Trash Removal
Outbuildings
Pavement Repair

Do not try to estimate these items individually. This list serves only as a guideline of items we classify as miscellaneous. Usually the miscellaneous estimate will fall between 15 – 20% of all other repair costs. This is strictly case by case.