

COMPREHENSIVE DETAILED ESTIMATES

PROJECT: PROPOSED TWO-STOREY RESIDENTIAL BUILDING	EST NO:	20252
LOCATION: BRGY. POBLACION, EL SALVADOR CITY	DATE:	Jan. 04, 2025
OWNER: MR. EMMANUEL J. FUENTES & MRS. SHERILYN B. FUENTES	EXPIRY	Feb. 03, 2025
DWG. REF.: EL SALVADOR_FUENTES PLAN_REV4.PDF (24 SHEETS)		

No.	Description	Quantity	Unit	Rate	Amount
	LOT AREA	250.00	sqm		
	BUILDING FOOTPRINTS	70.40	sqm		4,143,813.00
	QUOTE PRICE	138.13	sqm	36,453.43	5,035,206.49
	FLOOR AREA	138.13	sqm	25,000.00	3,453,177.50
A	DIRECT COST			17,412.71	4,353,177.50
A.1	CIVIL WORKS	138.13	sqm	25,000.00	3,453,177.50
	BUILDING FLOOR PLAN	138.13	sqm	15,750.00	2,175,501.83
1	Building Layout	70.40	sqm	981.02	69,063.55
	Excavation and Backfilling	70.40	sqm	343.94	24,213.52
	Gravel Bedding	70.40	sqm	343.94	24,213.52
	Compaction	60.00	sqm	343.94	20,636.52
2	Footings	5.67	cum	48,722.08	276,254.20
	Excavation and Backfilling	22.48	cum	1,173.17	26,370.50
	Concrete	5.67	cum	22,994.11	130,353.64
	Reinforcement	463.12	kgs	258.10	119,530.07
3	Columns	8.00	cum	51,797.66	414,381.30
	Concrete	8.00	cum	11,801.45	94,411.63
	Reinforcement	2,279.10	kgs	132.47	301,901.65
	Forms & Scaffolding	15.31	sqm	1,180.15	18,068.03
4	Beams	12.07	cum	51,497.26	621,571.95
	Concrete	12.07	cum	8,629.09	104,153.08
	Reinforcement	5,127.02	kgs	96.86	496,588.26
	Forms & Scaffolding	1.00	lot	20,830.62	20,830.62
5	Slabs	14.35	cum	48,128.58	690,635.50
	Concrete	14.35	cum	17,619.58	252,837.46
	Reinforcement	2,085.82	kgs	197.77	412,514.30
	Forms & Scaffolding	4.79	sqm	5,278.44	25,283.75
6	Stairs	6.58	sqm	15,750.00	103,595.33
	Concrete	0.78	cum	14,074.23	11,006.05
	Reinforcement	579.13	kgs	122.20	70,769.61
	Forms & Scaffolding	1.47	sqm	747.44	1,100.60
	Railings	6.20	lm		20,719.07
	ARCHITECTURAL WORKS	677.22	sqm	1,886.65	1,277,675.68
7	Walls	151.99	sqm	3,180.77	483,444.85
	Interior Walls	58.89	sqm	2,863.05	168,605.26
	Masonry	117.78	sqm	962.22	113,330.13
	Smooth Plastered Wall	117.78	sqm	120.28	14,166.27
	Wall Finish	117.78	sqm	240.55	28,332.53
	Painted Wall	117.78	sqm	96.22	11,333.01
	Tiling	1.00	sqm	641.48	641.48
	Railings	1.00	sqm	801.85	801.85
	Exterior Walls	93.10	sqm	3,381.74	314,839.59
	Masonry	186.20	sqm	1,042.40	194,095.56
	Smooth Plastered Wall	186.20	sqm	128.30	23,888.68
	Wall Finish	186.20	sqm	256.59	47,777.37
	Painted Wall	186.20	sqm	104.24	19,409.56
	Cladding	1.00	lot	12,027.73	12,027.73
	Tiling	1.00	lot	8,018.49	8,018.49
	Railings	1.00	lot	9,622.19	9,622.19
8	Roof	94.41	sqm	2,926.11	276,254.20
	Trusses (Top and Web Member)	1,077.39	kgs	100.00	107,739.14
	Roof Framing (Purlins)	773.51	kgs	100.00	77,351.18

Fascia, Gutter, and Downspout	1.00 lot		22,100.34
Roof Covering	94.41 sqm	731.53	69,063.55
9 Doors and Windows	127.88 sqm	1,620.16	207,190.65
Main Doors	1.00 sets	20,719.07	20,719.07
Internal Doors	7.00 sets	11,839.47	82,876.26
Sliding Windows	14.00 sets	3,699.83	51,797.66
Fixed Windows	4.00 sets	6,215.72	24,862.88
10 Flooring	138.13 sqm	750.00	103,595.33
Tiling	138.13 sqm	750.00	103,595.33
11 CEILING WORKS	164.81 sqm	1,257.15	207,190.65
Drop Ceiling uPVC Spandrel	15.00 sqm	2,071.91	31,078.60
Ceiling Joist and Framing Metal Furring	40.20 sqm	1,546.20	62,157.20
Fiber cement Ceiling board	60.70 sqm	1,877.35	113,954.86
TOTAL CIVIL WORKS			3,453,177.50

OUTSIDE BUILDING FOOTPRINTS

A.2 FENCING WORKS			350,000.00
Fence (Footing, Columns)	22.00 sets	3,326.90	73,191.85
Perimeter walls	66.00 m	3,548.70	234,213.93
Gates	15.02 sqm	2,835.83	42,594.22
Car Gate with Man Gate	12.92 sqm	2,835.83	36,638.97
Man Gate	2.10 sqm	2,835.83	5,955.25
TOTAL FENCING WORKS			350,000.00
A.3 MECHANICAL, ELECTRICAL, AND PLUMBING (MEP) & ELECTRONICS			550,000.00
1 Mechanical	5.00 units	40,335.81	201,679.06
2.0 HP Split-Type ACU	3.00 units	11,865.45	35,596.35
3.0 HP Split-Type ACU	1.00 unit	59,317.37	59,317.37
4.0 HP Split-Type ACU	1.00 unit	83,044.32	83,044.32
1-Unit Condenser	2.00 units	11,863.47	23,726.95
Drainage Piping	5.00 units	1,000.00	5,000.00
Electrical Wiring and Circuit Breakers	5.00 units	3,333.33	16,666.65
Installation Cost per Unit	5.00 units	5,000.00	25,000.00
Mounting Brackets and Hardware	5.00 units	1,666.67	8,333.35
Refrigerant Piping and Insulation	5.00 units	5,000.00	25,000.00
2. Electrical	1.00 lumpsum	199,608.33	199,608.33
Materials	5.00 units	38,300.00	191,500.00
Conduit	5.00 units	2,720.00	13,600.00
Cables	5.00 units	3,700.00	18,500.00
Circuit Breakers	5.00 units	2,680.00	13,400.00
Receptacles	5.00 units	4,200.00	21,000.00
Lighting Fixtures	5.00 units	6,200.00	31,000.00
Fire Alarm System Components	5.00 units	8,400.00	42,000.00
Other Materials	5.00 units	10,400.00	52,000.00
Labor	5.00 units	15,320.00	76,600.00
Tools and Equipment	1.00 units	10,000.00	10,000.00
3. Plumbing	1.00 lumpsum	111,534.46	111,534.46
Bathrooms	4.70 lumpsum	2,847.69	13,384.14
Kitchen Pipelines.	11.35 lm	1,473.72	16,730.17
Septic Tank	6.48 cum	5,163.63	33,460.34
Water Supply	28.39 lm	707.10	20,076.20
Storm Drainage	53.67 lm	519.54	27,883.62
4. Electronics	17.00 sets	2,186.95	37,178.15
DIGITAL VIDEO RECORDER	1.00 unit	1,500.00	1,500.00
CCTV CAMERA	17.00 sets	1,804.60	30,678.15
TELEPHONE DATA OUTLET	1.00 sets	2,000.00	2,000.00
MODEM	1.00 sets	3,000.00	3,000.00
TOTAL (MEP) & ELECTRONICS			
SUBTOTAL - DIRECT COST = (A.1 + A.2 + A.3)		83.00%	4,353,177.50
B. INDIRECT COST			329,864.25
B.1 Project Management			208,219.59
B.2 Permits and Licenses			52,238.13
B.3 Temporary Facilities			69,406.53

SUBTOTAL - INDIRECT COST = (B.1 + B.2 + B.3)		6.29%	329,864.25
TOTAL COST (VAT EXCLUSION)			4,683,041.75
Vat 12%		12.00%	629,400.81
C.	TOTAL COST (VAT INCLUDED)	100.00%	5,245,006.76
D.	PROJECT OVERHEAD	0.05	262,250.34
E.	CONTINGENCY	0.03	157,350.20
F.	TOTAL PROJECT COST = (C + D + E)		5,664,607.30
G.	DISCOUNT	-0.12	-629,400.81
H.	PROPOSAL PRICE	250.00 sqm	20,140.83
			5,035,206.49

Prepared by:

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