

Location:

NB Not all the items listed below will necessarily pertain to your individual project. Write 'NIL' against items which do not apply.

SITE / PRELIMINARY COSTS	£	Notes
Building plot / right of way for access		
Solicitors fees in purchasing building plot		
Site investigation e.g. trial bores, percolation test		
Surveyor's fee in preparing site plan, supervising work, etc.		
Planning application / advertising fees		
Building warrant application / percolation test fees		
Mortgage lender valuation fee(s) / bridging loan costs		
Access road to plot including surfacing and drainage		
TOTAL Site/Preliminary Costs (to summary overleaf)		

SERVICES - MAINS CONNECTION FEES / SUPPLY COSTS	£	Notes
<i>NB includes cost of all works up to outside wall of house</i>		
Water (including building water for the works)		
Electricity		
Gas (Mains / LPG)		
Drainage (Mains / Septic Tank / Reed Bed / Private Treatment Plant)		
Telephone		
TOTAL Services Cost (to summary overleaf)		

EXTERNAL WORKS COSTS	£	Notes
Driveway / turning space including surfacing		
Boundary / screen walls and / or fencing		
Steps, platts, paths and patio paving		
Gas/oil storage tank base / support / bund, etc.		
Dustbin enclosure / clothes drying poles / drier		
Landscaping/trees & planting (if planning condition)		
Other (state):		
TOTAL of External Works Costs (to summary overleaf)		

HOUSE BUILDING COSTS	£	Notes
Foundations and underbuilding to dpc level		
Thermohaus timber frame kit package (including delivery)		
Timber frame kit erection service (wind & watertight)		
Full build service (By Others)		
Separate trades:		
External wall around kit		
External rendering / cladding		
Roof tiling / slating. <i>Type -</i>		
Internal joiner work in fitting out and finishing		
Kitchen / Utility units and appliances including sink(s)		
Plumbing including rainwater goods and lead work		
Bathroom / Shower Room / Cloakroom sanitaryware		
Central heating. <i>Type -</i>		
Fireplace, chimney and fire / stove		
Electrical work including smoke alarm(s) and external lighting		
Taping, filling and decoration		
Wall / floor tiling		
Other (state)		
TOTAL House Building Costs (to summary below)		

SUMMMARY OF COSTS	£	Notes
Site / Preliminary Costs		
Services Costs		
External Works Costs		
House Building Costs		
Sub-Total		
5 / 10% Contingency		
TOTAL COST OF PROJECT		