

Lesley Jugoo and Michael Farrell

Dacorum Borough Council

34 Ritcroft Close, Hemel Hempstead, HP3 8PB

The below schedule is a estimations of costs required to return 34 Ritcroft Close, Hemel Hempstead to the DB scope of works that cannot be regarded as exhaustive and further costs may be required to be added. The property to the empty homes standard. This property is a 3 bed house and was built in 1953.

Refer to supporting photograph tabs

Description
Structural
N/A
External
General Items, fencing to boundaries estimated
Garden clearance and removal of structure's to make safe
Internal
General Void works
General Kitchen works not included in basket rates
General bathroom works not included in basket rates
General works to living room & dining room
General works to hallway
General works to bedroom 1
General works to bedroom 2
General works to bedroom 3
Asbestos Removals (Estimated)
Programmed Work (basket rates)
New Kitchen
Heating upgrade
Electrical works including upgrade of smoke alarms
Door replacement (French Doors)
Sundries
Rental income from date of void to w/c 16/09/2024 (@148.93) pw)

PROJECT TOTAL	
NON SOR	£ 44,187.42
NHF	
CONTINGENCY	£ 5,000.00

TOTAL	£ 49,187.42
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C letttable standard. The scope is an indicative operty requires CAT4 void works to bring the

	QTY	UoM	Rate	Value
		no.		£ -
		no.		£ -
	1	no.	£ 6,000.00	£ 6,000.00
	1	no.	£ 12,500.00	£ 12,500.00
	1	no.	£ 433.63	£ 433.63
	1	no.	£ 2,249.05	£ 2,249.05
	1	no.	£2,241.51	£ 2,241.51
	1	no.	£ 1,380.64	£ 1,380.64
	1	no.	£ 768.78	£ 768.78
	1	no.	£ 580.47	£ 580.47
	1	no.	£ 999.10	£ 999.10
	1	no.	£ 770.51	£ 770.51
	1	no.	£ 1,650.00	£ 1,650.00
	1	no.	£ 4,274.43	£ 4,274.43
	1	no.	£ 3,750.00	£ 3,750.00
	1	no.	£ 3,500.00	£ 3,500.00
	1	no.	£ 1,600.00	£ 1,600.00
	10	Weeks	£148.93	£ 1,489.30

