

Lesley Jugoo and Michael Farrell

Dacorum Borough Council

20 Ritcroft Close, Hemel Hempstead, HP3 8PF

The below schedule is a estimations of costs required to return 20 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. The Property rec

Refer to supporting photograph tabs

Description
Structural
Underpinning works - Subsidence as per quote OPP10746 see QUOTE tab
External
General Items
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)
These costs do not include if ceilings have to be replaced due to structural works
Programmed Work (basket rates)
Heating upgrade
Electrical works including upgrade of smoke alarms
Sundries
Rental income from date of void to w/c 16/09/2024 (@155.20 pw)
Please note some internal works has already been undertaken by Cardo estimate this has not been deducted from the total:

PROJECT TOTAL	
NON SOR	£ 78,374.45
NHF	
CONTINGENCY	£ 5,000.00
TOTAL	£ 83,374.45

C letttable standard. The scope is an indicative operty requires CAT4 void works to bring the quires underpinning due to excessive subsidence .

	QTY	UoM	Rate	Value
	1	no.	£ 58,325.00	£ 58,325.00
		no.		£ -
	1	no.	£ 432.20	£ 432.20
	1	no.		£ -
	1	no.	£ 300.81	£ 300.81
	1	no.	£ 1,564.54	£ 1,564.54
	1	no.	£ 347.33	£ 347.33
	1	no.	£ 606.16	£ 606.16
	1	no.	£ 628.30	£ 628.30
	1	no.	£ 401.10	£ 401.10
	1	no.	£ 712.24	£ 712.24
	1	no.	£ 385.97	£ 385.97
	1	no.	£ 2,600.00	£ 2,600.00
	7	no.	£ 600.00	£ 4,200.00
	1	no.	£ 3,750.00	£ 3,750.00
	1	no.	£ 3,500.00	£ 3,500.00
				£ -
	4	Weeks	£ 155.20	£ 620.80
	1		£ 1,600.00	

