

Cost breakdowns				Net	IVA	total	
Furniture, lighting, kitchen, bathrooms, appliances, stuv fire				42000		42000	incll IVA based on previous projects. Won't be more than this, could be less
plumbing, wiring, heating				40000	3500	43500	based on previous sites, awaiting final quotes
pool and landscaping, outdoor kitchen				60000	7000	67000	based on previous sites, awaiting final quotes
other work, main house				103980.6	9800	113780.6	based on specific quotes for this property
other work annex				37905.79	3600	41505.79	based on specific quotes for this property
				283886.4	23900	307786.4	
Project management						46167.96	15%
						353954.4	total
						46045.61	margin for unforeseens
						<b>400000</b>	budget

