|  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- |
| **REHAB Estimate Check List** |  |  |  |  |  |
| This estimate is Based on a 3 bed 2 bath around 1600 sq ft, Add Cost depending on Size of the house |  |  |  |  |  |
| Use this as a guide, and not an exact estimate but it will give you a good range |  |  |  |  |  |
| Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ |  |  |  |  |  |
|  |  |  |  |  |  |
| **Inspection Checklist** | **Yes** | **# Units** | **No** | **Repair Cost Calculations** | **Repair Cost** |
| Exterior |  |  |  |  |  |
| Replace Roof |  |  |  | Around $300 Per Sq (1500 sq ft house around 13 sq $(4500) |  |
| Exterior Paint |  |  |  | Paint: Sing. Fam 1500 sq ft: $3,000 Including Material |  |
| Replace Siding |  |  |  | Around $8,500 for a 1500 sq ft house |  |
| Windows |  |  |  | # of Window x $300 (labor & Martial)  For basic contractor grade |  |
| Garage Door |  |  |  | 1 Garage Door: $650 Double Car Garage Door $1000 |  |
| Egress Basement Windows |  |  |  | $1000 to $1500 |  |
| Replace Exterior Doors |  |  |  | $200 Each (labor only) |  |
| Yard cleaned or landscaped? |  |  |  | Clean Yard (Easy):$250 Clean Yard (Hard):$750 Landscape (Easy):$500 Landscape (Hard):$1,000 |  |
| Dumpster |  |  |  | $450 Per Dumpster |  |
| **Interior** |  |  |  |  |  |
| Replace Furnace & Mechanical |  |  |  | Replace 1 Furnace: $ 1,500 Replace 1 Hot Water Heater: $ 800  Ductwork and pipe additional cost |  |
| Plumbing Repair (major) |  |  |  | Around $2,500 to run new water lines |  |
| Electrical Repair |  |  |  | 1 New Panel: $1,500 1Replace Plugs & Switches $300 1 New Service, Panel, Rewire House: $6,000 |  |
| Paint Interior |  |  |  | Roughly to $300 per room (ex 10 rooms $3,000) wall, ceiling and trim |  |
| Flooring: Carpet |  |  |  | 3 bed 2 bath 1500 sq ft around $2,500 |  |
| Flooring: Laminate Wood |  |  |  | $4 per sq ft installed (1,000 sq ft of flooring $4,000) |  |
| Vinyl Flooring: Kitchen, Baths, laundry |  |  |  | $100 Per Room Installed |  |
| Tile Flooring |  |  |  | $10 to $15 per sq ft 300 sq ft of tile $3,000 |  |
| Replace Kitchen |  |  |  | Single Family Average: $4,000 Higher end $8,000 |  |
| Kitchen Appliances |  |  |  | Shop for contractor appliance packs  usappliances.com starting at $2,000 |  |
| Bathroom Replace |  |  |  | Full Bath: $ 3,000 |  |
| Replace Interior Doors |  |  |  | $120 per door (labor, door, hardware)  Slab door only |  |
| Light Fixtures |  |  |  | $30-$50 install only per light  Ceiling fans and chandeliers more |  |
| Baseboard Trim |  |  |  | 1500 sq ft house around $800 to $1,000 |  |
| Replace Sheet Rock |  |  |  | Patch Holes, repair ($500 to $1,000)  $40 per sheet to hang and finish  More for ceilings |  |
| GUT Sheet Rock Job |  |  |  | $8,000 to $10,000 (rock& Tape & Texture) |  |
| Miscellaneous |  |  |  | Repair Cost x .05 |  |
| Comments:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ | | | | |  |
| After Repair Value $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Asking Price $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ |  |  |  |  |  |
| ARV x 65% $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ -Repairs = Max Offer:$\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ |  |  |  |  |  |
| ARV x 70% $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_- Repairs = Max Offer $\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ |  |  |  |  |  |