

Your logo here

Single Storey Extension

for

Clients Name

at

Clients Address  
READING,  
RG30 2NU

Clients Name  
Clients Address  
READING,  
RG30 2NU

Site address:  
Clients Address  
READING,  
RG30 2NU

23 July 2024

Dear Clients Name

Subject: Any Shape Single Storey Pitched Roof Extension

I would like to thank you for giving me the opportunity to quote for work to be carried out at your property.

Kindly Note;

This specification is written for the purpose of describing to the client the scope of the work and quality of materials. It is also to be used by the contractor for estimating and the contractor is to supply and undertake all materials and works not mentioned in this specification which are necessary for the completion of works as described herein or on the drawings. All dimensions are in m.m unless otherwise specified

The contractor is to comply with all regulations including building regulations; safety at work polices etc, which apply to all works people.

The contractor is to protect the works against damage and theft and is to include Public Liability Insurance of no less than £5,000.000 for proper protection. He is to make good any damage caused to existing property or persons by reason of the works and is to be properly insured against such damage.

Unless otherwise described all materials shall be in accordance with the latest British standard specifications where such exist, and all workmanship shall not be inferior to the standards set in the latest British standard code of practice or standard specification.

The contractor shall allow for cleaning up, clearing away refuse and leaving clean and tidy at the completion of the works. The contractor is not responsible for necessary increase in the amount of dust throughout the premises, providing that he takes limited steps to limit this.

Guarantees;

All works carried out By A.P.S are guarantee.

12 months of free services calls on property Maintenance and repairs.

10 year guarantee with 12 months of free services calls.

25 years on extensions, loft conversions and structural works with 12 months of free services calls.

Guarantees exclude manufactures warranty's

Yours sincerely

Your Name  
Yor company name

## Provisional Sums

Please note we have allowed the following Provisional Sums within this estimate:

Kitchen installation, excluding kitchen products	£6,000.00
utility room installation of cabinet ,excluding products.	£1,400.00
Decommission heating system, Flush and clean existing system to remove historical sludge/debris. Extent heating/water system, supply and install 4x standard Radiators in extension, excluding radiators	£1,100.00
demolish and dispose of conservatory	£540.00

\* All costs above exclude VAT

SAMPLE

## Summary

Provisional Sums	£9,040.00
Brick & Block Wall	£37,283.10
Universal Cut Roof	£39,012.18
Timber Stud Wall	£2,893.27
Connecting Wall Plastering	£52.00
Extension Slab	£10,255.80
Floor Screed to Extensions	£2,781.83
Crystal Direct Aluminium Bi-fold Doors	£8,539.07
Crystal Direct PVCu Single Panel Doors	£1,378.48
Velux Roof Windows	£3,988.21
Window	£3,745.16
Bathroom Electrics	£160.32
Electrical Sockets	£701.68
General Electrical Installation	£136.50
Internal Lighting	£1,092.08
Kitchen Electrics	£580.66
Pipe Install Horizontal Copper End Feed	£155.14
Copper Pipe End Feed 22mm Fixings	£33.90
Universal Flat Roof	£9,943.98
Aluminium Rooflight	£4,370.09
Scaffolding	£2,798.24
Internal Stripping Out	£776.04
<b>Total cost excluding VAT</b>	<b>£139,717.73</b>
<b>Total VAT (20.0%)</b>	<b>£27,943.55</b>
<b>Total cost including VAT</b>	<b>£167,661.28</b>

## Provisional Sums

### Extension

#### Provisional Sums

Description	Material	Labour	Plant	Other	Total
Kitchen installation, excluding kitchen products	£0.00	£0.00	£0.00	£6,000.00	£6,000.00
utility room installation of cabinet ,excluding products.	£0.00	£0.00	£0.00	£1,400.00	£1,400.00
Decommission heating system, Flush and clean existing system to remove historical sludge/debris. Extent heating/water system, supply and install 4x standard Radiators in extension, excluding radiators	£0.00	£0.00	£0.00	£1,100.00	£1,100.00
Totals	£0.00	£0.00	£0.00	£8,500.00	£8,500.00

### External Works

#### Provisional Sums

Description	Material	Labour	Plant	Other	Total
demolish and dispose of conservatory	£0.00	£0.00	£0.00	£540.00	£540.00
Totals	£0.00	£0.00	£0.00	£540.00	£540.00

Total cost excluding VAT

£9,040.00

## Brick & Block Wall

Construct facing brick in sand/cement mortar, leaving all joints with recessed finish. Internal leaf to be formed in blockwork.

### Any Shape Single Storey Pitched Roof Extension

#### Brick & Block Wall (External Walls Downstairs)

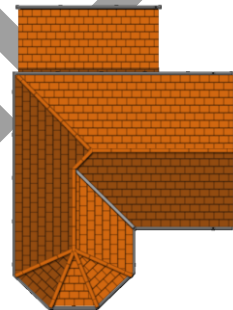
Description	Material	Labour	Plant	Other	Total
Outer Leaf - £2.00 Facing Brick	£11,480.40	£4,402.94	£0.00	£0.00	£15,883.34
Cavity - 140mm Cavity With 90mm Board Insulation	£4,032.26	£380.72	£0.00	£0.00	£4,412.98
Inner Leaf - 100mm Aerated Block	£2,267.25	£2,359.69	£0.00	£0.00	£4,626.94
DPC to outer leaf - 100mm DPC	£30.10	£0.00	£0.00	£0.00	£30.10
Masonry below dpc inner leaf - 100mm Dense Block	£30.10	£0.00	£0.00	£0.00	£30.10
Internal Parge Coat - 5:1:1 Sand lime cement parge coat - 6mm thick	£304.51	£393.99	£0.00	£0.00	£698.50
Internal Finishes - Skimmed 12.5mm Plasterboard Dot and Dab	£513.52	£1,733.57	£0.00	£0.00	£2,247.09
Internal Decoration - Decoration to plaster	£116.03	£376.68	£0.00	£0.00	£492.71

Description	Material	Labour	Plant	Other	Total
Skirting - Painted Timber Skirting Adhesive Fixing	£13.94	£131.68	£0.00	£0.00	£145.62
Skirting - Painted Timber Skirting Adhesive Fixing	£214.61	£156.72	£0.00	£0.00	£371.33
Masonry below dpc outer leaf - £2.00 Facing Brick 102.5mm	£1,395.15	£854.45	£0.00	£0.00	£2,249.60
Cavity fill - Cavity Fill	£396.90	£487.35	£0.00	£0.00	£884.25
Masonry below dpc inner leaf - 100mm Dense Block	£467.65	£569.64	£0.00	£0.00	£1,037.29
Foundation - Concrete Strip Foundation - Backhoe Excavator	£0.00	£66.53	£0.26	£0.00	£66.79
Foundation - Concrete Strip Foundation - Backhoe Excavator	£1,822.49	£504.46	£1,779.51	£0.00	£4,106.46
<b>Totals</b>	<b>£23,084.91</b>	<b>£12,418.42</b>	<b>£1,779.77</b>	<b>£0.00</b>	<b>£37,283.10</b>

**Total cost excluding VAT**

**£37,283.10**

## Universal Cut Roof



Form Universal Cut Roof comprising:

### Any Shape Single Storey Pitched Roof Extension

#### **Universal Cut Roof (Roof to Ground Floor)**

Description	Material	Labour	Plant	Other	Total
Fix cavity tray to 38m of lean to abutment.	£701.41	£4,742.40	£0.00	£0.00	£5,443.81
Construct the main pitched roof structure including joists, rafters, wall plate, purlins, ridge, eaves fascias, eaves ventilators, eaves soffits and straps. Resources to include: Sawn Dry Graded Structural Softwood Treated 47 x 150mm (General roof joists, General roof rafters)	£5,664.13	£6,243.37	£0.00	£0.00	£11,907.50
Install 32.20m of guttering. Resources to include: Plastic Half Round Gutter 4m x 112mm (Gutter)	£191.93	£285.48	£0.00	£0.00	£477.41
Install 5.40m of downpipes.	£82.91	£35.90	£0.00	£0.00	£118.81
Apply roof covering to 112.22m². Resources to include: Breather Membrane Heavy Weight 1.5 x 50m (Roofing felt) Plain Clay Tile (60 per m²) (Allowance £0.85 each) (Tiles) Half Round Clay Ridge (300mm) (Allowance £19.10 Each) (Ridge tile) Clay Eaves Tile (Allowance £0.90 Each) (Eaves tiles, Top tiles) PVC Dry Ridge Vent System (Proprietary ridge fixing system)	£10,627.77	£7,285.98	£0.00	£0.00	£17,913.75

Description	Material	Labour	Plant	Other	Total
Insulate 68.41m <sup>2</sup> of flat ceiling. Resources to include: GP fibreglass insulation Roll 150mm 6.99m <sup>2</sup> (Insulation to ceiling (layer 1), Insulation to ceiling (layer 2))	£651.90	£222.34	£0.00	£0.00	£874.24
Plaster 59.49m <sup>2</sup> of flat ceiling. Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Plasterboard to roof ceilings)	£338.60	£1,534.62	£0.00	£0.00	£1,873.22
Prepare and decorate 59.49m <sup>2</sup> of flat ceiling. Resources to include: Contract Emulsion Brilliant White 5 Litre (Decoration to plaster roof ceiling)	£69.96	£333.48	£0.00	£0.00	£403.44
<b>Totals</b>	<b>£18,328.61</b>	<b>£20,683.57</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£39,012.18</b>

**Total cost excluding VAT**

**£39,012.18**

## Timber Stud Wall

Construct internal wall comprising:

### Bathroom 1 and utility room

#### **Timber Stud Wall (Insulated Lightweight Partition Walls without Foundations Downstairs)**

Description	Material	Labour	Plant	Other	Total
Internal Decoration Side 1 - Decoration to plaster	£33.14	£107.63	£0.00	£0.00	£140.77
Internal Decoration Side 2 - Decoration to plaster	£33.14	£107.63	£0.00	£0.00	£140.77
Skirting Side 1 - Painted Timber Skirting With Round Nail Fixings	£4.05	£38.44	£0.00	£0.00	£42.49
Skirting Side 2 - Painted Timber Skirting With Round Nail Fixings	£4.05	£38.44	£0.00	£0.00	£42.49
Internal Finishes Side 1 - Skimmed 12.5mm Plasterboard to Studwork	£110.23	£427.75	£0.00	£0.00	£537.98
Internal Finishes Side 2 - Skimmed 12.5mm Plasterboard to Studwork	£110.23	£427.75	£0.00	£0.00	£537.98
Structural Leaf - 100mm Timber Studwork - Acoustically Insulated	£767.88	£471.33	£0.00	£0.00	£1,239.21
Skirting Side 1 - Painted Timber Skirting With Round Nail Fixings	£60.03	£45.76	£0.00	£0.00	£105.79
Skirting Side 2 - Painted Timber Skirting With Round Nail Fixings	£60.03	£45.76	£0.00	£0.00	£105.79
<b>Totals</b>	<b>£1,182.78</b>	<b>£1,710.49</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£2,893.27</b>

**Total cost excluding VAT**

**£2,893.27**

## Connecting Wall Plastering



Connecting Wall Plastering comprising:

### Any Shape Single Storey Pitched Roof Extension

#### Connecting Wall Plastering (Existing Connecting Wall Plastering)

Description	Material	Labour	Plant	Other	Total
Sundry costs for preparation of walls for plastering and plant requirements.	£52.00	£0.00	£0.00	£0.00	£52.00
<b>Totals</b>	<b>£52.00</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£52.00</b>

**Total cost excluding VAT**

**£52.00**

## Extension Slab



Construct Extension Slab comprising:

### Any Shape Single Storey Pitched Roof Extension

#### Extension Slab (Ground Floor)

Description	Material	Labour	Plant	Other	Total
Lay concrete slab including sub-base, sand blinding, concrete slab, DPM, insulation and reinforcement. Resources to include: Polyisocyanurate Insulation Board 2400 x 1200 x 120mm (Insulation to underside of slab) Flooring Grade Polystyrene Insulation Sheet 2400 x 1200 x 25mm (Perimeter insulation) Steel Fabric Reinforcement Mesh 4.8m x 2.4m A393 (Reinforcement to underside of slab, Reinforcement to top of slab)	£7,169.81	£2,204.85	£881.14	£0.00	£10,255.80
<b>Totals</b>	<b>£7,169.81</b>	<b>£2,204.85</b>	<b>£881.14</b>	<b>£0.00</b>	<b>£10,255.80</b>

**Total cost excluding VAT**

**£10,255.80**



## Floor Screed to Extensions



Construct Floor Screed comprising:

### Any Shape Single Storey Pitched Roof Extension

#### Floor Screed to Extensions (Ground Floor Finish)

Description	Material	Labour	Plant	Other	Total
Lay 59.72m <sup>2</sup> of floor screed including vapour barrier, screed and reinforcement. Resources to include: Steel Reinforcement Mesh 4.8 x 2.4m A142 (Mesh reinforcement to screed)	£1,445.52	£1,305.11	£31.20	£0.00	£2,781.83
<b>Totals</b>	<b>£1,445.52</b>	<b>£1,305.11</b>	<b>£31.20</b>	<b>£0.00</b>	<b>£2,781.83</b>

**Total cost excluding VAT**

**£2,781.83**

## Crystal Direct Aluminium Bi-fold Doors



Install Crystal Direct Aluminium Bi-Fold Doors comprising:

### Extension

#### Crystal Direct Aluminium Bi-fold Doors (Aluminium Ext Bi-fold Door (4 Leaf, RH, Open Out) 2090 x 3890mm - 1.6 uValue (Grey))

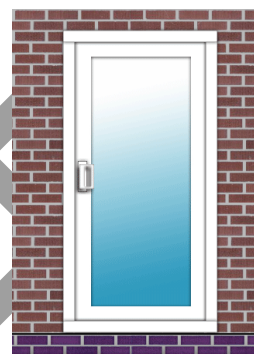
Description	Material	Labour	Plant	Other	Total
Form opening for 1 bi-fold door and install any lintels required. Resources to include: Standard Duty Cavity Wall Lintel 130-145 mm cavity 4200 mm (External/Combination lintel)	£1,063.93	£91.52	£0.00	£0.00	£1,155.45
Install 1 bi-fold door. Resources to include: Aluminium Ext Bi-fold Door (4 Leaf, RH, Open Out) 2090 x 3890mm - 1.6 uValue (Door)	£6,812.31	£420.16	£0.00	£0.00	£7,232.47
Plaster reveals to 1 bi-fold door. Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Reveal and cill plaster finish)	£26.78	£42.76	£0.00	£0.00	£69.54

Description	Material	Labour	Plant	Other	Total
Internal decoration for 1 bi-fold door to reveals and threshold board. Resources to include: Contract Emulsion Magnolia 5 Litre (Decoration to reveal plastering) Gloss Brilliant White 5 Litre (Paint for threshold board)	£5.49	£55.52	£0.00	£0.00	£61.01
Seal around the frame of 1 bi-fold door.	£1.98	£18.62	£0.00	£0.00	£20.60
<b>Totals</b>	<b>£7,910.49</b>	<b>£628.58</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£8,539.07</b>

**Total cost excluding VAT**

**£8,539.07**

## Crystal Direct PVCu Single Panel Doors



Install Crystal Direct PVCu Single Panel Doors comprising:

### Utility

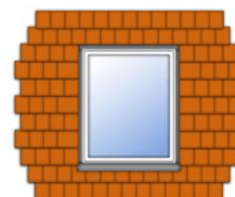
**Crystal Direct PVCu Single Panel Doors (Ext Panel Door Style 3 Artisan (Sng Door, RH, Open Out) 2090 x 890mm - 1.6 uValue (Grey))**

Description	Material	Labour	Plant	Other	Total
Form opening for 1 single panel door and install any lintels required. Resources to include: Heavy Duty Cavity Wall Lintel 110 -125 mm cavity 1200 mm (External/Combination lintel)	£195.87	£91.52	£0.00	£0.00	£287.39
Install 1 single panel door. Resources to include: Ext Panel Door Style 3 Artisan (Sng Door, RH, Open Out) 2090 x 890mm - 1.6 uValue (Door)	£734.69	£241.78	£0.00	£0.00	£976.47
Plaster reveals to 1 single panel door. Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Reveal and cill plaster finish)	£16.87	£26.90	£0.00	£0.00	£43.77
Internal decoration for 1 single panel door to reveals. Resources to include: Contract Emulsion Magnolia 5 Litre (Decoration to reveal plastering)	£1.31	£6.74	£0.00	£0.00	£8.05
External decoration for 1 single panel door to cill. Resources to include: Outdoor Varnish Clear Gloss 750ml (Paint/varnish for external cill)	£1.02	£11.20	£0.00	£0.00	£12.22
Seal around the frame of 1 single panel door.	£0.98	£9.30	£0.00	£0.00	£10.28
Return to ease 1 single panel door.	£0.00	£40.30	£0.00	£0.00	£40.30
<b>Totals</b>	<b>£950.74</b>	<b>£427.74</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£1,378.48</b>

Total cost excluding VAT

£1,378.48

## Velux Roof Windows



Install Velux Roof Windows comprising:

### Any Shape Single Storey Pitched Roof Extension

**Velux Roof Windows (Velux PK04 Centre Pivot Manual Opening Window White Painted with Safety Glazing - 942mm (w) x 978mm (h))**

Description	Material	Labour	Plant	Other	Total
Install 3 roof windows. Resources to include: Velux PK04 Centre Pivot Manual Opening Window White Painted with Safety Glazing - 942mm (w) x 978mm (h) (Window)	£1,238.65	£795.60	£0.00	£0.00	£2,034.25
Cut roof tiles around 3 roof windows and fix flashing.	£375.78	£561.60	£0.00	£0.00	£937.38
Install required items for roof window installation including vapour barrier.	£103.93	£0.00	£0.00	£0.00	£103.93
Plaster reveals to 3 roof windows internally. Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Reveal and cill plaster finish to window)	£42.41	£81.06	£0.00	£0.00	£123.47
Decorate reveals to 3 roof windows internally. Resources to include: Contract Emulsion Magnolia 5 Litre (Window decoration to reveal plastering)	£3.98	£20.30	£0.00	£0.00	£24.28
Install trimmers around 3 roof windows.	£223.20	£397.80	£0.00	£0.00	£621.00
Install required items for roof window installation including insulation collar.	£143.90	£0.00	£0.00	£0.00	£143.90
<b>Totals</b>	<b>£2,131.85</b>	<b>£1,856.36</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£3,988.21</b>

Total cost excluding VAT

£3,988.21

## Window



Windows comprising:

## Extension

### Window (PVCu Double Glazed (1.4 U-value) Casement Window, White Style 63 1800 x 1200mm)

Description	Material	Labour	Plant	Other	Total
Form opening and install any lintels required for the installation of 2 windows. Resources to include: Standard Duty Cavity Wall Lintel 110-125 mm cavity 2250 mm (External/Combination lintel)	£840.84	£365.83	£0.00	£0.00	£1,206.67
Install 2 windows. Resources to include: PVCu Double Glazed (1.4 U-value) Casement Window, White Style 63 1800 x 1200mm (Window)	£1,141.40	£367.49	£0.00	£0.00	£1,508.89
Plaster reveals to 2 windows (1.27m <sup>2</sup> of window reveal). Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Reveal and cill plaster finish to window)	£27.99	£44.66	£0.00	£0.00	£72.65
Seal around 2 windows.	£2.00	£18.74	£0.00	£0.00	£20.74
Decorate reveals to 2 windows (1.27m <sup>2</sup> of window reveal). Resources to include: Contract Emulsion Magnolia 5 Litre (Window decoration to reveal plastering)	£2.18	£11.16	£0.00	£0.00	£13.34
Decorate window boards for 2 windows (3.82m of window board). Resources to include: Gloss Brilliant White 5 Litre (Paint for window board)	£5.18	£42.88	£0.00	£0.00	£48.06
<b>Totals</b>	<b>£2,019.59</b>	<b>£850.76</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£2,870.35</b>

## Bathroom 1

### Window (PVCu Double Glazed (1.4 U-value) Casement Window, White Style 24 1125 x 1200mm)

Description	Material	Labour	Plant	Other	Total
Form opening and install any lintels required for the installation of 1 window. Resources to include: Heavy Duty Cavity Wall Lintel 110 -125 mm cavity 1500 mm (External/Combination lintel)	£242.96	£152.02	£0.00	£0.00	£394.98
Install 1 window. Resources to include: PVCu Double Glazed (1.4 U-value) Casement Window, White Style 24 1125 x 1200mm (Window)	£287.60	£132.59	£0.00	£0.00	£420.19
Plaster reveals to 1 window (0.53m <sup>2</sup> of window reveal). Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Reveal and cill plaster finish to window)	£11.72	£18.74	£0.00	£0.00	£30.46
Seal around 1 window.	£0.78	£7.28	£0.00	£0.00	£8.06
Decorate reveals to 1 window (0.53m <sup>2</sup> of window reveal). Resources to include: Contract Emulsion Magnolia 5 Litre (Window decoration to reveal plastering)	£0.90	£4.70	£0.00	£0.00	£5.60
Decorate window board for 1 window (1.24m of window board). Resources to include: Gloss Brilliant White 5 Litre (Paint for window board)	£1.68	£13.84	£0.00	£0.00	£15.52
<b>Totals</b>	<b>£545.64</b>	<b>£329.17</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£874.81</b>

**Total cost excluding VAT**

**£3,745.16**

## Bathroom Electrics



Install Bathroom Electrics comprising:

### Bathrooms

#### Bathroom Electrics (Extractor Fan)

Description	Material	Labour	Plant	Other	Total
Install cable for 1 bathroom extractor fan.	£6.20	£18.84	£0.00	£0.00	£25.04
Install 1 bathroom extractor fan. Resources to include: Bathroom Extractor Fan (Second fix Bathroom Extractor Fan)	£30.70	£22.74	£0.00	£0.00	£53.44
Totals	£36.90	£41.58	£0.00	£0.00	£78.48

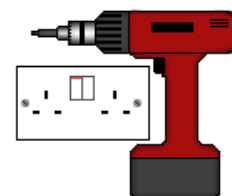
#### Bathroom Electrics (Shaver Light Socket)

Description	Material	Labour	Plant	Other	Total
Install cable for 1 shaver light socket.	£6.07	£18.84	£0.00	£0.00	£24.91
Install 1 shaver light socket. Resources to include: Shaver Light Socket (Second fix Shaver)	£34.19	£22.74	£0.00	£0.00	£56.93
Totals	£40.26	£41.58	£0.00	£0.00	£81.84

Total cost excluding VAT

£160.32

## Electrical Sockets



Install Electrical Sockets comprising:

### Extension

#### Electrical Sockets (Double Socket Downstairs)

Description	Material	Labour	Plant	Other	Total
Install back boxes for 10 double socket downstairs and connect to circuit. Resources to include: Back Box Metal 2G 25mm (Back box for double socket)	£103.70	£497.64	£0.00	£0.00	£601.34
Install 10 socket(s). Resources to include: Double Socket 13A (Double socket)	£32.08	£68.26	£0.00	£0.00	£100.34
<b>Totals</b>	<b>£135.78</b>	<b>£565.90</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£701.68</b>

**Total cost excluding VAT**

**£701.68**

## General Electrical Installation



Install General Electrical Installation comprising:

### Extension

#### General Electrical Installation (Testing and Commissioning)

Description	Material	Labour	Plant	Other	Total
Test and commission electrical installation.	£0.00	£136.50	£0.00	£0.00	£136.50
<b>Totals</b>	<b>£0.00</b>	<b>£136.50</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£136.50</b>

**Total cost excluding VAT**

**£136.50**

## Internal Lighting



Install Internal Lighting comprising:

### Extension

#### Internal Lighting (Mains Downlight Fire Rated)

Description	Material	Labour	Plant	Other	Total
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Description	Material	Labour	Plant	Other	Total
First fix 20 fire rated main voltage downlights including cable.	£41.60	£502.66	£0.00	£0.00	£544.26
Install 20 fire rated main voltage downlights. Resources to include: Mains Downlight Fire Rated (Downlight unit)	£365.82	£182.00	£0.00	£0.00	£547.82
<b>Totals</b>	<b>£407.42</b>	<b>£684.66</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£1,092.08</b>

**Total cost excluding VAT**

**£1,092.08**

## Kitchen Electrics



Install Kitchen Electrics comprising:

### Kitchen

#### **Kitchen Electrics (Electrical Hob)**

Description	Material	Labour	Plant	Other	Total
Run cable and install back box for 1 hob connection plate and switch.	£46.00	£75.40	£0.00	£0.00	£121.40
Install 1 hob connection plate and switch.	£22.52	£22.74	£0.00	£0.00	£45.26
<b>Totals</b>	<b>£68.52</b>	<b>£98.14</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£166.66</b>

#### **Kitchen Electrics (Extractor Fan)**

Description	Material	Labour	Plant	Other	Total
Run cable and install back box for 1 kitchen extractor fan.	£24.54	£150.80	£0.00	£0.00	£175.34
Install 1 kitchen extractor fan.	£28.38	£45.50	£0.00	£0.00	£73.88
<b>Totals</b>	<b>£52.92</b>	<b>£196.30</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£249.22</b>

#### **Kitchen Electrics (Oven Circuit)**

Description	Material	Labour	Plant	Other	Total
Run cable and install back box for 1 oven connection plate and control unit.	£49.38	£75.40	£0.00	£0.00	£124.78
Install 1 oven connection plate and control unit.	£17.26	£22.74	£0.00	£0.00	£40.00
<b>Totals</b>	<b>£66.64</b>	<b>£98.14</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£164.78</b>

**Total cost excluding VAT**

**£580.66**

# Pipe Install Horizontal Copper End Feed



Plumb in Pipe Install Horizontal Copper End Feed comprising:

## Any Shape Single Storey Pitched Roof Extension

### Pipe Install Horizontal Copper End Feed (22mm Copper In Timber Floor)

Description	Material	Labour	Plant	Other	Total
Lay 6m of copper pipe in timber floor. Resources to include: Copper Tube EN1057 22mm (per m) (Copper pipe)	£59.04	£96.10	£0.00	£0.00	£155.14
Totals	£59.04	£96.10	£0.00	£0.00	£155.14

Total cost excluding VAT

£155.14

# Copper Pipe End Feed 22mm Fixings



Plumb in Copper Pipe End Feed 22mm Fixings comprising:

## Any Shape Single Storey Pitched Roof Extension

### Copper Pipe End Feed 22mm Fixings (Pipe fixings)

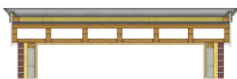
Description	Material	Labour	Plant	Other	Total
Fit 15mm copper pipe end feed fittings including elbows and tees.	£6.17	£27.73	£0.00	£0.00	£33.90
Totals	£6.17	£27.73	£0.00	£0.00	£33.90

Total cost excluding VAT

£33.90



# Universal Flat Roof



Form Universal Flat Roof comprising:

## Extension

### Universal Flat Roof (Typical Roof)

Description	Material	Labour	Plant	Other	Total
Install 18m of wall plate to flat roof.	£135.56	£79.80	£0.00	£0.00	£215.36
Install the main structure to the flat roof. Resources to include: Sawn Dry Graded Structural Softwood Treated 47 x 200mm (Flat roof joists)	£1,553.37	£518.53	£0.00	£0.00	£2,071.90
Install 30m² of insulation to flat roof. Resources to include: Polyisocyanurate Flat Roof Insulation Board 2400 x 1200 x 140mm (Insulation to flat roofs)	£937.70	£193.28	£0.00	£0.00	£1,130.98
Install 7 restraint straps to flat roof. Resources to include: Lateral Restraint Strap 30 x 5 x 1200mm bent at 150mm (Flat roof restraint straps to joist sides)	£151.73	£46.54	£0.00	£0.00	£198.27
Install 30m² of vapour barrier to flat roof. Resources to include: Polythene DPM Blue 300mu 4 x 25m PIFA (27.6kg) (Vapour barrier to flat roofs)	£24.10	£80.44	£0.00	£0.00	£104.54
Install 91m of counter battens to flat roof.	£277.13	£121.01	£0.00	£0.00	£398.14
install 8m of flat roof drip rail.	£16.98	£54.92	£0.00	£0.00	£71.90
Install 81m of flat roof firrings or diminishing strips.	£85.98	£107.72	£0.00	£0.00	£193.70
Apply flat roof waterproofing system.	£1,543.44	£1,468.76	£0.00	£0.00	£3,012.20
Plaster 20m² of ceiling beneath flat roof. Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Plasterboard to roof ceilings)	£113.84	£515.94	£0.00	£0.00	£629.78
Decorate 20m² of ceiling beneath flat roof. Resources to include: Contract Emulsion Brilliant White 5 Litre (Decoration to plaster roof ceiling)	£23.51	£112.10	£0.00	£0.00	£135.61
Install soffits to flat roof. Resources to include: White 400mm PVC Board x 9mm x 5m (Flat roof soffits at end of joists (side 1), Flat roof soffits parallel to joists (side 1))	£68.25	£93.09	£0.00	£0.00	£161.34
Install 14m of fascia to flat roof.	£202.72	£102.10	£0.00	£0.00	£304.82
Install 8m of gutter to flat roof. Resources to include: Plastic Half Round Gutter 4m x 112mm (Flat roof gutter)	£58.09	£70.92	£0.00	£0.00	£129.01
Install 2.50m of downpipe to flat roof. Resources to include: Plastic Round Downpipe 4m x 68mm (Flat roof down pipe)	£23.73	£16.63	£0.00	£0.00	£40.36
Fix 8m of flat roof cavity tray.	£147.67	£998.40	£0.00	£0.00	£1,146.07
Totals	£5,363.80	£4,580.18	£0.00	£0.00	£9,943.98

Total cost excluding VAT

£9,943.98

## Aluminium Rooflight



Install Aluminium Rooflight comprising:

### Extension

#### Aluminium Rooflight (Hipped Roof Light Grey Aluminium with Blue Glass 1500 x 1000 x 182mm (Style 2))

Description	Material	Labour	Plant	Other	Total
Install 1 aluminium rooflight. Resources to include: Hipped Roof Light Grey Aluminium with Blue Glass 1500 x 1000 x 182mm (Style 2) (Rooflight)	£2,305.74	£896.38	£1,040.00	£0.00	£4,242.12
Plaster 2.85m <sup>2</sup> of ceiling around aluminium rooflight. Resources to include: Plasterboard Square Edge 1200 x 2400 x 12.5mm (Plasterboard to roof ceilings)	£35.14	£73.51	£0.00	£0.00	£108.65
Decorate 2.85m <sup>2</sup> of ceiling around aluminium rooflight. Resources to include: Contract Emulsion Brilliant White 5 Litre (Decoration to plaster roof ceiling)	£3.35	£15.97	£0.00	£0.00	£19.32
<b>Totals</b>	<b>£2,344.23</b>	<b>£985.86</b>	<b>£1,040.00</b>	<b>£0.00</b>	<b>£4,370.09</b>

Total cost excluding VAT

**£4,370.09**

## Scaffolding



Scaffolding comprising:

### Extension

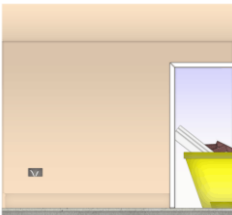
#### Scaffolding (Typical large house scaffolding)

Description	Material	Labour	Plant	Other	Total
Scaffolding hire.	£0.00	£0.00	£0.00	£2,798.24	£2,798.24
<b>Totals</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£0.00</b>	<b>£2,798.24</b>	<b>£2,798.24</b>

Total cost excluding VAT

**£2,798.24**

**Internal Stripping Out**



Carry out Internal Stripping Out comprising:

**Exisiting kitchen**

**Internal Stripping Out**

Description	Material	Labour	Plant	Other	Total
Internal strip out including kitchen units and kitchen appliances.	£0.00	£455.00	£191.04	£130.00	£776.04
Totals	£0.00	£455.00	£191.04	£130.00	£776.04

**Total cost excluding VAT** **£776.04**