

**Land & Building Acquisition & Financing**

Land Cost.....	\$
Building Cost.....	\$
Title Report.....	\$
Real Estate Appraisal.....	\$
Financing Cost, Loan Fees.....	\$
Bonds and Assessments.....	\$
Legal Fees (Land Use Permitting, Variances).....	\$
Topographic and boundary Survey.....	\$
Soils/geotech analysis/report.....	\$
Sub-total	\$

**Design**

Architect's Fee.....	\$
Engineer Fees	
Civil.....	\$
Structural.....	\$
Mechanical, Electrical, Plumbing, Fire Protection.....	\$
Landscape Architect Fee.....	\$
Interior Design Fee.....	\$
Special Engineering (solar, geothermal, acoustical, security, communications)	\$
3D Models & Presentation Graphics.....	\$
Sub-total	\$

**Construction**

Cost Estimating.....	\$
Site work (excavation, grading, utilities).....	\$
Building Construction.....	\$
Landscaping.....	\$
Permit fees/taxes required by public agencies.....	\$
Insurance (builder's or owner's risk) and bonds (commercial only).....	\$
Materials testing and inspections.....	\$
Built in furniture and cabinets.....	\$
Sub-total	\$

**Furnishings**

Interior finishes and flooring.....	\$
Interior furnishings, wall/window coverings and upholstery.....	\$
Appliances.....	\$
Sub-total	\$

**Other**

Construction contingency for estimating errors and unforeseen expenses.....	\$
Client contingency for design changes you make.....	\$
Cost of temporary lodging or temporary office.....	\$
Sub-total	\$

**Total Budget**