



MCAN, LLC New Construction SFR Schedule of Values  
1101 SW 7th Street Parcel Number: 2289-005-027

Land Cost	4,878
Survey	795
Engineered Plan Set Signed and Blueprints	895
Builder's Risk Policy	897
Permit Fees	8900
Site Work, Build House Pad, GEO Testing	7300
Dumpster and Toilet (6 months)	1805
Water Meter and Electric Service (6 months estimated)	2795
Plumbing: Ground Rough, Tub Set, Final Trim, Water / Sewer Connection	8,832
Slab, Termite pre-treat	14,230
Block and Lintel	10,760
Framing Labor	4,000
Framing Materials: Truss, Lumber Package	11,750
Windows, Materials and Labor	4,280
Exterior Doors, Materials and Labor	2,947
Roof Shingles	6,835
Electrical: Ground Rough, Framing Ruff, Final Trim	8,100
HVAC: Overhead Rough, Final Trim, Blower Door Test (14.2 Seer 7287.00)	9,784
Insulation R30 Batts in all living areas	2,187
Drywall Materials: Boards, Tape, Mud, Cornerbead, Durock	3,872
Drywall Labor	2,900
Stucco	3,100
Bath / Shower Tile Materials	950
Bath / Shower Tile Labor	1,750
Soffit & Fascia	1,850
Flooring Lifeproof LVP	3828
Flooring Labor	2100
Painting Materials: Exterior, Interior, Trim and Doors	2733
Painting Labor	3000
Cabinets	5980
Counter Tops and Sinks	3450
Millwork Labor	750
Millwork: Interior Doors, Baseboards, Casing	2811
Garage Door w/Opener	1,900
Finishing Trim: Bath-Door hardware, Mirrors, Fans, Lighting	2587
Finishing Trim: Shelving, Window Blinds, Mailbox, House Numbers	1100
Finishing Trim Labor	500
Appliance Package 6 piece (delivery, parts, install included)	4100
Site Work: Driveway and Final Grade	2500
Conctete Flat Work, Termite final treatment	4500
Sod and Landscape	3200
Contingencies 5% of cost (171,431)	8572
Total Project Cost	180,003
Projected Closing Cost 8%	9,000
	189,003
Estimated Affordable Housing Purchase Price (New SFR sold 9/23 for 240k)	229,900
Project cost and Estimated Closing Cost	189,003
Estimated Project Profit	40,897