ESTIMATE FOR CONTRACT T.O. #3 **DATE:** December 21, 2025

CONTRACT TITLE:

276 Margaret St - Retrofit

					Revisions/Comments
Direct Materials/Eqt Rentals			106,547.30		
Markup on Materials/Eqt Rentals	15.00%	15.00%	15,982.10		
Direct Labor			297,670		
Subs			-		
Markup on Subs	10.00%	10%	-		
SUBTOTAL				420,199.40	
Permit to be paid @ cost				18,000	
Allowance - to be paid with owner written approval				25,000	
Allowance				-	
GRAND TOTAL				**463,199.40**	

Contractor name: Sea Tech of the Florida Keys Inc

Signature & Title of Preparer: _____ **December 21, 2025**
Date:

BREAKDOWN OF DIRECT COSTS

ITEMS OF WORK	QTY	UNIT	MATERIAL/EQT RENTAL		LABOR		SUBCONTRACTORS	
			Unit Cost	Total Cost	Unit Cost	Total Cost	Rate	Total
12 weeks @ 40 hours				-		-		-
Superintendent	480	hrs		-	75.00	36,000.00		-
Foreman	320	hrs		-	65.00	20,800.00		-
Clerical	36	hrs		-	35.00	1,260.00		-
Electrician	270	hrs		-	115.00	31,050.00		-
Plumber	240	hrs		-	154.00	36,960.00		-
HVAC/Mechanical	0	hrs		-	182.00	-		-
Roofer	360	hrs		-	100.00	36,000.00		-
Carpenter	1200	hrs		-	50.00	60,000.00		-
Mason	840	hrs		-	50.00	42,000.00		-
Laborer	960	hrs		-	35.00	33,600.00		-
				-		-		-
Demo Exsiting Finishes				-		-		-
Dump Fees	2	ea	850.00	1,700.00		-	0	-
		sf	-	-		-	0	-
				-		-		-
Repair Concrete Tie Beam/Columns				-		-		-
Replace Tie Column	9	lf	275.00	2,475.00		-	0	-
Reconstruct Tie Beam	70	lf	275.00	19,250.00		-	0	-

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Infill Wall @ AC unit	6	sf	50.00	300.00		-	0	-
Patch Stucco	200	sf	2.00	400.00		-	0	-
Paint & Primer Exterior	1000	sf	1.50	1,500.00	15,625	-	0	-
				-		-		-
Doors/Windows				-		-		-
Exterior Dbl Doors	2	ea	6,034.70	12,069.40		-	0	-
Exterior Single Doors	1	ea	1,825.36	1,825.36		-	0	-
Windows	4	ea	478.56	1,914.24		-	0	-
Sealant, fasteners, etc	7	ea	80.00	560.00	16,369	-	0	-
						-		-
Install framing/drywall				-		-		-
Metal Framing 25 Gauge	80	lf	16.00	1,280.00		-	0	-
Insulation - Rock Wool	2680	sf	1.85	4,958.00		-	0	-
Plywood - 3/4"	1430	sf	2.05	2,931.50		-	0	-
Fire wall Dbl Drywall 5/8 "	770	sf	4.00	3,080.00		-	0	-
Drywall 5/8 "	690	sf	2.00	1,380.00		-	0	-
Ceiling Drywall 5/8 "	1320	sf	2.00	2,640.00		-	0	-
Baseboards - 5" Flat Moulding	146	lf	2.75	401.50		-	0	-
Paint & Primer	2680	sf	1.50	4,020.00	20,691	-	0	-
				-		-		-
Install Grade Beam At Sidewalk for 4x4 posts				-		-		-
Remove 16" of sidewalk	70	lf	-	-		-	0	-
Form and Pour 16"x16" Grade Beam length of porch 125cf	5	cy	245.00	1,225.00		-	0	-
Pump Truck	1	ls	375.00	375.00		-	0	-
Concrete tests 7day & 28day	1	ea	550.00	550.00	2,151.00	-	0	-
				-		-		-
Reconstruct Porch Roof				-		-		-
New Ledger 2x8	70	lf	1.86	130.20		-	0	-
Replace 4x4 posts	12	ea	16.00	192.00		-	0	-
New Beam (3)2x8	70	lf	5.60	392.00		-	0	-
New Rafters 2x6	36	ea	15.00	540.00		-	0	-
Roof Underlayment	420	sf	1.50	630.00		-	0	-
Ledger Bolts -THO50500H4SS	140	ea	10.00	1,400.00		-	0	-
Post Cap CCQ3-4SDS2.5 HDG	12	ea	200.00	2,400.00		-	0	-
HBZ Rafter to Beam Strap	36	ea	10.00	360.00		-	0	-
Post Base ABU44SS	12	ea	150.00	1,800.00		-	0	-
LRU26Z Rafter to Ledger	36	ea	8.00	288.00		-	0	-
Misc Fasteners	1	ls	1,200.00	1,200.00		-	0	-
				-		-		-
Roof Material				-		-		-
5v crimp	70	lf	24.80	1,736.00	11,068.20	-	0	-

75,904.20

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Modified Bitumen	2200	sf	5.35	11,770.00		-	0	-
8" Box Gutters & Downspouts	40	lf	16.55	662.00	12,432	-	0	-
				-		-		-
Flooring				-		-		-
Color Stain Existing Concrete Floor - SW H&C Solid Color	5	gal	341.25	1,706.25		-	0	-
Minor Concrete vinyl Patch approx 50 SF	5	bags	48.17	240.85	947.10	-	0	-
				-		-		-
Electrical				-		-		-
Wiring/Conduit/Etc	1	ls	7,890.00	7,890.00		-	0	-
				-		-		-
Plumbing				-		-		-
Toilet	1	ea	300.00	300.00		-	0	-
Sink	1	ea	275.00	275.00		-	0	-
Toilet	1	ea	300.00	300.00	875	-	0	-
Water & Sewer Piping,etc	1	ls	7,500.00	7,500.00		-	0	-
				-		-		-
TOTALS				106,547.30		297,670.00		-