

Estimating and Measurement of work Assignment – Jac Beynon 2116579

1. Cost building based on Gross Internal Floor Area (GIFA) for the existing and new building

Existing Building

Gross Internal Floor Area – 88.20m²

Building Price Per m² = £1,150.00

Calculation = Gross Internal Floor area x Building Price Per m² = **Building Cost**

88.20 X £1,150.00 = **£101,430.00**

Proposed Building

Gross Internal Floor Area – 110.95m²

Building Price Per m² = £1,350.00

Calculation = Gross Internal Floor area x Building Price Per m² = **Building Cost**

110.95 X £1,350.00 = **£149,782.50**

Difference in Cost

Calculation = £149,782.50 - £101,430.00 = £48,353.50

I decided to choose the building price per m² as I did because I would presume that the proposed extension would be done to a much higher standard and would include many more luxury items and as it is build in a more modern time then we would have to think about things that would not really have affected the original house when it was build such as sprinklers, air source heat pumps and new building regulations which we would have to abide by at all times to make sure the building is safe and sound for the occupants daily use.

The client's ideas and plans would also play a part in an increased cost per m² therefore that is also why I decided to up the per m² price for the proposed building as I mentioned I would imagine that it would be far more luxury and modern than the original house.

The price per m² was determined using spons.