



# COST PER SQUARE FOOT ESTIMATOR

SPRING 2018

ALL NUMBERS INCLUDE BOTH BUILDING AND SITEWORK ESTIMATES

OF	OFFICE	Total Square Foot					
		10,000	20,000	40,000	80,000	150,000	200,000
<b>Offices</b>							
	Class "A" Office	N/A	\$115	\$110	\$97	\$93	\$90
	Class "B" Office	\$115	\$112	\$100	\$93	\$90	\$85
	Concrete Tilt-Up / Glass Office	N/A	\$80	\$76	\$72	\$70	\$68
	Medical Professional Office	\$130	\$115	\$105	\$95	\$91	\$88
	Dental Professional Office	\$130	\$115	\$105	N/A	N/A	N/A
	Data/Tech Center	\$115	\$105	\$96	\$90	N/A	N/A
	<b>Parking Structures</b>	N/A	N/A	N/A	\$55	\$50	\$45
AH	APTS/HOSPITALITY	Total Square Foot					
		2,500	5,000	10,000	20,000	40,000	60,000
<b>Tenant Improvements</b>							
	Class "A" Office	\$65	\$60	\$55	\$50	\$48	\$46
	Class "B" Office	\$52	\$48	\$44	\$42	\$40	\$38
	Medical Professional Office	\$75	\$67	\$64	\$62	\$60	\$58
	Dental Professional Office	\$90	\$80	N/A	N/A	N/A	N/A
	Data/Tech Center	\$45	\$42	\$39	\$36	\$34	\$32
AH	APTS/HOSPITALITY	Total Square Foot					
		10,000	20,000	40,000	80,000	150,000	200,000
<b>Apartments</b>							
	24-Plex Buildings	\$119	\$114	\$110	\$108	\$96	\$91
	Stacked Five-Story	N/A	N/A	\$114	\$110	\$100	\$96
	Stacked Five-Story w/ Podium	N/A	N/A	\$165	\$160	\$155	\$150
<b>Hotel</b>							
	Limited Service	N/A	N/A	\$128	\$125	\$122	\$120
	Full Service	N/A	N/A	N/A	\$135	\$132	\$130
RT	RETAIL	Total Square Foot					
		3,000	5,000	10,000	25,000	50,000	100,000
	Box Building	N/A	N/A	\$90	\$80	\$75	\$72
	In-Line Strip Center	\$130	\$120	\$110	\$100	\$90	N/A
	Resturant Stand-Alone	\$255	\$246	\$225	N/A	N/A	N/A
	Storage Units	N/A	\$48	\$44	\$42	\$40	\$38
IN	INDUSTRIAL	Total Square Foot					
		20,000	40,000	70,000	100,000	150,000	200,000
	Pre-Engineered Metal Building	\$62	\$57	\$49	\$47	\$44	\$42
	Concrete Tilt-Up	\$74	\$65	\$57	\$55	\$48	\$46
	Masonry Block	\$82	\$71	\$63	\$61	\$54	\$52
HC	HEALTHCARE	Total Square Foot					
		10,000	20,000	40,000	60,000	80,000	100,000
	Assisted Living Center	N/A	N/A	\$170	\$165	\$160	\$159
	Skilled Nursing Facility	N/A	N/A	\$186	\$182	\$178	\$172

These figures represent estimated costs for construction only—and do include both the building and sitework. However, design, building permit, and impact fees are not included. Figures may vary depending on land configuration, soils, weather conditions, and design particulars. For an estimate of total costs specific to your project, a return on investment study, and/or design and construction time-frame estimates, please contact us at these numbers.

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