

2.5.8 2009 Sales Price and Construction Cost Breakdown of an Average New Single-Family Home (\$2010) (1)

<u>Function</u>	<u>Cost</u>	
Finished Lot	77,320	20%
Construction Cost	224,630	59%
Financing	6,436	2%
Overhead & General Expenses	20,571	5%
Marketing	5,347	1%
Sales Commission	12,937	3%
Profit	33,979	9%
Total	381,221	100%

<u>Function</u>	<u>Cost</u>	
Building Permit Fees	4,305	2%
Impact Fees	3,195	1%
Water and Sewer Inspection	3,797	2%
Excavation, Foundation, & Backfill	16,029	7%
Steel	1,653	1%
Framing and Trusses	35,136	16%
Sheathing	3,906	2%
Windows	6,295	3%
Exterior Doors	1,948	1%
Interior Doors & Hardware	3,388	2%
Stairs	1,692	1%
Roof Shingles	8,553	4%
Siding	12,980	6%
Gutters & Downspouts	958	0%
Plumbing	11,865	5%
Electrical Wiring	8,388	4%
Lighting Fixtures	2,395	1%
HVAC	8,944	4%
Insulation	3,364	2%
Drywall	11,440	5%
Painting	7,711	3%
Cabinets, Countertops	12,563	6%
Appliances	3,617	2%
Tiles & Carpet	11,545	5%
Trim Material	7,464	3%
Landscaping & Sodding	7,156	3%
Wood Deck/Patio	1,967	1%
Asphalt Driveway	3,112	1%
Other	19,267	9%
Total	224,632	100%

Note(s): 1) Based on a NAHB Survey of 54 home builders asked about the average home built by their firm. Average finished area of the home was 2,716 SF and average lot size was 21,879 SF.

Source(s): NAHB, Breaking Down House Price and Construction Costs, 2010, Table 1; and EIA, Annual Energy Review 2010, Oct. 2011, Appendix D, p. 353 for price inflators.