

TURKISH HAMMAM & RESIDENCE DESIGN & BUILD OFFER - GREAT ST JAMES ISLAND							
APPROX TOTAL AREA:		850 sqm enclosed area					
		386 sqm exterior decking area					
ITEM NO	Ref.	DESCRIPTION	QTY	UNIT	UNIT PRICE (AED)	AMOUNT (AED)	AMOUNT (USD)
		SUMMARY-TURKISH HAMMAM & RESIDENCE- GREAT ST JAMES ISLAND					
No		DESCRIPTION				TOTAL AMOUNT (AED)	TOTAL AMOUNT (USD)
		PRELIMINARIES				6,339,400.00	1,736,821.92
1.00		CIVIL WORKS				3,181,750.00	871,712.33
2.00		STEEL STRUCTURE & ROOF WORKS				11,570,500.00	3,170,000.00
3.00		MEP WORKS				8,091,541.12	2,216,860.58
4.00		SOUND SYSTEM				187,200.00	51,287.67
6.00		WALLS & PARTITION WORKS & FINISHES				6,117,150.00	1,675,931.51
7.00		CEILING WORKS & FINISHES				758,550.00	207,821.92
8.00		FLOOR WORKS & FINISHES				5,199,350.00	1,424,479.45
9.00		LIGHTING FIXTURES				1,688,700.00	462,657.53
10.00		DOORS & WINDOWS				1,645,605.00	450,850.68
11.00		JOINERY (BUILT-IN FURNITURE)				715,000.00	195,890.41
12.00		LOOSE FURNITURE				1,167,400.00	319,835.62
13.00		WINDOW TREATMENTS				468,000.00	128,219.18
14.00		SANITARY WARE				216,450.00	59,301.37
15.00		OS&E APPLIANCES				86,645.00	23,738.36
16.00		WIRING DEVICES				25,137.45	6,886.97
17.00		ADDITIONAL ITEMS				1,374,100.00	376,465.75
18.00		SAUNA & STEAM ROOM WORKS				448,500.00	122,876.71
19.00		TRADITIONAL HAMMAM WORKS				5,129,350.00	1,405,301.37
21.00		POOL TERRACE WORKS				395,850.00	108,452.05
22.00		SWIMMING POOL WORKS				975,000.00	267,123.29
		TOTAL AED & USD				55,781,178.57	15,282,514.68
26.00		EXCLUSIONS					
26.01		LOCAL FEES	1.00	ITEM		-	
26.02		LOCAL TRANSPORTATION	1.00	ITEM		-	
26.03		LOCAL CONTRACTOR FEES	1.00	ITEM		-	
26.04		LOCAL CONSULTANT FEES	1.00	ITEM		-	
26.05		INTERNATIONAL TRANSPORTATION FEES	1.00	ITEM		-	
26.06		LABOUR & MANAGEMENT VISA COST & VISA WORKS	1.00	ITEM			
26.07		INFRA STRUCTURE WORKS	1.00	ITEM			
26.08		ANY THIRD PARTY FEES	1.00	ITEM			
26.09		LOCAL TAX	1.00	ITEM			
26.10		AMERICAN STANDARTS TO BE DISCUSSED					
26.11							
26.12		THIS ESTIMATION IS PREPARED BASED ON LUMP SUM BASIS				-	

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26.13		WE CONSIDERED ALL (EXCEPT THE CONCRETE & BLOCK SIMILAR TYPE OF MATERIAL) & THE MATERIALS AND ITEMS TO BE SENT FROM DUBAI OR ISTANBUL					
26.14		TIME ESTIMATION					
26.15		3 MONTHS FOR THE DETAILED DESIGNED					
26.16		12 MONTHS FOR CONSTRUCTION (TO BE DISCUSSED)					
26.17							
26.18		<u>Note:</u>					
26.19		The contractor should visit the site and obtain necessary informations for pricing and all quantities are to be checked and verified fully.					
26.20		Contractor are fully responsible for design and performance for items/services under his scope of work.					
26.21		This quotation is for the items quoted in the above BOQ only; any Additional Works to the stated items or Variations on the existing items shall be quoted separately and agreed with the Client before their execution and any cancellation shall increase the costs of other items.					
26.22		Defect liability to be discussed along with maintenance					
26.23							
26.24		<u>Terms and Conditions:</u>					
26.25		Advance Payment	60%				
26.26		Progress Payments	35%				
26.27		Final Payment	5%				
26.28							
26.29							
26.30		<u>Works Duration:</u>					
26.31		Design	12 weeks				
26.32		Construction	52 weeks				
26.33		local approvals not considered in this offer					
26.34							
26.35							
26.36							
26.37							
26.38		Completion duration 52weeks.Commencement of works shall start upon the advance payment is received & material samples& drawings to be approved as per the contractor s offer by the aauthorities and client.					
26.39		Any variations for the above is subject to additional costs & time implications.					
26.40		Any nominated sub contractor or supplier shall be subject to costs & time implications.					
26.41		Any authority modifications shall alter this offer.					
26.42		Any additional MEP requirement shall be additional cost.					
26.43		Any authority additional requirement is subject to additional cos.					
26.44		All the above is prepared according to the drawings proposed. All the submitted material samples & drawings to be approved by the client.					
26.45		Any nominateed subcontractor is at the expense of the client.					

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<i>Thanking you and we remain at your disposal for any services you may need.</i>							
<i>Yours Faithfully,</i>				<i>Client representative name</i>			
CK ARCHITECTURE INTERIORS L.L.C.				<i>Signature/ Company stamp</i>			
Cem Kapancioglu							
Architect/ Founding Director							
Mobile: +97150-7458613							
Email: [REDACTED]							