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PROPERTY DEVELOPMENT FINANCE DEVELOPMENT APPRAISAL

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APPLICANT(S):
LOCATION OF SITE:
DETAILS OF PROPOSED DEVELOPMENT:
ESTIMATED DEVELOPMENT PERIOD _____ MONTHS

Site Costs

Land site cost £
Agents/legal £ _____
Total Site Costs £ _____

Construction Costs

Prelims, Site Works, Roads & Drains £
Landscaping £
Construction of Garages £
Prime building costs £
Based on £ psf (psm)x psf(psm) £
Contingencies £ _____
Total Construction Costs £ _____

Fees

Architects/Quantity Surveyors/Engineers £
NHBC £
Public Utilities/Services £
Planning/Building Regulations £
Other (Road Bonds etc.) £ _____
Total Fees £ _____

Estimated Interest

Based on % for months £ _____
£ _____

TOTAL DEVELOPMENT COSTS

Sales Proceeds

Gross Sales £
Less Agent/Legal Fees £ _____
TOTAL NET SALES £ _____

TOTAL NET PROFIT £ _____

Return on Costs = %

Return on Sales = %

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