

NEW 16 UNIT APARTMENT BUILDING AT PARKRIGDE APARTMENT COMPLEX

49 COLLEGE DRIVE

ORANGE PARK, FLORIDA 32065

SCOPE OF WORK

Demolition:

- *Demolition of the existing building*

Rough Carpentry:

- *As per drawings and specs*

Casework

- *As per drawings and specs (Home Depot/Lowes Grade Cabinets)*

Shingle Roofing:

- *Match Existing*
- *Gutters and Downspouts*

Windows:

- *Vinyl Single Hung Low-E Insulated Glazing*

Doors and Hardware:

- *Interior Solid Core Slab*
- *Exterior Fiberglass Slab*
- *All related door hardware*
- *All door hardware is to be Kwikset*
- *Bi-Fold Closet doors (Wood or Metal, Cost?)*

Finishes:

- *Install conventional stucco to match the existing*
- *Wire shelving in Closets*

Gypsum Assemblies:

- *Gypsum wall board on the ceiling and walls*
- *Ceilings are to have Knockdown finish*
- *Sound Batt Insulation to be in all interior walls*

Flooring:

- *Install Vinyl Cove Base (Color to be determined)*
- *Install New Luxury Vinyl Plank (Color to be determined)*

Painting: *(Color to be determined)*

- *Walls*
- *Trim*
- *Doors*
- *Provide an alternate for painting of the stairs*

Specialties:

- *Grab Bars as required in Unit #108 (Handicap Unit)*
- *Signage as required*

Appliances

- *Provide inexpensive kitchen appliances*
- *Provide inexpensive washer and dryer*

Window Treatments

- *Standard Mini Blinds*

Plumbing:

- *All plumbing as required*
- *All bathrooms to receive Fiberglass Tub/Shower Units*
- *Water Heater in each unit*

Fire Sprinkler

- *As required per the Florida Building Code*

HVAC:

- *New HVAC for each unit*

Electrical:

- *Any and all Electrical as required*