

CAPITAL COST ESTIMATE SUMMARY

Buildings	Descriptions	Option 1	Option 2A	Option 2B	Option 3	Option 3A	Option 4	Option 5
A1 & A2	12000 m2 office building with total 240 no. of carparks in undercroft and basement	\$36,833,580	\$36,833,580	\$36,833,580	\$36,833,580	\$36,833,580	\$36,833,580	\$36,833,580
A4	6 levels residential building of 30 units and total of 45 carparks in undercroft and basement	\$12,743,978						
A4	1 level retail and 2 levels commercial of 2910m2 GFA plus 110 carparks in 2 basements		\$11,284,434	\$11,284,434				
B2	8 levels residential building of 40 units and total of 60 carparks in 2 basements	\$16,095,200						
B3	5 levels residential building of 20 units and total of 30 carparks in undercroft and basement	\$11,333,910						
B1 & B2	Total 16 levels residential buildings of 90 units and total of 135 carparks in undercroft and basement		\$31,104,780					
B1 & B2	Total 14 levels residential buildings of 64 units and total of 90 carparks in undercroft			\$21,736,390				
B1 & B2	Total 14 levels residential buildings of 70 units and total of 119 carparks in basement, ground and external						\$25,548,495	
B1, B2 & B3	Total 20 levels residential buildings of 100 units and total of 188 carparks in basement, ground and external				\$36,877,348	\$36,929,928		
B1, B2 & B3	Total 24 levels residential buildings of 120 units and total of 180 carparks in basement, undercroft and external							\$45,669,212
C	Structured Carpark	\$10,255,940	\$8,918,910	\$8,918,910	\$8,801,515	\$5,897,255	\$8,801,515	\$6,333,188
D	1 level retail and 3 levels commercial with total of 4000m2 GFA (20 carpark on ground and 80 in C)				\$9,595,740	\$9,595,740	\$9,595,740	\$9,595,740
A3	1 level of retail and 2 levels of commercial office with total of 1800 m2 GFA (24 carparking in Carpark C)	\$4,550,490						
E (Corner Bldg)	3 levels of total 900m2 commercial building	\$2,206,890						
External & Street Park	Landscaping, services, street parking for 100 cars and temporary parking for 650 cars (250 temporary carpark for Option 3A)	\$5,715,129	\$5,715,129	\$5,715,129	\$5,715,129	\$4,557,905	\$5,715,129	\$5,715,129
TOTAL COST		\$99,744,315	\$93,858,803	\$84,488,940	\$97,323,312	\$93,914,408	\$86,494,489	\$104,146,349