

建筑工程总造价
Total construction cost
夏威夷城市广场项目
Hawaii City Plaza Project

建筑工程总承包价格 7500 万美金。

Total construction cost: \$ 75 million

WWW.HAWAII-CITYPLAZA.COM

公司地址 OFFICE ADDRESS:

1598 LONG BEACH BLVD LONG BEACH CA 90813

电话 TEL: 626-8666888 thlusa@gmail.com

1, 项目简介:

Project Description.

1-1, 建筑工程项目名称: 夏威夷城市广场

Project Name: HAWAII CITY PLAZA

1-2. 土地 APN#:(项目土地由 3 个土地组成)

Land APN#: (The project land is composed of three lands.)

710 Sheridan Street Honolulu HI TMK: 1-2-3-014-2

730 Sheridan Street Honolulu HI TMK: 1-2-3-014-11

733 Cedar Street Honolulu HI TMK: 1-2-3-014-4

1-3. 土地面积: 39,520 SQ.FT; 土地用途: BMX-3 商业、商居。

Land Area: 39,520 SQ FT ; Land Purposes: BMX-3 Business, and commercial
& residential use

1-4. 建筑物高度 250 FT

Building Height: 250 FT

1-5,项目规划基本信息:

Basic information of Project Planning

该项目共有 184 套公寓和一些商业单元。这是一个商业和住宅项目。这座建筑物的总高度约为 250 英尺。

The project has 184 condominiums and some commercial units. It is a commercial and residential project. The total height of the building is about 250 feet.

包括:

Including:

- A, 1 楼有 3 个零售商业区域, 并有一些停车位。
There are 3 retail commercial stores and some parking spaces on the 1st floor.
- B, 2 楼至 5 楼主要是停车场。
Parking lots on the 2nd to 5th floor.
- C, 6 楼主要是公共设施, 包括游泳池、业主活动中心、健身房、小电影室、儿童活动区和 4 套公寓。
Public facilities on the 6th floor, including swimming pool, owners' activity center, GYM, small theater, Children's activity area and 4 condominiums.
- D, 经济适用房在 6 楼 (一个单元), 和 7 至 10 楼。
Affordable housings are on the 6th floor (1 unit), and the 7th to 10th floor.
- E, 市场价销售的公寓在 6 楼(三个单元), 和 11 至 27 楼 (没有 13 楼)。
Condominiums for sale at market rates are on the 6th floor (3 units), and the 11th to 27th floor (No 13th floor).
- F, 项目的停车位和公共设施区域一共约 18 万平方英尺。
There are about 180,000 square feet of parking spaces and public facilities in the project..
- G, 184 套公寓占地约 14 万平方英尺。
The 184 condominiums cover an area of approximately 140,000 square feet.
- H, 商业面积约 7000 平方英尺。
The commercial area is approximately 7,000 square feet.

2, 建筑工程价格包括:

Construction price includes

2-1, 材料费

Materials expenses:

2-2, 人工费

Cost of labor:

2-3, 施工设备设施费用.

Cost of construction equipment and facilities.

2-4, 保险费用.

insurance fee

2-5, 承包商利润.

Contractor profit.

3, 钢筋混凝土结构工程费用: \$ 3000 万美金。

Construction cost of reinforced concrete structure: \$ 30. million.

包括:

Including:

3-1, 正在施工中的基础工程费用: 600 万美金。

Costs of Foundation works Under construction: \$ 6 million.

3-2, 1-5 层停车场和一楼部分商业建筑面积 150000 平方英尺, 结构工程造价, 1000 万美金。

Structure engineering of parking lots on the 1st to the 5th floor and partial commercial on the 1st floor with the construction area of 150,000 square feet: \$10. million.

3-3, 6-26 层建筑面积 200000 平方英尺, 结构工程造价, 1400 万美金。

Structure engineering on the 6th to the 26th floor with the construction area of 200,000 square feet: \$14 million.

3-4, 结构工程价格主要包括: 钢筋+混凝土水泥+制作模板.

The price of structural engineering mainly includes: steel bar + concrete cement + production template

合计: 钢筋混凝土结构工程费用: \$ 3000 万美金。

Total: Construction cost of reinforced concrete structure: \$ 30. million.

4, 室内外装修工程及配套工程费用: \$ 2700 万美金。

Indoor and outdoor decoration works and supporting engineering: \$ 27. million.

装修工程项目包括:

Decoration projects including:

4-1, 室内隔墙板工程 300 万美金。

Indoor partition board engineering: \$ 3 million.

4-2, 一楼商业玻璃门窗工程 10 万美金。

Glass doors and windows on the first floor: \$100,000

4-3, 1-5 楼停车场外墙铝合金造型工程费用:50 万美金。

The cost of the aluminum alloy molding project for the outer wall of the parking lot on the 1st and 5th floors: 500,000 US dollars.

4-4, 阳台铝合金和玻璃护栏工程费用:100 万美金。

Balcony aluminum alloy and glass guardrail project cost: 1,000,000 US dollars.

4-5, 门窗安装, 80 万美金。

Installation of doors and windows: \$0.8 million.

4-6, 空调工程, 180 万美金。

Air-conditioning works: \$ 1.2 million.

4-7, 消防工程, 60 万美金。

Fire engineering: \$ 0.6 million.

4-8, 水电工程, 600 万美金。

Hydropower engineering: \$ 6.0 million.

4-9, 外墙玻璃窗, 350 万美金。

Exterior glass windows: \$ 3.5 million.

4-10, 油漆工程费用, 100 万美金。

Painting and decoration of ceilings: \$ 1.0 million.

4-11, 地面铺装大理石和地面砖工程, 150 万美金。

Marble and tile flooring: \$ 1.5 million.

4-12, 卫生间装修, 140 万美金。

Decoration of bathroom: \$ 1.4 million.

4-13, 厨房工程, 180 万美金

Kitchen-related works: \$ 1.8 million.

4-14, 地毯或者木地板安装等。80 万美金。

Installation of carpets or wooden floor: \$ 0.8 million.

4-15, 家用电器工程 150 万美金。

Household appliances engineering: \$ 1.5 million.

4-16, 屋面工程费用 30 万美金。

Roof engineering: \$ 300,000.

4-17, 智能设备低压电网络工程费用 40 万美金。

The cost of low-voltage power network engineering for smart equipment is 400,000 US dollars.

4-18, 其它工程 100 万美金。

Other projects cost 1 million U.S. dollars.

合计室内外装修工程费用: 2700 万美金。

Total indoor and outdoor renovation project costs: 27 million U.S. dollars.

5, 配套工程: 配套工程造价 800 万美金。

Supporting engineering: \$ 8. million

包括:

Including:

5-1, 景观绿化工程。60 万美金。
Landscaping engineering: \$ 600,000.

5-2, 游泳池工程, 80 万美金。
Swimming pool engineering: \$ 800,000.

5-3, 地面停车场。价格 50 万美金。
Ground parking lot: \$500,000.

5-4, 电梯工程、120 万美金。
Elevator engineering \$1,200,000.

5-5, 消防通道楼梯护栏工程费用:30 万美金。
the cost of the fire exit staircase guardrail project: 300,000 US dollars.

5-6, 社区公共配套房屋二次装修工程, 价格 50 万美金。
Second decoration project of community public housings: \$500,000.

5-7, 其它没有预估公共配套工程 70 万美金。
Other unanticipated public supporting works: \$700,000.

5-8, 设备设施租赁费用: \$ 340 万美金。
Rental of equipment and facilities: \$ 3.4 million.
合计: 配套工程费用:800 万美金。
Total: Supporting project cost: 8 million U.S. dollars.

6, 其它工程相关费用 1000 万美金:

6. Other project related expenses are 10 million U.S. dollars:

6-1, 材料和人工上调费用:300 万美金。
Increased cost of materials and labor: USD 3 million.

6-2, 保险费用:300 万美金。
Insurance cost: 3 million U.S. dollars.

6-3, 项目管理人员工资费用:400 万美金。
Project management staff salary cost: 4 million U.S. dollars.

6-4, 项目管理人员包括:
Project management personnel include:

1), 项目经理现场管理一人。

2), 工程技术人员 2 人.

3), 材料采购 2 人.

4), 材料管理一人.

5), 现场安全人员 3 人.

6), 财务一人.

7), 办公室秘书 1 人

8), 材料搬运人员 4 人.

合计: 工程部需要员工: 15 人

1), the project manager manages one person on site.

2), 2 engineering and technical personnel.

3), 2 people purchasing materials.

4) One person for material management.

5), 3 on-site security personnel.

6) One person in finance.

7), 1 office secretary

8), 4 material handlers.

Total: The engineering department needs employees: 15 people

6-5, 现场各工程施工人员, 将由分承包商自己聘请建筑工人. 以上工程造价中包括材料费用+人工费用+承包商利润.

The construction personnel of each project on the site will be hired by the subcontractors themselves. The above project cost includes material costs + labor costs + contractor profits.

合计: 其它相关工程费用: 1000 万美金.

Total: Other related project costs: 10 million U.S. dollars.

7, 各项建筑工程费用汇总:

Total : Summary of various construction costs

7-1, 钢筋混凝土结构工程费用: \$ 3000 万美金。

Cost of reinforced concrete structure construction : \$ 30.0 million.

7-2, 室内外装修工程及配套工程费用: \$ 2700 万美金。

Indoor and outdoor decoration construction and supporting construction cost : \$ 27. million.

7-3, 配套工程造价: 800 万美金。

Cost of supporting works : \$8. million.

7-4, 其它相关工程费用: 1000 万美金.

Other related project costs: 10 million U.S. dollars.

3000 万美金+2700 万美金+800 万美金+1000 万美金=\$ 7500 万美金。
\$ 30. million +\$ 27. million+\$ 8. million+\$ 10. million =\$ 75 million

合计：建筑工程总造价成本(硬件) \$ 7500 万美金。

TOTAL : Construction Engineering Cost (hardware) \$ 75. million.

8， 建筑工程造价依据：

Basis of Construction Cost:

8-1， 按照夏威夷州 2021 年建筑材料市场和人工费市场评估。

We assess it according to the construction material market cost and labor cost in Hawaii in 2021.

8-2， 按照项目图纸设计的基础工程、结构工程、装修工程、绿化景观工程标准市场价格评估。

We assess it according to the standard market price of basic engineering, structural engineering, decoration engineering and green landscape engineering designed in the project drawings.

8-3， 特别提示： 以上价格是 80%与夏威夷建筑工程工会合作价格， 如果 100%使用夏威夷工会承包商或者工人价格高 10%

Special note: the above price is 80% cooperation price with Hawaii Construction Union, if we 100% use Hawaii Construction Union as the contractor or the worker , the price will be 10% higher.

9， 项目施工时间表：

Construction Schedule of the Project.

9-1. 2021 年 10 月项目正式开工。

The project officially started in October 2021.

9-2. 2021 年 10 月-2022 年 4 月完成基础工程施工。

From October 2021 to April 2022, the foundation construction will be completed.

10-3. 2022年5月-2023年5月完成主体结构工程。
May 2022-2023 complete the main structure project.

10-4. 2024年6月完成装修工程和配套工程,所有工程完成施工。
In June 2024, the renovation project and supporting projects will be completed, and all the projects will be completed.

10-5. 2024年10月通过市政府检查。
Passed the municipal government inspection in October 2024.

10-6. 2024年12月业主可以入居交付使用。
In December 2024, the owner can settle in and deliver it for use.

开发商联系方式: 808-800-4999

Developer's Contact: 808-800-4999

THLUSA@GMAIL.COM

Address: 1598 LONG BEACH BLVD LONG BEACH CA 90813
626-8666888

此报告由美国建筑集团提供

The report is provided by USA Realty Construction Group Inc.