

Prepared for

INNOVA LAND & DEVELOPMENT PLANNING LLC

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352-230-7790

hcrealestate.connection@gmail.com

Bahia Terrace Dr

Silver Springs, FL 34472



A&J Property Makeover LLC

Offer good until:

09/20/2025

### Scope of work

This is a preliminary quote, for 15 townhomes with 1 car garage attached to each unit. located in Ocala Florida. After the survey and architect plans are done and its passed over to us we we will start the construction by getting all the underground plumbing done first and then move onto the foundation of the structural construction which will be in cement for the 1st floor and after that the outer structure of the house will be cement block with stucco. We will then start the building of it according to blue prints, each townhouse will be 1400 sq ft including the garage. The entire townhouse unit will have vinyl plank floor.

All window framing will be vinyl, with standard bathrooms having tubs and tiles. The vanity will be shaker style 100%. Kitchen cabinets will be shaker style 100% wood as well. Countertops will be granite in both bathrooms and kitchen with undermount sink. And everything else will be basic to construction.

The job includes core construction: foundation, framing, roofing, exterior finishes, drywall, insulation, standard interior finishes, basic plumbing, electrical, HVAC rough-ins, windows, doors, and general labor with site supervision.

Excluded from the task are site plans, permits, architectural and engineering fees, parking areas, landscaping, and all appliances. If the City of Ocala or Marion County requires a fire sprinkler system or other components beyond this scope, they will be reviewed separately and may incur additional costs.

The estimate is subject to change based on economic conditions, material availability, and tariffs at the time of construction. Any adjustments will be communicated and approved by the customer prior to implementation.

This is scope of work is provided for planning purposes. Final pricing will be confirmed upon approval of blueprints and review of site-specific conditions.

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**Innova Land & Development**

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