**Bring void property up to lettable standard – Schedule of Works**

Please provide a quote at: **102 Archers Avenue, SS2 4QT**

For access please contact: Kevin Auger / Joe Ambrose for keys

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| 1 |  | **Lounge** |  |
| 1.1 |  | Remove fire place complete from wall including existing DIY plasterboard which is covering opening. | £ |
| 1.2 |  | Brick up fire place including fit new vent, plaster smooth to match existing walls, prepare ready for decoration | £ |
| 2 |  | **Kitchen** |  |
| 2.1 |  | Replace kitchen complete including all units, flooring, tiles, electrics, extractor fan, skirting and decoration etc. as per attached kitchen plan by Howdens, all to decent homes standard – Decent Home Standard Specification attached | £ |
| 2.2 |  | Fit new 100 x 40mm timber studs including noggins finished with 12.5mm plasterboard, taped and plastered smooth fitted flush with wall to create void in corner to allow a simpler kitchen design | £ |
| 2.3 |  | Replace missing internal door handle complete (door leading from kitchen into hall) | £ |
| 2.4 |  | Replace missing larder cupboard door ne 40mm thick, flush faced single skeleton core door, hang on 1 No. pair of 100mm steel butt hinges, all ironmongery, make good, prepare and decorate to finish | £ |
| 3 |  | **Bathroom** |  |
| 3.1 |  | Replace bathroom complete including 3 piece sanitary ware, electrics, extractor fan, tiling, flooring and decoration to decent homes standard | £ |
| 3.2 |  | Remove DIY arch and false ceiling including make good all surfaces ready for decoration | £ |

Total £