



LONGHORN
GROUP
COMPLETE BUILDING SERVICES

LONGHORN GROUP
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EDITION 1

ARE YOU IN THE BALLPARK?

The Bathroom Renovation

Recent reports show that the average cost of a bathroom renovation is \$17,522.00.

Of course, there are many variables associated with this type of renovation. Bathroom size, quality of finishes, type of tiles, condition of the base structure, previous water leaks, position of plumbing etc

A bathroom with budget range fittings and finishes you can expect to pay between \$9,000 and \$15,000.

A bathroom with mid-range fittings you can expect to pay between \$15,000 and \$25,000.

A bathroom with luxury fitting and finishes you can expect to pay over \$25,000.

Yes, there are cheaper ways to complete a bathroom.

But there are many things that can (and do) go wrong and cost you a lot more money in the long run.

The substrate must be adequate to handle the weight of full bath. The linings must be water resistant. Waterproofing needs to be completely water tight.

The number of bathrooms we have attended with water leak issues is huge, and you don't really know it is happening until it is too late and other parts of your home have become affected by the water ingress. Carpets, walls, wooden floors, etc etc.

It always pays to use licensed trades, ensuring the business you choose are fully licensed and insured to complete these types of works.



The Kitchen Renovation

Kitchen renovation costs can vary wildly based on a number of factors.

The average cost of standard size kitchen (15m²) renovation in Australia is around \$25,000.

For a basic finish kitchen, you could expect to pay around \$18,000.

However, one with premium finishes can set you back an average of \$46,000.

Design of your kitchen is the key in working out your overall costs.

If you are wanting to move location of sink, appliances, lights, gas etc. There will be extra costs associated with these works.

Obviously if everything is staying where it is and you are just upgrading the look you will save some dollars.

Size is important!

A small kitchen of 8m² or less and will cost between \$11K and \$20K depending on finishes and fittings.

A medium size kitchen between 8m² and 20m² and would cost between \$15k - \$40k depending on finishes and fittings.

Any kitchen above 20m² is considered large and you can expect a cost of between \$30k and \$60k+.

Cabinetry is another important factor. The Joinery component is the most expensive part of a kitchen renovation, but also the most important.

Custom made cabinets can cost between \$500 and \$1500 per cabinet.

More cabinets = More \$\$\$.

Yes, you can get pre-made, flat pack options, but if it is quality and durability you are after, custom-made cabinets are a must have.



The General Renovation

Looking for more of an overall renovation and not sure what to expect?

We can provide a general range to expect per square metre of renovated area.

Building new extensions will be different to remodeling an existing space as will movement or extension of services like plumbing and electrical.

Generally, the average cost of a renovation is about \$2,500 per m².

This cost can vary from \$2,000 to \$4,000 based on the unique factors each project will have.

The main items that can affect price are:

- Access to the area of renovation for truck and material access
- Architectural design elements
- Building materials specified

- Type of finishes required (basic or high-end)
- Any structural modifications required
- Inclusions in the area to be renovated.
ie: Kitchen and Bathrooms will be a higher m² rate than just bedrooms or lounge room modifications

The best way to get more accurate figures is to have a chat with a builder or architect about what you are trying to achieve.

You will then need to get some concept plans drawn up.

This will be enough for you to get some budget estimates from builders and from there give you room to adjust the designs up or down depending on your budget.



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This article is provided as a general guide only, information is provided on the latest figures available from various building and construction bodies in Australia.
Actual figures will need to be properly sourced based on your designs and specifications.