



Mercer Island Building Valuation Data Table

The unit costs below are intended to provide guidance in determining project valuations as set forth in Mercer Island City Code Chapter 17.14.010, Section 109.4 and shall include architectural, structural, electrical, plumbing, and mechanical work, except as specifically listed below. The unit costs also include the contractor's profit, which should not be omitted.

Project valuations provided by the permit applicant will be validated against this table. To use this table to calculate the valuation for residential construction, multiply the cost per square foot for dwellings (Item 8) by the floor area. Include private garages (Item 17) and porches (Item 7). If air conditioning or fire sprinkler systems (Equipment) will be installed, include the valuation for these systems.

Occupancy & Type / Building Valuation per Square Foot

*Add 0.5% to total cost for each story over three. **Deduct 20 % for shell-only buildings. ***Deduct 11% for mini-warehouses

1. APARTMENT HOUSES:

Type I or II F.R.*	\$137.72
(Good)	\$169.63
Type V—Masonry (or Type III)	\$112.33
(Good)	\$137.72
Type V—Wood Frame	\$99.03
(Good)	\$127.32
Type I—Basement Garage	\$58.16

2. AUDITORIUMS:

Type I or II F.R.	\$162.75
Type II—1-Hour	\$117.89
Type II—N	\$111.48
Type III—1-Hour	\$123.81
Type III—N	\$117.65
Type V—1-Hour	\$118.37
Type V—N	\$110.64

3. BANKS:

Type I or II F.R.*	\$229.97
Type II—1-Hour	\$169.52
Type II—N	\$163.96
Type III—1-Hour	\$187.05
Type III—N	\$180.27
Type V—1-Hour	\$169.52
Type V—N	\$162.26

4. BOWLING ALLEYS:

Type II—1-Hour	\$79.31
Type II—N	\$73.88
Type III—1-Hour	\$86.21
Type III—N	\$80.53
Type V—1-Hour	\$58.16

5. CHURCHES:

Type I or II F.R.	\$154.04
Type II—1-Hour	\$115.71
Type II—N	\$109.91
Type III—1-Hour	\$125.87
Type III—N	\$120.18
Type V—1-Hour	\$117.65
Type V—N	\$110.64

6. CONVALESCENT HOSPITALS:

Type I or II F.R.*	\$216.19
Type II—1-Hour	\$149.93

Type III—1-Hour	\$153.67
Type V—1-Hour	\$144.97

7. DECKS AND PORCHES:

Decks and Porches	\$37.73
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8. DWELLINGS:

Type V—Masonry	
(Good)	\$180.00
(Very Good)	\$230.00
(Very Good - Custom)	\$280.00
(Luxury - Custom)	\$380.00
Type V—Wood Frame	
(Good)	\$180.00
(Very Good)	\$230.00
(Very Good - Custom)	\$280.00
(Luxury - Custom)	\$380.00
Basements—Semi-Finished	
(Average)	\$31.19
(Good)	\$36.03
Unfinished	
(Average)	\$22.61
(Good)	\$27.57

9. FIRE STATIONS:

Type I or II F.R.	\$177.61
Type II—1-Hour	\$116.80
Type II—N	\$110.27
Type III—1-Hour	\$127.93
Type III—N	\$122.48
Type V—1-Hour	\$120.06
Type V—N	\$113.78

10. HOMES FOR THE ELDERLY:

Type I or II F.R.	\$161.05
Type II—1-Hour	\$130.71
Type II—N	\$125.14
Type III—1-Hour	\$136.14
Type III—N	\$130.59
Type V—1-Hour	\$131.44
Type V—N	\$126.95

11. HOSPITALS:

Type I or II F.R.*	\$253.43
Type III—1-Hour	\$209.66
Type V—1-Hour	\$200.11

Mercer Island Building Valuation Data Table – CONTINUED**12. HOTELS AND MOTELS:**

Type I or II F.R.*	\$156.83
Type III—1-Hour	\$135.78
Type III—N	\$129.49
Type V—1-Hour	\$118.25
Type V—N	\$115.96

13. INDUSTRIAL PLANTS:

Type I or II F.R.	\$88.39
Type II—1-Hour	\$61.54
Type II—N	\$56.47
Type III—1-Hour	\$67.71
Type III—N	\$63.85
Tilt-up	\$46.55
Type V—1-Hour	\$63.85
Type V—N	\$58.40

14. JAILS:

Type I or II F.R.	\$247.02
Type III—1-Hour	\$225.86
Type V—1-Hour	\$169.52

15. LIBRARIES:

Type I or II F.R.	\$180.76
Type II—1-Hour	\$132.27
Type II—N	\$125.87
Type III—1-Hour	\$139.65
Type III—N	\$132.64
Type V—1-Hour	\$131.19
Type V—N	\$125.87

16. MEDICAL OFFICES:

Type I or II F.R.*	\$185.60
Type II—1-Hour	\$143.04
Type II—N	\$136.03
Type III—1-Hour	\$155.25
Type III—N	\$144.49
Type V—1-Hour	\$140.02
Type V—N	\$135.18

17. OFFICES:**

Type I or II F.R.*	\$165.89
Type II—1-Hour	\$111.00
Type II—N	\$105.68
Type III—1-Hour	\$119.70
Type III—N	\$114.63
Type V—1-Hour	\$112.20
Type V—N	\$105.68

18. PRIVATE GARAGES:

Wood Frame	\$37.73
Masonry	\$42.44
Open Carports	\$25.75

19. PUBLIC BUILDINGS:

Type I or II F.R.*	\$191.64
Type II—1-Hour	\$155.25
Type II—N	\$148.48
Type III—1-Hour	\$161.17
Type III—N	\$155.61
Type V—1-Hour	\$147.39
Type V—N	\$142.31

20. PUBLIC GARAGES:

Type I or II F.R.*	\$75.93
Type I or II Open Parking*	\$56.95
Type II—N	\$43.41
Type III—1-Hour	\$57.31
Type III—N	\$51.15
Type V—1-Hour	\$52.36

21. RESTAURANTS:

Type III—1-Hour	\$151.14
Type III—N	\$146.18
Type V—1-Hour	\$138.44
Type V—N	\$133.12

22. SCHOOLS:

Type I or II F.R.	\$172.66
Type II—1-Hour	\$117.89
Type III—1-Hour	\$126.11
Type III—N	\$121.28
Type V—1-Hour	\$118.13
Type V—N	\$112.69

23. SERVICE STATIONS:

Type II—N	\$104.35
Type III—1-Hour	\$108.82
Type V—1-Hour	\$92.73
Canopies	\$43.41

24. STORES:

Type I or II F.R.*	\$127.93
Type II—1-Hour	\$78.23
Type II—N	\$76.65
Type III—1-Hour	\$95.04
Type III—N	\$89.24
Type V—1-Hour	\$80.16
Type V—N	\$73.99

25. THEATERS:

Type I or II F.R.	\$170.48
Type III—1-Hour	\$124.17
Type III—N	\$118.25
Type V—1-Hour	\$116.80
Type V—N	\$110.64

26. WAREHOUSES*:**

Type I or II F.R.	\$76.78
Type II or V—1-Hour	\$45.46
Type II or V—N	\$42.56
Type III—1-Hour	\$51.51
Type III—N	\$49.09

EQUIPMENT**AIR CONDITIONING:**

Commercial.....	\$6.53
Residential	\$5.57

SPRINKLER SYSTEMS.....\$3.99

This fee schedule is intended for informational use only and cannot be used as a substitute for the Mercer Island City Code. To obtain additional information about fees that may apply to your project, please call Community Planning and Development at 206-275-7605 between 8:30 a.m. – 5 p.m. Monday through Friday.

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