

<p>Master Suite</p> <p>Kitchen Remodel</p> <p>Bathroom Remodel</p> <p>Master Suite</p> <p>Window Replacement</p>	<p>Mid-Range</p> <p>On a house with two or three bedrooms, add a 24-by-16-foot master bedroom suite over a crawl space. Include walk-in closet/dressing area, whirlpool tub in ceramic tile platform, separate 3-by-4-foot ceramic tile shower, and double-bowl vanity with solid-surface countertop. Bedroom floor is carpet; bath floor is ceramic tile. Painted walls, ceiling, and trim. General and spotlighting, exhaust fan.</p>			<p>Upscale</p> <p>Add a 24-by-16-foot master suite with spacious sleeping area and sitting area adjacent to large master bath. Include custom bookcases, woodworking details, and built-in storage; high-end gas fireplace; and large walk-in closet/dressing area with natural light, mirrors, and linen storage. Add French doors accessing outdoor space, Bath shall include large walk-in shower with dual shower system, stone shower walls and floor, and frame-less glass enclosure. Add whirlpool tub built into stone platform with cabinet front. Include two vanities with stone countertops and large mirrors. Create partitioned area for luxury one-piece toilet. Add hospitality center/kitchenette. Include soundproofing, in-floor heating, custom wall finishes and hardware, general and spotlighting, and lighting controls.</p>		
Market	Job Cost	Resale Value	Cost Recouped	Job Cost	Resale Value	Cost Recouped
National Average	\$70,760	\$54,376	76.4%	\$133,993	\$103,279	76.9%
Atlanta	63,696	50,667	79.50	125,964	103,381	82.10
Boston	80,415	92,500	115.00	144,158	210,000	145.70
Buffalo, N.Y.	70,494	18,667	26.50	133,352	53,333	40.00
Chicago	84,881	75,000	88.40	148,652	109,500	73.70
Cincinnati	70,135	43,208	61.60	133,101	70,833	53.20
Cleveland	75,773	50,667	66.90	139,041	61,500	44.20
Columbus, Ohio	68,154	40,875	60.00	130,801	56,667	43.30
Dallas	61,860	40,000	64.70	124,102	77,500	62.40
Denver	66,830	45,000	67.30	129,340	82,000	63.40
Detroit	77,884	40,665	52.20	141,339	102,400	72.40
Houston	66,830	60,024	89.80	125,649	106,250	84.60
Indianapolis	68,409	39,917	58.40	131,006	84,333	64.40
Kansas City, Mo.	69,497	52,000	74.80	132,138	103,000	77.90
Los Angeles	79,685	69,500	87.20	143,283	131,667	91.90
Miami	59,365	63,013	106.10	121,735	159,375	130.90
Milwaukee	75,573	54,050	71.50	138,804	102,713	74.00
Minneapolis	82,354	66,333	80.50	148,283	155,000	104.50
New Orleans	60,707	55,400	91.30	122,686	113,000	92.10
New York	82,199	70,550	85.80	146,043	149,750	102.50
Norfolk, Va.	53,403	33,000	61.80	114,908	71,000	61.80
Orlando, Fla.	60,530	40,600	67.10	122,833	85,800	69.90
Philadelphia	78,059	43,750	56.00	141,560	69,250	48.90
Phoenix	65,074	44,654	68.60	127,405	62,000	48.70
Pittsburgh	70,746	42,334	59.80	133,656	73,372	54.90
Portland, Ore.	74,172	46,444	62.60	136,979	90,167	65.80
Providence, RI.	72,057	80,000	111.00	135,146	137,500	101.70
St. Louis	77,620	54,419	70.10	140,824	114,938	81.60
Sacramento, Calif.	74,475	52,429	70.40	137,418	95,429	69.40
Salt Lake City	60,969	35,813	58.70	123,021	60,714	49.40
San Antonio	60,600	37,950	62.60	122,740	90,714	73.90
San Diego	77,181	63,016	81.60	140,423	121,285	86.40
San Francisco	87,775	105,975	120.70	151,628	174,900	115.30
Seattle	77,605	65,799	84.80	141,059	123,610	87.60
Tampa, Fla.	57,335	45,100	78.70	119,298	86,421	72.40
Washington, D.C.	64,257	83,848	130.50	123,738	125,455	101.40