

This cost estimate considers a Light Steel Villa with a total of 200sqm or 2150 sq ft. This will take 2 x 40ft containers to transport from China to Barbados.

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|---------------------------------|----|----------------|
| Exw cost at US\$330sqm. | = | US\$66,000.00 |
| Inland freight exw to Quingdao. | \$ | 1,600.00 |
| Seafreight Quingdao to BGI. | \$ | 9,400.00 |
| CIF Total. | | US\$ 77,000.00 |

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|--------------------------------|------|---------------|
| Converted to BGI @ 2.03. | | B\$156,310.00 |
| Duty estimated @ 15% | \$ | 23,446.50 |
| Vat estimated @ 17.5% | \$ | 31,457.38 |
| Freight BGI port to your site. | P \$ | |
| 800.00 | | |
| Landed cost. | | B\$212,013.88 |

At this point you will be in your contractor's area of expertise. He/she will need to estimate for foundations, electrical, plumbing, construction.

CTH can give you an estimated local cost for foundation, construction including electrical and plumbing of \$200,000.00, note this needs to be estimated by your contractor.

This would bring the estimated completed cost of a 200sqm 2150 sq ft Light Steel Villa to approximately B\$412,000.00.

This estimate is purely for the purposes of comparison to traditional building. Several internet sources estimate building costs in Barbados at \$300 per sq ft for low end and as high as \$1000 per sq ft for high end luxury.

CTH suggests you would be hard pressed to keep it under \$400 per sq ft at today's prices on materials. That would put traditional building at \$860,000.00 for 2,150 sq

The following Bdos building cost estimates is from Berkan Construction on line.

Approximate cost tiers in Barbados (by gross covered area):

- **Standard Build:** From **USD\$180–\$220/sq. ft.** — functional, durable finishes and local materials.
- **Mid-Range (Resort Quality):** Around **USD\$250–\$500/sq. ft.** — ideal for modern villas with imported finishes and a pool.
- **Luxury Custom Homes:** **USD\$500/sq. ft. +** — high-end imported materials, complex structures, and bespoke features like smart systems or infinity pools.