



27 DENTON COURT

Painting & Decorating
Project Proposal



LetsDecorate
Decorating Done Differently



Our Decorating Estimate

THE WORK WE ARE QUOTING FOR

At Lets Decorate we like to go beyond the status quo of the average trades business. And that starts with this quotation. Enclosed you will find a comprehensive report to help you make an informed decision on the work you wish to undertake.

We are delighted to be able to present you with the following estimates for the requested redecoration works at your property:

- The comprehensive full redecoration of all walls, ceilings and woodwork
- An option to redecorate the walls and ceilings only
- A budget option to freshen up the paintwork on only the walls

As our name suggests, at Lets Decorate we specialise in the redecoration of rental properties, and we understand the overriding need for landlords to get the best value from any work taking place in their properties.

We only use the best Trade quality materials, that although slightly more costly than DIY ranges, will last significantly longer, are much harder wearing, and can be cleaned without affecting the finish, meaning lesser costs for you in the future.

In fact our specification is tailored for landlords. We expect our work to last 5-7 years before it needs repainting. A contractor solely trying to provide the cheapest price, using the poorest quality (or wrong) materials, with insufficient prep work, may leave you with a job that needs redoing in just two. Unfortunately we've seen the later many times before.

We are unique in offering our Paint Now Pay Later giving landlords the option to spread the cost of work over six monthly interest free payments, giving you chance to get a new tenant paying rent before you need to pay us. On larger projects, we also return annually for the first two years to touch up any scuffs/marks - totally free - so it will continue to look like new no matter what the tenants do!

I am grateful for the opportunity to estimate for this work. If there is anything at all that you wish to discuss regarding our proposal then please don't hesitate to contact me.

Andrew Mole

Andrew Mole
Lets Decorate
t: 07825 212 682 | e: hello@letsdecorate.co.uk

Woodwork Whiteness Test

HOW WHITE IS THE WOODWORK?

Below are photographs of the woodwork inside the property against a wooden card freshly painted with Andura Titanium Satinwood. This shows you the difference between the current colour of the woodwork and how white it will be if we paint it as quoted:





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CLIENT:

Alex Keough
Oxfordshire Property Management
Property House, Oxford, OX2 7BT

Estimate 1818**DATE** 10.10.2023**EXPIRATION DATE** 12.10.2023**ESTIMATE OPTION 1:**

PRO - Full internal redecoration

PROPERTY

Flat 27, Denton Court

ACTIVITY**AMOUNT****GENERAL:**

- CDM Phase Plan completed before starting any works
- Protected coverings supplied for all affected areas
- Removal and disposal of all associated debris

WALLS, CEILINGS & WOODWORK REDECORATION:

- For decoration works to Hallway, Kitchen, Living Room, 2No Bedrooms and 1No Bathroom
- Remove and later refit all curtains/blinds including associated fittings and all door ironmongery (excluding hinges)
- Prepare all walls, filling and making good all plaster and repairing cracks at ceiling level and woodwork wall joins
- Seal any stains and damp as and where required
- Apply one coat of Dulux Trade Pure Brilliant White Vinyl Matt Emulsion to all ceilings (Diamond Eggshell in bathroom)
- Apply two coats of Dulux Trade Natural Calico Vinyl Matt Emulsion to all walls (Diamond Eggshell in bathroom)
- Apply one coat of Dulux Trade Undercoat and then one coat of Benjamin Moore Advance Satinwood to 4No doors, all window sills, skirting boards, architraves and door frames
- Apply one coat of Dulux Trade Natural Calico Vinyl Matt Emulsion to internals of 2No built in wardrobes

844.80

MATERIALS:

- Dulux Trade Pure Brilliant White Vinyl Matt
- Dulux Trade Natural Calico Vinyl Matt
- Dulux Trade Undercoat
- Benjamin Moore Advance Satinwood
- Dulux Trade Pure Brilliant White Diamond Eggshell
- Dulux Trade Natural Calico Diamond Eggshell
- Filler, caulk, stain block

258.10

TOTAL**£1,102.90**



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CLIENT:

Alex Keough
Oxfordshire Property Management
Property House, Oxford, OX2 7BT

Estimate 1819

DATE 10.10.2023

EXPIRATION DATE 12.10.2023

ESTIMATE OPTION 2:

LITE - Walls and Ceilings redecoration

PROPERTY

Flat 27, Denton Court

ACTIVITY

AMOUNT

GENERAL:

- CDM Phase Plan completed before starting any works
- Protected coverings supplied for all affected areas
- Removal and disposal of all associated debris

WALLS & CEILINGS REDECORATION:

- For decoration works to Hallway, Kitchen, Living Room, 2No Bedrooms and 1No Bathroom
- Remove and later refit all curtains/blinds including associated fittings
- Prepare all walls, filling and making good all plaster and repairing cracks at ceiling level
- Seal any stains and damp as and where required
- Apply one coat of Dulux Trade Pure Brilliant White Vinyl Matt Emulsion to all ceilings (Diamond Eggshell in bathroom)
- Apply two coats of Dulux Trade Natural Calico Vinyl Matt Emulsion to all walls (Diamond Eggshell in bathroom)
- Apply one coat of Dulux Trade Natural Calico Vinyl Matt Emulsion to internals of 2No built in wardrobes

493.66

MATERIALS:

- Dulux Trade Pure Brilliant White Vinyl Matt
- Dulux Trade Natural Calico Vinyl Matt
- Dulux Trade Pure Brilliant White Diamond Eggshell
- Dulux Trade Natural Calico Diamond Eggshell
- Filler, caulk, stain block

204.43

TOTAL

£698.09



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CLIENT:

Alex Keough
Oxfordshire Property Management
Property House, Oxford, OX2 7BT

Estimate 1820

DATE 10.10.2023

EXPIRATION DATE 12.10.2023

ESTIMATE OPTION 2:

BUDGET - Walls only redecoration

PROPERTY

Flat 27, Denton Court

ACTIVITY

AMOUNT

GENERAL:

- CDM Phase Plan completed before starting any works
- Protected coverings supplied for all affected areas
- Removal and disposal of all associated debris

WALLS REDECORATION:

- For decoration works to Hallway, Kitchen, Living Room, 2No Bedrooms and 1No Bathroom
- Remove and later refit all curtains/blinds including associated fittings
- Prepare all walls, filling and making good all plaster
- Seal any stains and damp as and where required
- Apply one coat of Dulux Trade Natural Calico Vinyl Matt Emulsion to all walls (Diamond Eggshell in bathroom)

236.30

MATERIALS:

- Dulux Trade Natural Calico Vinyl Matt
- Dulux Trade Natural Calico Diamond Eggshell
- Filler, caulk, stain block

98.60

TOTAL

£334.90



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Hear What Our Clients Say About Using Lets Decorate

A very big thank you to you & your team. You did everything asked for and more besides and the quality is 1st class. Such a wonderful change to have that quality of work and all finished on time

Mike C, Summertown

The best painters we have worked with - in Oxford & beyond. Super skilled, professional, prompt, honest & affordable. Highly recommended.

Rachel Farrell, Oxford

We employed Lets Decorate at two separate properties & on both occasions they've done a fantastic job. Very pleased with the results & their work ethic.

Tracie Smith, Woodstock

I visited the house yesterday & was delighted with how it looks. A big thank you to you and your team for bringing it all together in the time available.

Mrs Reynolds, Central Oxford

Thanks so much. You have done a great job of the decorating. It looks fantastic.

Mrs James, Witney

Very professional from start to finish. Work was carried out to a good standard, tidily executed & completed in the required time frame.

Gill Symonds, Witney

I am very much impressed with the quality of work carried out at our rental property. Thank you so much.

Geoff C, East Oxford

Thank you for all of your tremendous work. We are grateful that it was all done so quickly.

Peter B, Summertown

If we put this much effort into our estimates imagine how much effort we will put in to decorating your property!



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