

PROJECT CONSTRUCTION COST / DURATION MATRIX FOR OFFICE, ACADEMIC AND GENERAL USE SPACES

Revised 10/14/2025

This matrix is not intended for estimating Laboratory and High Intensity Projects

Note From Campus Planning, Design and Construction: This table is developed to be used as a guideline to help the Campus Project Requester gain a better sense of general cost and duration ranges for a project you are planning. The information provided below is based off project outcomes for the majority of campus project, but certainly not all. There are many factors and complexities that influence a particular project. The most common factors include project complexity, the decision making process, unusual procurement items, special reviews, funding limitations, and restricted construction times. The Scope Development process is where the project specific tailoring begins. This tool is for you. If you have ideas for making this better, your suggestions are always welcome at capcon@uoregon.edu.

Project Duration	30	45	55	80+
<small>Project Duration In Weeks, Includes Design, Bidding and Construction</small>				

Project Cost <small>Project Cost Per Square Foot, Includes Construction and Administration Costs</small>	\$150	<p>Level 1 Carpet, Paint, Minor Furniture, Minor Relocation, Minor telecom / network</p> <p style="text-align: right;">Duration 10 - 35 Weeks</p> <p style="text-align: center;">Cost \$45psf - \$150psf</p>				
	\$400	<p>Level 2 All Items from Level 1, Add Minor Wall Construction, Minor HVAC / Electrical, Minor Sprinkler</p> <p style="text-align: right;">Duration 30 - 50 Weeks</p> <p style="text-align: center;">Cost \$150psf - \$300psf</p>				
	\$950	<p>Level 3 All Items from Level 1 and 2, Add Major Wall Removal and Construction, HVAC and Electrical Replacement within envelope of project, New Data Infrastructure</p> <p style="text-align: right;">Duration 35 - 55 Weeks</p> <p style="text-align: center;">Cost \$300psf - \$650psf</p>				
	\$1,700	<p>Level 4 Complete Building Interior Demolition and Renovation, Replacement of Building Services and Utilities, Seismic Upgrade. This does not include exterior upgrades.</p> <p style="text-align: right;">Duration 80+ Weeks</p> <p style="text-align: center;">Cost \$800psf - \$1200psf</p>				