

Cost vs. Value 2025

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Seattle, WA

PROJECT TYPE	SEATTLE			PACIFIC			2024 NATIONAL AVERAGES		
	Job Cost	Resale Value	Cost Recouped	Job Cost	Resale Value	Cost Recouped	Job Cost	Resale Value	Cost Recouped
Minor Kitchen Remodel Midrange	32,271	38,098	118.1%	29,728	38,384	129.1%	28,458	32,141	112.9%
Major Kitchen Remodel Midrange	95,542	50,762	53.1%	86,480	49,467	57.2%	82,793	42,130	50.9%
Major Kitchen Remodel Upscale	188,401	72,971	38.7%	171,950	66,778	38.8%	164,104	58,561	35.7%
Bath Remodel Midrange	36,146	16,933	46.8%	27,710	25,217	91.0%	26,138	20,915	80.0%
Bath Remodel Upscale	107,451	37,976	35.3%	86,863	38,654	44.5%	81,612	34,000	41.7%
Bath Remodel Universal Design	58,151	34,448	59.2%	45,921	26,069	56.8%	42,183	25,812	61.2%
Bathroom Addition Midrange	82,218	32,666	39.7%	65,326	37,552	57.5%	60,645	32,347	53.3%
Bathroom Addition Upscale	146,700	45,769	31.2%	121,772	46,084	37.8%	111,255	40,526	36.4%
Primary Suite Addition Midrange	219,378	59,505	27.1%	185,431	59,673	32.2%	170,517	55,097	32.3%
Primary Suite Addition Upscale	450,561	71,743	15.9%	390,895	72,525	18.6%	351,613	63,136	18.0%
HVAC Conversion Electrification	26,014	9,575	36.8%	20,724	15,864	76.5%	19,484	14,053	72.1%
Entry Door Replacement Steel	2,694	4,229	157.0%	2,545	5,228	205.4%	2,435	5,270	216.4%
Grand Entrance Fiberglass	13,922	5,888	42.3%	12,429	10,406	83.7%	11,754	9,959	84.7%
Garage Door Replacement	5,290	6,521	123.3%	4,604	12,063	262.0%	4,672	12,507	267.7%
Deck Addition Composite	28,639	22,785	79.6%	26,891	19,922	74.1%	25,096	22,199	88.5%
Deck Addition Wood	20,294	16,861	83.1%	18,405	18,874	102.5%	18,263	17,323	94.9%
Backyard Patio	59,075	14,166	24.0%	54,965	25,179	45.8%	51,454	23,672	46.0%
Roofing Replacement Asphalt Shingles	45,077	19,283	42.8%	36,391	27,742	76.2%	31,871	21,501	67.5%
Roofing Replacement Metal	75,867	20,217	26.6%	62,152	31,711	51.0%	51,865	25,972	50.1%
Window Replacement Wood	29,669	14,366	48.4%	28,186	24,618	87.3%	26,781	18,764	70.1%
Window Replacement Vinyl	24,029	11,072	46.1%	23,819	20,317	85.3%	22,073	16,657	75.5%
Siding Replacement Vinyl	25,656	16,848	65.7%	18,507	18,579	100.4%	17,950	17,313	96.5%
Siding Replacement Fiber-Cement	29,743	16,852	56.7%	22,555	29,422	130.4%	21,485	24,420	113.7%
Manufactured Stone Veneer	13,643	12,244	89.7%	13,180	30,538	231.7%	11,702	24,328	207.9%
Backup Power Generator	17,225	8,686	50.4%	14,637	14,107	96.4%	13,534	12,902	95.3%
Solar Power Installation	69,330	16,786	24.2%	60,507	24,605	40.7%	55,937	16,625	29.7%
Basement Remodel	68,358	46,477	68.0%	55,483	39,261	70.8%	52,012	36,905	71.0%
Accessory Dwelling Unit (ADU)	210,944	68,237	32.3%	181,004	70,149	38.8%	166,406	68,656	41.3%

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