



Maintenance Fees

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Item #	Item Name/Description	Price
Plumbing		
PLU001	2 Handle Kitchen Faucet	36.00
PLU004	Rubber Sink Stopper	1.00
PLU006	1 ¼" Pop up Assembly	17.00
PLU007	Pop up Tub Spout	7.99
PLU009	Flip it Tub Stopper	7.00
PLU010	Tub Deflectors	2.00
PLU011	1 ¼" P Trap complete	17.00
PLU012	1 ½" P Trap Complete	17.00
PLU013	Brass Closet Bolt Kit	1.50
PLU014	Moen Shower Handle	5.00
PLU017	Sink Supply Line 20"	4.50
PLU018	Medicine Cabinet	50.00
PLU021	Toilet Paper Roller	1.00
PLU022	Toilet Seat	10.00
PLU023	Handicap Toilet Sear	20.00
PLU024	2 Handle Bathroom Faucet	25.00
PLU025	Moen Cartridge	23.00
PLU027	Rubber Toilet Flapper	1.00
PLU028	Metal Flush Handle	7.00
PLU030	Horned Wax Ring	2.00
PLU031	Sink Basket Strainer	2.00
PLU033	Sink Supply Line 12"	3.50
PLU037	Recessed Toilet Paper Holder	11.50
PLU039	Metal Soap Dish	4.00
PLU041	Tub Waste Overflow Plate	1.50
PLU042	Moen Plastic Sink Handle	5.00
PLU045	Delta o ring kit	1.00
PLU046	Delta Seat and Spring Kit	0.50
PLU047	Aerator Male	1.50
PLU048	Aerator Female	1.50
PLU049	Shower Head	15.00

Item #	Item Name/Description	Price
PLU050	Handheld Shower	1500
PLU051	Moen Balancing Spool	92.00
PLU060	Fluid master	8.00
PLU066	Delta Cartridge	6.00
PLU069	Handicap Toilet	149.00
PLU073	18" Grab Bar	37.00
PLU083	Lavatory Legs	15.00
PLU084	Toilet Paper Holder w/roller	4.00
PLU089	Shower Rod	11.00
PLU091	Bath Fan Motor (Saratoga)	43.00
PLU092	Bath Fan Blade (Saratoga)	13.00
PLU094	Delta Sink Handles	4.00
PLU095	Delta Ball Kit	2.50
PLU096	Kitchen Faucet with Spray	46.00
PLU097	Toilet Supply Line	3.50
PLU098	Toilet Flush Valve	42.00
PLU099	Pressure Assist Tank	169.00
PLU100	18" Towel Bar	2.00
PLU101	24" Towel Bar	2.50
PLU102	Tooth Paste Holder	4.00
PLU103	Stainless Steel Kitchen Sink	110.00
PLU104	Kitchen Sink Basket	20.00
PLU105	Bath Fan Motor (Carlisle)	38.00
PLU106	Dryer Lint Trap Kit	14.00
PLU107	Complete Toilet	72.00
PLU108	Rubber Tub Stopper	1.00
Plumbing1	Unplug on Business Day	15.00
Plumbing2	Unplug After hours/Weekend	25.00

Updated May 2021

*Prices subject to change





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Item #	Item Name/Description	Price
Electric		
ELE001	8" Circline Blub	2.00
ELE004	12" Circline Blub	2.69
ELE006	60 Watt Bulb	0.50
ELE007	40 Watt Blub	0.50
ELE009	Doorbell Button Lightened	3.00
ELE010	Duplex Receptacle	1.50
ELE011	Single Pole Light Switch	2.50
ELE012	4 Gang Switch Plate	2.00
ELE013	Single Gang Switch plate	0.50
ELE015	3 Gang Blank Wall Plate	2.00
ELE018	GFI Outlet Cover	2.00
ELE020	36" Fluorescent Tube	2.00
ELE021	40 Watt Appliance Blub	1.00
ELE022	PL 7 Blub	4.00
ELE023	25W Exit Lamp	1.00
ELE025	40W Fluorescent U Tube	2.30
ELE027	24V Doorbell Transformer	7.00
ELE032	3 Gang Switch Cover	1.50
ELE033	2 Gang Switch Cover	1.00
ELE034	3 Way Light Switch	1.50
ELE035	GFI Outlet Cover	21.00
ELE038	120 Volt Smoke Alarm	17.00
ELE048	14" Round Light Cover	20.00
ELE050	9Vlt Batter	5.50
ELE051	9Vlt Smoke Alarm	5.50
ELE052	Line Volt Thermostat	11.00
ELE063	48" T8 Light Bulb (Carlisle)	1.50
ELE065	Circline Ballast (North Shore)	13.50
ELE068	Telephone Wall Plate	2.50
ELE069	Telephone Jack	1.75
ELE070	2 Gang Blank Plate	0.75

Item #	Item Name/Description	Price
ELE071	Single Gang Outlet Cover	0.50
ELE072	2 Gang Outlet Cover	92.00
ELE073	Television Cable Plate	3.50
ELE075	D Cell Battery	1.00
ELE076	AA Battery	0.75
ELE078	12" Circline Fixture	70.00
ELE079	Dual Lite Emergency Light	49.50
ELE080	Translucent Light Panel	4.50
ELE082	PL13 Fluorescent Tube	1.00
ELE085	4' Fluorescent Fixture	22.00
ELE090	7 Watt Fluorescent Fixture	19.00
ELE093	Nutone Fan/Light Unit	44.00
ELE095	Smoke Alarm (Northshore)	17.00
ELE098	Double Switch	4.50
ELE111	2' T8 Bulb	2.00
ELE112	4' T8 Bulb	1.50
ELE115	Heat Lamp	5.00
ELE116	CO Detector	30.00
ELE117	60 Watt LED Bulb	1.00
ELE118	LED Bathroom Fixture	60.00
ELE119	120 Volt Outlet	1.00
ELE120	10 YR Smoke Alarm	32.00
Heat		
HEAT001	ISTA Heater Handle	20.00
HEAT002	Honeywell Heater Handle	58.00
HEAT004	Radiator Vent Valves	1.00
HEAT005	Honeywell Thermostat	17.00
HEAT016	Valve Body Straight	32.00
HEAT017	Valve Body Angle	32.00
HEAT023	4"X10" Register	7.00
HEAT011	Heat control Handle NSV	65.00



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Item #	Item Name/Description	Price	Item #	Item Name/Description	Price
Doors			Screens		
CORES001	Core Charge	14.50	SCR001	L.R. Screen (Carlisle)	46.00
CARD SD	Door Cards	5.00	SCR002	BR Screen (Carlisle)	51.00
KeysD	Apt Door Key	2.40	SCR003	Screen (Saratoga)	69.00
MBlock	Mailbox Lock	10.50	SCR004	Rescreen	15.00
LOCKOUT01	After Hours/Holidays Lockout (Carlisle)	25.00	SHA002	Window Shade	10.00
LOCKOUT02	After Hours/ Holidays Lockout (North Shore)	25.00	SHA004	Shade Brackets	1.50
LOCKOUT03	After Hours/ Holidays (Saratoga)	25.00	Windows		
LOCKOUT04	Lockout During Regular Business Hours (Carlisle)	0.00	Window1	Window Replacement (Saratoga)	130
LOCKOUT05	Lockout During Business Hours (North Shore)	0.00	Window2	Window Replacement (Carlisle)	195
LOCKOUT06	Lockout During Regular Business Hours (Saratoga)	0.00	Floors		
DOOR	Electric Doorbell	24.00	FLOOR001	18X18 Floor Tile	2.50sq/ft
DOOR001	Mechanical Doorbell	25.00	Ceiling		
DOOR002	Chain Lock	1.00	CEIL001	Ceiling Tile	2.00/tile
DOOR003	Storm Door Handle	11.00	Carpentry		
DOOR006	Storm Door Closer	13.00	CARP1	Carpentry (Carlisle)	0.00
DOOR009	Passage Doorknob Set	11.00	CARP2	Carpentry (North Shore)	0.00
DOOR017	Handrail Bracket	3.50	CARP3	Carpentry (Saratoga)	0.00
DOOR023	Closet Door Guide	0.50	Trash		
DOOR030	Wooden Closet Knob	0.50	RECYCLEBIN	Recycle Bin	14.00
DOOR032	Closet Rod	4.00	TRASH 1	P/BAG (Carlisle)	5.00
DOOR033	Bedroom Door	50.00	TRASH 2	P/BAG (North Shore)	5.00
DOOR034	Storm Door Complete	150.00	TRASH 3	P/BAG (Saratoga)	5.00
DOOR035	Storm Door Hinge	60.00			
DOOR036	Weather Stripping	23.00			
DOOR037	Door Hinge	2.50			



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Item #	Item Name/Description	Price
Stoves		
STO001	30" Broil Element	19.00
STO002	30" Bake Element	18.00
STO003	8" Burner	13.00
STO004	6" Burner	12.00
STO005	Stove Knobs	12.00
STO006	Oven Thermostat	35.00
STO007	6" Drip Pan	2.20
STO008	8" Drip Pan	2.70
STO009	Range Hood Filter	5.00
STO010	Thermostat 30" Range	5.00
STO011	Broil/Bake Switch	11.60
STO012	Burner Socket	7.00
STO014	20" Broil Element	11.00
STO015	20" Bake Element	8.00
STO031	Oven Knob	6.50
STO032	30" Oven Seal	7.00
STO040	30" Range Hood	60.00
STO041	24" Range Hood	53.00
STO042	30" Bake Element	10.00
STO043	30" Broil Element	19.00
Extermination		
EXT001	Exterminator not Prepared	50.00
Labor Charges		
LABOR 1	Business Day Labor	15/hr
LABOR 2	After Hours/weekends Labor	25/hr

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