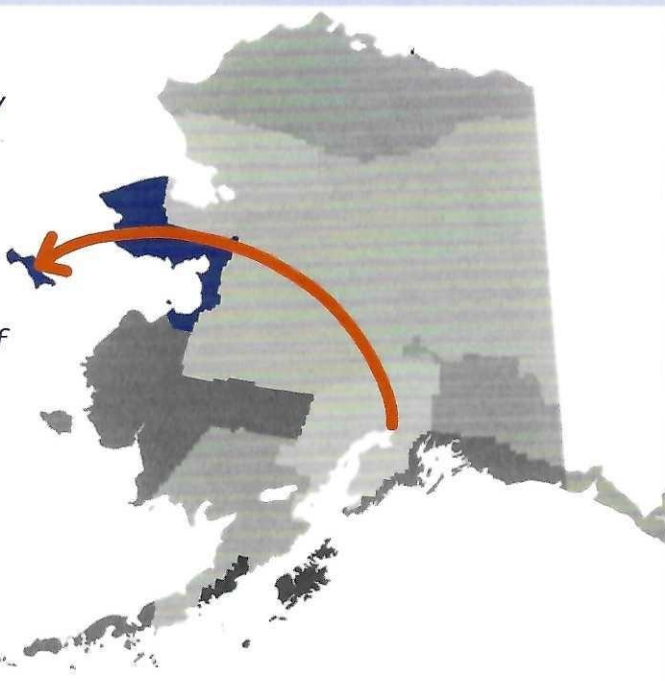


# Home Construction Costs in Alaska

## Can you build a home in Rural Alaska for \$185,000?

Alaska's Regional Housing Authorities (RHAs) are the number one builders of affordable housing across the state and often the ONLY developers in rural communities. RHAs are often leveraging various funding sources to achieve economies of scale (and make homes more affordable) while abiding by numerous regulations.

*"Why is it so expensive for a Housing Authority to build a home in Rural Alaska? I can order a home kit from Spenard Builders Supply for a fraction of the cost than that of the Housing Authorities."*



*Building a home is not as simple as purchasing a kit from a supplier. Housing development must include, shipping, water and sewer connection, roads, foundation, electrical distribution and construction.*

# Full Cost of Housing Development in Rural Alaska

Shipping

**\$185,000**

82% of Alaska's communities aren't connected to the road system and requires shipping that can cost 100% of the total material cost.

Labor

**\$100,000**

Skilled and unskilled labor such as construction, electrical and plumbing are a large expense in developing housing.

Electrical, Heating  
& Plumbing

**\$75,000**

Material for required Electrical, Heating & Plumbing systems such as Boilers, HRVs, rough in material.

Architecture &  
Engineering

**\$10,000**

Architecture and Engineering design are required to meet standards.

Infrastructure

**\$75,000**

Water, sewer, electrical distribution, roads connecting to homes.

Site Prep &  
Foundations

**\$50,000**

Site prep and foundation installation can vary greatly based on the region and the type of foundation needed.

**Total Cost for Modest Home: \*\$600,000-\$700,000**

\*Cost range is based on conservative estimate that varies per region.