

Sample Fee Schedule

This sample fee schedule provides typical pricing ranges for real estate appraisal and consulting services. Consulting services are strictly non-appraisal. All fees are illustrative and subject to a formal engagement letter for specific assignments.

I. Appraisal Services

Residential Appraisal

Service	Typical Fee Range
Single-Family (Conforming)	\$450 – \$650 per form appraisal
UAD 3.6 (New Format)	\$900 - \$1,500 per form appraisal
Multi-Family (2–4 Units)	\$1,200 – \$3,000 per form appraisal
High-Value / Complex Residential	\$1,200 – \$3,000+ per form appraisal

Commercial Appraisal

Service	Typical Fee Range
Small Retail / Office / Industrial / Multifamily /Land	\$2,500 – \$4,500 per narrative appraisal
Special Use	\$3,000 - \$5,000 per narrative appraisal
Larger / Complex Properties/ Portfolio	\$5,000 – \$25,000+ per narrative appraisal

II. Consulting Services (Non-Appraisal)

Residential Consulting

Service	Typical Fee Range
Market Analysis & Advisory	\$500 – \$1,000 per property
Highest & Best Use or Zoning Review	\$600 – \$1,200 per property
Tax Assessment Review & Support	\$400 – \$900 per property
Complex or Luxury Property Strategy	Starting at \$1,200 per property
Mass Appraisal Review	Custom quote

Commercial Consulting

Service	Typical Fee Range
Market & Feasibility Studies	\$1,500 – \$3,500 per assignment
Investment / Income Capitalization Analysis	\$2,000 – \$4,000 per property
Site Selection, Development Advisory	\$1,500 – \$5,000 depending on scope
Multi-Property, Portfolio Consulting	Custom quote
Mass Appraisal Review	Custom quote

III. Mentoring & Professional Development

Service	Typical Fee Range
One-on-One Mentorship	\$150 – \$250 per hour
Group Training / Workshops (half-day)	\$500 – \$1,000 per half day
Group Training / Workshops (full-day)	\$900 – \$1,800 per full day
Long-Term Supervisor/Trainee – Mentorship	Pricing upon request

Disclaimers:

- All consulting services are advisory in nature and do not constitute state-licensed appraisal work.
- Travel outside the local service area may incur additional costs, quoted in advance, one-time fee.
- Rush or expedited assignments may carry a surcharge of 20–30%, quoted in advance, one-time fee.
- All fees are estimates and finalized in a signed engagement letter.