

Traditional v. modular apartment construction



Category	Traditional construction	Modular construction
Cost per sq. ft.	\$220-\$700	\$150-400
Labor costs	Higher (on-site, weather delays)	Lower (factory-controlled environment)
Materials waste	Higher (up to 30 percent waste)	Minimal (bulk purchasing, precise cuts)
Project timeline	Longer (weather and site preparation delays)	50 percent faster
Energy efficiency	Varies by design and materials	Higher (better insulation pre-installed)

SOURCE: HOW MUCH DOES IT COST TO BUILD AN APARTMENT COMPLEX? KEVIN BROUILLARD, SOFI; JENNIFER CARLSON, HOW MUCH DOES IT COST TO BUILD AN APARTMENT COMPLEX, HOMEGUIDE; MODULAR CONSTRUCTION IN 2025: COSTS, BENEFITS, AND WHY IT'S THE FUTURE, BUILTFRONT.COM; HOW MUCH DOES IT COST TO BUILD AN APARTMENT COMPLEX? 2024 GUIDE, RSMEANS.COM