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# Costs & Pricing

Flooring costs, installation pricing, budgeting, quotes, material comparisons, and NB market rates

29 Expert Answers from Floor IQ

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## What is the cost per square foot for polished concrete flooring as a finished surface in a NB home?

**Polished concrete flooring in New Brunswick typically costs \$8-\$15 per square foot for a basic polished finish, with decorative options ranging \$12-\$25 per square foot fully installed.** This makes it a mid-range flooring option that's particularly well-suited to NB's challenging moisture conditions.

The cost breakdown includes surface preparation (\$2-\$5/sq ft), grinding and polishing (\$4-\$8/sq ft), and sealing (\$1-\$2/sq ft). **Decorative elements like acid staining, integral colour, or exposed aggregate patterns** add \$3-\$8/sq ft to the base price. For a typical 800 square foot basement or main floor area, expect total costs between \$6,400-\$12,000 for basic polished concrete, or \$9,600-\$20,000 with decorative finishes.

**Polished concrete offers significant advantages in New Brunswick's Maritime climate.** Unlike hardwood or laminate that expand and contract with humidity changes, concrete remains dimensionally stable through NB's extreme seasonal swings from 20% winter humidity to 65%+ summer levels. The sealed surface is completely waterproof, making it ideal for basement installations where moisture migration through concrete slabs is a constant concern. In coastal communities like Saint John, Shediac, or Bathurst, polished concrete won't be affected by salt air or persistent dampness that can damage other flooring materials.

**The installation process requires existing concrete in good condition** — cracked, severely uneven, or oil-stained slabs need repair work that adds \$3-\$6/sq ft to the project cost. New concrete pours specifically for polished flooring run \$6-\$10/sq ft before polishing begins. The grinding and polishing process takes 3-5 days and creates significant dust, so plan for plastic sheeting and air filtration during installation.

**Polished concrete works exceptionally well with radiant floor heating**, which is increasingly popular in NB homes during our long heating season. The thermal mass stores and releases heat efficiently, creating comfortable temperatures underfoot while the polished surface reflects light to brighten basement spaces. However, without radiant heat, concrete feels cold during NB winters — consider area rugs in living spaces.

**Hire a professional for polished concrete installation.** The specialized grinding equipment, diamond polishing pads, and chemical densifiers require experience to achieve consistent results. Poor technique creates visible swirl marks, uneven sheen levels, and premature wear that cannot be easily corrected. Most NB flooring contractors subcontract polished concrete to specialists with the proper equipment and training.

Need help finding a concrete polishing specialist? New Brunswick Flooring can match you with experienced professionals through the New Brunswick Construction Network for free estimates on your project.

## What is the average cost to install epoxy flooring in a two-car garage in the Moncton or Fredericton area?

**Epoxy garage floor installation in the Moncton-Fredericton area typically costs \$4-\$8 per square foot professionally installed, putting a standard two-car garage (400-500 square feet) at \$1,600-\$4,000 total.** The wide price range reflects differences in epoxy quality, surface preparation requirements, and decorative options.

**Basic epoxy systems** using water-based or standard solvent-based epoxy run \$4-\$6 per square foot installed. This includes concrete cleaning, minor crack repair, primer application, base coat, and a clear topcoat. Most contractors in the Moncton and Fredericton markets offer this level of service, and it provides good durability for typical residential garage use.

**Premium epoxy installations** cost \$6-\$8 per square foot and include 100% solids epoxy (the most durable option), decorative color flakes or metallic effects, multiple topcoats for enhanced chemical resistance, and more extensive surface preparation. These systems better handle New Brunswick's freeze-thaw cycles, road salt tracked in during winter, and automotive fluids.

**Surface preparation drives much of the cost variation** in NB garage floors. Concrete slabs in Maritime conditions often have surface contamination from years of oil stains, tire rubber, and salt residue. Professional preparation includes degreasing, acid etching or diamond grinding, and crack repair. Garages with heavily stained or damaged concrete may need additional prep work, pushing costs toward the higher end of the range.

**New Brunswick's climate creates specific challenges** for garage epoxy installations. The concrete must be completely dry before application — spring snowmelt and Maritime humidity can keep garage slabs damp well into May. Most professional installers recommend scheduling epoxy work between July and October when concrete moisture levels are lowest. Winter installation is possible with proper heating and ventilation, but adds complexity and cost.

**DIY epoxy kits** available at Maritime home centers cost \$150-\$400 for a two-car garage, but results rarely match professional installations. The concrete preparation is labor-intensive, and application timing is critical — Maritime humidity can interfere with proper curing if you don't have experience managing the process.

**Additional costs to consider** include moving stored items (\$100-\$200), repairing significant concrete cracks or spalling (\$2-\$5 per linear foot), and adding a polyaspartic topcoat for faster curing and UV resistance (\$1-\$2 per square foot extra). Some contractors charge extra for weekend or evening work to minimize garage downtime.

**When to hire a professional:** Epoxy application requires precise surface preparation, proper mixing ratios, and specific temperature and humidity conditions during application and curing. Mistakes result in peeling, bubbling, or

poor adhesion that requires complete removal and re-application. The specialized equipment for concrete preparation (grinders, shot blasters, industrial vacuums) makes professional installation the practical choice for most homeowners.

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Q3

## How much does bamboo flooring cost to purchase and install in a New Brunswick home compared to hardwood?

**Bamboo flooring typically costs \$4-\$8 per square foot for materials in New Brunswick, with installation adding another \$3-\$6 per square foot, making it comparable to mid-range engineered hardwood but less expensive than premium solid hardwood options.**

Bamboo has gained popularity as an eco-friendly alternative to traditional hardwood, but the cost comparison depends on which type of hardwood you're considering. **Standard bamboo flooring** runs \$4-\$6 per square foot for materials, while **strand-woven bamboo** (the most durable option) costs \$6-\$8 per square foot. Installation costs are similar to hardwood at \$3-\$6 per square foot, depending on whether you choose floating, nail-down, or glue-down installation.

Compared to **solid hardwood**, bamboo offers significant savings. Red oak or maple solid hardwood costs \$5-\$8 per square foot for materials, but premium species like walnut or Brazilian cherry can reach \$8-\$14 per square foot. However, bamboo pricing is very similar to **engineered hardwood**, which runs \$4-\$9 per square foot for materials

in the NB market. For a typical 1,000 square foot installation, expect to pay \$7,000-\$14,000 total for bamboo versus \$8,000-\$20,000 for solid hardwood.

**New Brunswick's Maritime climate creates specific challenges for bamboo flooring** that affect long-term value. Bamboo is actually a grass, not wood, and it responds differently to humidity changes than traditional hardwood. During NB's dry winter months when indoor humidity drops to 20-30%, bamboo can shrink and create gaps between planks. However, bamboo generally handles moisture better than solid hardwood, making it potentially suitable for NB basements where solid hardwood should never be installed.

The key consideration is **strand-woven versus traditional bamboo construction**. Traditional horizontal or vertical bamboo (\$4-\$6/sq ft) is softer than most hardwoods and shows dents and scratches more easily - not ideal for high-traffic areas in NB homes with muddy spring conditions and winter boot traffic. Strand-woven bamboo (\$6-\$8/sq ft) is significantly harder and more durable, rivaling oak and maple for wear resistance.

**Installation complexity is similar to engineered hardwood**, with floating installation being the most popular and DIY-friendly option. Like other wood-alternative products, bamboo requires 8-12mm expansion gaps around all walls and fixed objects - especially important in NB's humidity-swinging climate. Professional installation is recommended for nail-down or glue-down methods, particularly over the concrete basement slabs common in NB homes.

**When to hire a professional:** Choose professional installation for strand-woven bamboo nail-down installations, any basement installation requiring moisture mitigation, or open-concept areas larger than 500 square feet where pattern consistency and expansion planning matter. DIY installation works well for click-lock floating bamboo in standard rectangular rooms.

Need help finding a flooring professional experienced with bamboo installation? New Brunswick Flooring can match you with local contractors familiar with bamboo's specific requirements in our Maritime climate.

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## How much does a full-house flooring replacement cost for a standard three-bedroom NB home when choosing mid-range materials?

**A full-house flooring replacement for a standard three-bedroom NB home typically costs \$12,000-\$25,000 using mid-range materials, depending on the specific products chosen and your home's square footage.**

For a typical 1,200-1,400 square foot bungalow or two-storey home in New Brunswick, here's what you can expect when choosing quality mid-range materials:

**Main living areas** (living room, dining room, kitchen, hallways — roughly 600-800 sq ft) work well with engineered hardwood at \$8-\$12 per square foot fully installed, totaling \$4,800-\$9,600. Engineered hardwood handles NB's seasonal humidity swings much better than solid hardwood while providing the authentic wood appearance most homeowners want. Alternatively, premium luxury vinyl plank runs \$6-\$10 per square foot installed and offers superior moisture resistance for NB conditions.

**Bedrooms** (three bedrooms totaling 400-500 sq ft) are perfect for quality nylon carpet at \$5-\$7 per square foot installed, adding \$2,000-\$3,500 to your budget. Carpet provides warmth and comfort during NB's long heating season while being the most cost-effective option for lower-traffic sleeping areas.

**Bathrooms** (two bathrooms at 80-120 total sq ft) need porcelain tile for moisture resistance, running \$12-\$18 per square foot installed including proper waterproofing, adding \$1,200-\$2,400. Never compromise on bathroom flooring in NB's humid Maritime climate.

**Additional costs** significantly impact your total budget. Old flooring removal adds \$1-\$3 per square foot depending on the existing material — removing old carpet is cheaper than tile or glued-down vinyl. Subfloor preparation, which is critical in older NB homes, can add \$1,500-\$4,000 depending on what's discovered underneath. Factor in baseboard removal and reinstallation (\$3-\$5 per linear foot), transition strips between different flooring types, and furniture moving.

**Timing matters for NB installations.** Schedule hardwood or engineered flooring for late summer through fall when indoor humidity is most stable. Spring installations during snowmelt season risk moisture issues, especially in basement areas. Many NB contractors offer better pricing during slower winter months, but material acclimation becomes more critical when bringing flooring from cold storage into heated homes.

**Get multiple quotes** — flooring prices in New Brunswick vary 25-40% between contractors for identical materials and scope. Always verify that installers carry liability insurance and preferably WorkSafeNB coverage, especially for larger projects like whole-house replacements.

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Q5

## How much does hardwood flooring installation cost in Moncton in 2026?

**Hardwood flooring installation in Moncton typically costs \$8–\$14 per square foot fully installed for domestic species like red oak, white oak, maple, or birch in 2026.** This includes materials, professional installation labour, and standard underlayment or vapour barrier where needed. For a typical 1,000 square foot main floor in a Moncton home, you're looking at \$8,000–\$15,000 total depending on species, plank width, and the condition of your existing subfloor.

The cost breaks down into two main components. **Materials** for solid hardwood run \$5–\$8 per square foot for popular domestic species, while **engineered hardwood** ranges from \$4–\$9 per square foot and offers better dimensional stability for Moncton's Maritime humidity swings. Installation labour in the Moncton market runs \$3–\$6 per square foot for nail-down solid hardwood and \$2–\$5 per square foot for engineered hardwood (which can be floated, glued, or nailed). If you're drawn to exotic species like Brazilian cherry or walnut, expect materials alone to run \$8–\$14 per square foot, plus higher installation labour since these denser woods require more time and specialized blades.

Don't forget the additional costs that catch many Moncton homeowners off guard. **Old flooring removal** adds \$1–\$4 per square foot depending on what's coming up. **Subfloor preparation** — levelling, patching, or overlaying old board subfloors common in Moncton's pre-1970s housing stock — can add \$1–\$5 per square foot. **Baseboard removal and reinstallation** runs \$2–\$4 per linear foot, and **furniture moving** adds \$50–\$200 per room. A realistic

budget should include these line items alongside the flooring itself.

**Moncton's climate matters for your hardwood investment.** The city experiences significant seasonal humidity swings — indoor humidity can drop to 20–30% during the long heating season and climb above 65% in summer without air conditioning. Solid hardwood expands and contracts with these swings, so you'll need to maintain indoor humidity between 35–55% year-round using a humidifier in winter and dehumidifier or AC in summer. Engineered hardwood handles these swings better and is increasingly the preferred choice for Moncton installations.

A few tips for getting the best value in Moncton. **Always get at least three quotes** — flooring prices in the NB market can vary 25–40% between contractors for identical materials and scope. Ask each installer about their acclimation process: hardwood needs 5–10 days to reach moisture equilibrium with your home's environment before installation, especially during Moncton's cold months when wood arrives from unheated warehouses. Verify that your installer carries general liability insurance and ideally WorkSafeNB coverage. And consider timing your project for late summer or fall, when indoor humidity is most stable and acclimation is most predictable.

**Professional installation is strongly recommended for hardwood floors.** Nail-down hardwood requires specialized flooring nailers, precise moisture management, and experience with pattern layout and expansion planning. The cost difference between DIY and professional installation is modest compared to the risk of a poorly installed floor that gaps, cups, or buckles in Moncton's demanding humidity environment. New Brunswick Flooring can match you with local hardwood installers for free estimates on your Moncton project.

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Q6

**What is the average cost per square foot to install hardwood floors in a New Brunswick home?**

**The average cost to install hardwood floors in a New Brunswick home ranges from \$8 to \$14 per square foot fully installed for domestic species, including both materials and professional labour.** Engineered hardwood falls in a similar range of \$6–\$14 per square foot fully installed, while exotic hardwoods can push above \$20 per square foot all-in.

Breaking that down, **solid hardwood materials** (red oak, white oak, maple, and birch — the most popular species in NB) cost \$5–\$8 per square foot, with nail-down installation labour adding \$3–\$6 per square foot. **Engineered hardwood materials** run \$4–\$9 per square foot, with installation labour at \$2–\$5 per square foot since floating and glue-down methods are faster than nail-down. The variation within these ranges depends on plank width (wider planks cost more), wood grade (character grade vs. select), finish type (pre-finished vs. site-finished), and the complexity of your room layout — stairs, angles, and doorways all add time and cost.

New Brunswick's flooring costs run approximately **10–15% below the national Canadian average**, which is one advantage of the NB market. However, several factors can push your per-square-foot cost toward the higher end. Older NB homes — and the province has plenty built before the 1970s — often have board subfloors that need a plywood overlay (\$1.50–\$3.00 per square foot) before hardwood can be installed. Subfloor preparation, old flooring removal (\$1–\$4 per square foot), and baseboard work (\$2–\$4 per linear foot) are real costs that aren't included in the basic per-square-foot price but are part of nearly every project.

**New Brunswick's Maritime humidity cycle is the single most important factor in choosing between solid and engineered hardwood.** Indoor humidity can swing 30–50% between winter and summer across the province. Solid hardwood expands and contracts with these swings, requiring year-round humidity control (humidifier in winter to maintain 35–45% RH, dehumidifier or AC in summer to stay below 55% RH). Engineered hardwood's cross-layered plywood core resists this movement far better, which is why many NB flooring professionals now recommend engineered hardwood as the default choice — especially in coastal communities like Saint John, Shediac, and Bathurst where ambient humidity is persistently higher.

To get accurate pricing for your specific project, **request at least three written quotes from local installers** — NB flooring prices vary 25–40% between contractors for the same scope of work. Each quote should itemize materials, labour, subfloor prep, removal, transitions, and baseboards separately so you can compare fairly. Ask about the acclimation timeline (5–10 days minimum in NB), whether the quote includes moving furniture, and verify that the installer carries liability insurance.

**Hardwood installation is a job for professionals** given the precision required for nail-down work, moisture management, and pattern layout. A botched hardwood install is far more expensive to fix than the savings from going DIY. Browse flooring contractors in your area through the New Brunswick Construction Network directory to get matched with local installers for free estimates.

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## How much does it cost to install luxury vinyl plank flooring in a typical NB house?

**Installing luxury vinyl plank (LVP) flooring in a typical New Brunswick home costs \$5–\$12 per square foot fully installed, putting a 900 square foot installation in the range of \$4,500–\$10,800 total.** The wide range reflects the significant quality differences between entry-level and premium LVP products, as well as the condition of your existing subfloor.

**Materials** for quality LVP with an SPC (stone polymer composite) or WPC (wood polymer composite) core run \$3–\$7 per square foot, while premium brands like COREtec, Mannington Adura, and Shaw Floorte push \$5–\$8 per square foot. Installation labour in the NB market adds \$2–\$5 per square foot. The total cost for a typical three-bedroom NB home — covering approximately 800–1,200 square feet of living space — usually lands between \$5,000 and \$12,000 including removal of old flooring, subfloor preparation, and transition strips.

Beyond the basic material and labour costs, budget for the extras that every NB installation requires. **Old flooring removal** runs \$1–\$4 per square foot depending on what you're pulling up (glued-down sheet vinyl is more expensive to remove than floating laminate). **Underlayment with a vapour barrier** (\$0.50–\$1.00 per square foot) is essential under floating LVP in NB homes — many premium LVP products include a pre-attached pad, but you still need a separate vapour barrier when installing over concrete. **Baseboard removal and reinstallation** adds \$2–\$4 per linear foot, and **transition strips** between rooms cost \$15–\$50 each installed.

**LVP is arguably the best-suited flooring product for New Brunswick's Maritime climate.** It's 100% waterproof, dimensionally stable across the province's severe seasonal humidity swings, and performs well from coastal Saint John to northern Edmundston. Unlike solid hardwood, LVP won't gap in winter when your forced-air heating drops indoor humidity to 20–30%, and it won't cup in summer when humidity climbs above 60%. This makes it an excellent choice for every room in an NB home — including basements, where LVP over a proper vapour barrier outperforms nearly every other option.

A few practical tips for NB homeowners considering LVP. **Choose SPC core over WPC** if you're installing in a basement or any room with concrete subfloors — SPC is denser and more rigid, with better moisture resistance. **Don't skimp on wear layer thickness:** look for at least 20 mil (0.5mm) for residential use and 28+ mil for high-traffic areas. Proper **expansion gaps of 8–12mm** around all walls and fixed objects are critical in NB, where temperature swings between seasons cause even vinyl to expand and contract slightly. And always ensure your subfloor is flat to within 3mm over 1.8 metres — bumps and dips telegraph through LVP and cause premature wear at high spots.

**Click-lock LVP is one of the most DIY-friendly flooring options available**, making it a reasonable project for handy NB homeowners tackling a single room or small area. However, for whole-home installations of 500+ square feet where expansion planning, transition placement, and pattern consistency across open-concept spaces matter, professional installation delivers a noticeably better result. Get matched with a flooring professional for a free estimate through New Brunswick Flooring.

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**Q8**

## **What is the price to install laminate flooring in a 1500 square foot home in Fredericton?**

**Installing laminate flooring across 1,500 square feet in a Fredericton home will cost approximately \$6,000–\$12,000 fully installed, based on a per-square-foot rate of \$4–\$8 including materials and labour.**

Your actual cost will depend on the quality grade of laminate you choose, the condition of your subfloors, and how much preparation work is needed.

The cost breaks down as follows. **Quality laminate materials** rated AC4 or AC5 for residential durability run \$2–\$5 per square foot in the NB market. Installation labour for floating laminate adds \$2–\$4 per square foot. At 1,500 square feet, you'll also need **underlayment with a vapour barrier** (\$0.50–\$1.00 per square foot, totalling \$750–\$1,500) — this is non-negotiable in Fredericton's climate. Add **old flooring removal** at \$1–\$4 per square foot if you're pulling up existing carpet, vinyl, or damaged laminate. **Baseboard removal and reinstallation** across a full home of that size typically adds \$600–\$1,200. Transition strips between rooms (\$15–\$50 each) and furniture moving (\$50–\$200 per room) round out the budget. A realistic all-in budget for a 1,500 square foot Fredericton laminate project is **\$8,000–\$14,000** when you include every line item.

**Fredericton's location in the Saint John River valley creates specific conditions that affect laminate flooring performance.** The valley experiences morning fog, higher ground moisture, and spring flooding that elevates humidity in homes near the river. During winter, forced-air heating drops indoor humidity to 20–30%, while summer humidity can push above 65% without air conditioning. This annual swing means **expansion gaps of 8–12mm around all walls, pipes, and cabinets are absolutely essential** — undersized gaps will cause your laminate to buckle during Fredericton's humid summers. Many older Fredericton homes also have board subfloors that need a plywood overlay (\$1.50–\$3.00 per square foot) to create the flat, stable surface that laminate requires.

When choosing laminate for a Fredericton installation, **prioritise water resistance.** Standard HDF-core laminate absorbs water quickly and swells irreversibly at the joints — a serious concern in kitchens, bathrooms, and entryways where tracked-in snow and slush are a daily reality from November through April. Look for laminate with water-resistant or waterproof core technology, sealed edges, and wax-treated locking mechanisms. For kitchens and basements, consider whether LVP (luxury vinyl plank) at \$5–\$12 per square foot fully installed might be the better investment, since it's 100% waterproof.

For a whole-home project of this size, **always collect at least three detailed written quotes** from Fredericton-area flooring installers. NB flooring prices vary 25–40% between contractors, so comparing quotes can save you \$2,000 or more on a 1,500 square foot job. Ask each contractor to break out materials, labour, subfloor prep, removal, and trim work separately. Verify insurance coverage and ask about their warranty on labour.

**Click-lock laminate is technically a DIY-friendly product**, but a 1,500 square foot installation across multiple rooms with hallway transitions, door trimming, and open-concept expansion planning is firmly in professional territory. The cost of professional installation is modest compared to the risk of buckling, gapping at transitions, or poor pattern alignment across a large area. Browse flooring contractors in the New Brunswick Construction Network directory to find installers serving the Fredericton area.

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## How much does professional tile floor installation cost in Saint John NB?

**Professional tile floor installation in Saint John typically costs \$9–\$20 per square foot fully installed for porcelain tile, and \$13–\$27 per square foot for natural stone like slate, marble, or travertine.** These prices include the tile materials, substrate preparation, thinset mortar, grout, and professional labour. For a typical Saint John bathroom floor of 60–100 square feet, expect to pay \$1,200–\$3,000. A kitchen floor of 150–250 square feet runs \$2,500–\$7,000.

The cost structure for tile is different from other flooring types because **labour is the dominant expense**. Tile materials themselves are relatively affordable — porcelain runs \$3–\$8 per square foot and ceramic \$2–\$5 per square foot — but professional installation labour adds \$6–\$12 per square foot for porcelain and \$8–\$15 per square foot for natural stone. That labour cost reflects the skilled work involved: substrate preparation (cement board installation, levelling, waterproofing membranes in wet areas), precise layout, cutting, setting, and grouting. Substrate prep alone accounts for 30–40% of a quality tile job and is the single biggest factor in whether your tile floor lasts 5 years or 50.

Budget for these additional costs that are part of nearly every Saint John tile project. **Old flooring removal** runs \$1–\$4 per square foot. **Self-levelling compound** for uneven concrete slabs adds \$2–\$4 per square foot.

**Waterproofing membrane** in bathrooms and laundry rooms adds \$2–\$4 per square foot but is essential for long-term performance. **Heated floor systems** — increasingly popular in Saint John bathrooms given NB's long cold season — add \$8–\$15 per square foot for electric radiant mats. Transition strips to adjacent rooms cost \$15–\$50 each.

**Saint John's coastal location on the Bay of Fundy creates moisture conditions that directly affect tile installation decisions.** The city's persistently high ambient humidity and salt air make porcelain tile an excellent choice for Saint John homes — it's completely waterproof, unaffected by humidity swings, and won't corrode or deteriorate in coastal conditions. However, ceramic tile (which is more porous than porcelain) is not recommended for unheated spaces in Saint John where freeze-thaw can occur. For basement installations, moisture testing of the concrete slab is essential before tiling — Saint John's high water table and spring snowmelt push moisture vapour through basement concrete, and tile installed over excessively damp concrete will eventually lose adhesion as the thinset fails.

If you're considering radiant floor heating under your tile — and it's a fantastic combination for Saint John's climate — electric radiant heat mats must be installed by a licensed electrician to comply with the Canadian Electrical Code, while hydronic (hot water) systems require a plumbing permit under the NB Plumbing Installation and Inspection Act. Find contractors through the New Brunswick Construction Network at

newbrunswickconstructionnetwork.com for related trades.

**Tile floor installation is firmly a professional job.** The substrate preparation, waterproofing, levelling, and precise setting required for a durable tile floor demand experience and specialized tools. A poorly prepped substrate leads to cracked tiles and failed grout within one to three years — far more expensive to fix than doing it right the first time. Get matched with a local tile installer for a free estimate through New Brunswick Flooring.

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## What is the average cost to refinish hardwood floors in New Brunswick per square foot?

**Refinishing hardwood floors in New Brunswick costs \$3–\$6 per square foot on average, making it one of the best-value home improvement projects available to NB homeowners.** A typical 1,000 square foot main floor refinishing project runs \$3,000–\$6,000 — roughly one-third to one-half the cost of replacing the floors entirely with new hardwood.

The refinishing process involves sanding the existing hardwood down to bare wood (removing the old finish, scratches, stains, and surface damage), then applying new stain (optional) and protective finish coats. The per-square-foot cost depends on several factors: the **condition of the existing floors** (heavily damaged or previously poorly refinished floors require more sanding passes), the **type of finish** you choose (oil-based polyurethane is the most common and affordable; water-based polyurethane costs more but dries faster with less odour; penetrating oil finishes are premium), and whether you're **changing the stain colour** (adding stain is an extra step and typically adds \$0.50–\$1.50 per square foot). Minor board replacement — swapping out a few cracked or damaged planks — adds cost but is far cheaper than full replacement.

Beyond the per-square-foot price, factor in **furniture moving** (\$50–\$200 per room), **baseboard removal** if needed for a thorough job (\$2–\$4 per linear foot), and the fact that you'll need to vacate the space during the process. Oil-based polyurethane requires 24–48 hours of cure time between coats (typically three coats total) and produces strong fumes, meaning the project takes 3–5 days with limited access to the rooms. Water-based finishes dry in 2–4 hours between coats and can cut the total project timeline significantly.

**New Brunswick's humidity cycle directly affects the timing and success of hardwood refinishing.** The ideal window for refinishing in NB is **late summer through early fall** (August–October), when indoor humidity is moderate and stable. Refinishing during the winter heating season, when indoor humidity drops to 20–30%, means the wood is in its most contracted state — gaps between planks are at their widest, and finish can seep between boards. Refinishing during NB's humid summer peak risks moisture interfering with finish adhesion and cure. Whichever season you choose, maintain consistent indoor humidity (35–55% RH) during and after the refinishing process for the best results.

Many older NB homes — particularly pre-1970s properties in Fredericton, Moncton, and Saint John — have **original hardwood floors hidden under carpet** that are prime candidates for refinishing. Solid hardwood floors can be refinished 3–5 times over their lifespan, making them a 50–100 year flooring investment with periodic maintenance. If your existing hardwood is still structurally sound with at least 2mm of wood above the tongue, refinishing is almost always the smarter financial and environmental choice compared to replacement.

**Hardwood refinishing is a job that demands professional expertise.** Drum sanders are powerful and unforgiving — a moment's hesitation or a wrong angle creates visible gouges and swirl marks that cannot be corrected without re-sanding. Professional refinishers also know how to handle the stain absorption differences between species, manage grain raise between coats, and feather transitions at doorways. The cost difference between renting equipment and hiring a professional is modest, but the quality difference is dramatic. Need help finding a professional flooring installer? New Brunswick Flooring can match you for free.

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Q11

## How much does carpet installation cost in New Brunswick including underpad?

**Carpet installation in New Brunswick costs \$4–\$8 per square foot fully installed with a quality underpad, using durable nylon broadloom.** For a standard bedroom of 180 square feet, that works out to \$720–\$1,440. A basement recreation room of 400 square feet runs \$1,600–\$3,200. Whole-home carpeting for a three-bedroom NB home (approximately 800–1,200 square feet of carpeted area) typically costs \$3,200–\$9,600.

The cost components break down into three parts. **Carpet materials** range from \$2–\$4 per square foot for polyester broadloom (softer but less durable) up to \$3–\$5 per square foot for nylon broadloom, which is the most popular and durable fibre for NB residential use. **Quality underpad** adds \$0.50–\$1.50 per square foot — don't skimp here, as the underpad affects comfort, insulation, sound dampening, and carpet longevity. **Installation labour** runs \$1–\$3 per square foot and includes power stretching, seaming, trimming, and fastening to tack strips. Carpet tiles, popular for basement applications, cost \$3–\$6 per square foot for materials with simpler installation.

Additional costs to plan for include **old carpet and pad removal** (\$0.50–\$1.50 per square foot, including disposal), **old flooring removal** if you're replacing hard surfaces (\$1–\$4 per square foot), **furniture moving** (\$50–\$200 per

room), and **stair carpeting** which is priced separately — typically \$15–\$30 per step for materials and labour due to the precise cutting and wrapping required. If your existing tack strips are in good condition, they can be reused, saving a small amount on materials.

**Carpet is the warmest flooring option for New Brunswick's long heating season**, which is why it remains the preferred choice for NB bedrooms despite the popularity of hard surfaces elsewhere in the home. A quality carpet with proper underpad provides meaningful thermal insulation underfoot — your feet notice the difference on January mornings when outdoor temperatures sit at minus 20. For northern NB communities like Edmundston, Campbellton, and Bathurst, where the heating season runs from October through May, that warmth and comfort justify the investment.

**Basement carpet installation in NB requires special attention to moisture management.** Maritime moisture migrates through concrete basement slabs continuously, and NB's spring snowmelt (April–June) temporarily increases this moisture transmission. Installing carpet and pad directly on concrete without a moisture barrier leads to mould and mildew odours within two to five years — a common and frustrating problem in NB basements. For basement installations, use a **moisture-resistant synthetic pad** rather than standard fibre pad, or consider a **dimpled drainage membrane** (\$1.50–\$3.00 per square foot) between the concrete and carpet system. Carpet tiles with moisture-resistant backing are another excellent basement option because individual tiles can be lifted and replaced if moisture issues develop.

**Broadloom carpet installation is a professional job.** Power stretching ensures the carpet stays taut and wrinkle-free for years, invisible seaming is a learned skill, and stair wrapping requires specialized tools and technique. Most NB carpet retailers include installation in their pricing, which simplifies the process. Get matched with a flooring professional for a free estimate on your carpet project through New Brunswick Flooring.

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## What is the cost to replace all the flooring in a three-bedroom NB home?

Replacing all the flooring in a typical three-bedroom New Brunswick home costs between **\$12,000 and \$35,000**, with most NB homeowners landing in the **\$15,000–\$25,000** range. The wide spread reflects the enormous difference between budget-friendly laminate or LVP throughout versus hardwood on the main floor with tile in bathrooms — and everything in between.

To break this down practically, consider a typical NB three-bedroom home with approximately 1,200–1,500 square feet of total floor space: a main floor with kitchen, living room, dining area, and hallway (700–900 square feet), three bedrooms (450–600 square feet combined), and one to two bathrooms (80–150 square feet combined). Here's what different approaches cost in the NB market:

**Budget approach — laminate or LVP throughout** with carpet in bedrooms. Quality laminate runs \$4–\$8 per square foot fully installed, LVP runs \$5–\$12 per square foot, and carpet with underpad costs \$4–\$8 per square foot. Total for a 1,300 square foot home: **\$8,000–\$15,000** including removal of old flooring, subfloor prep, transitions, and baseboards.

**Mid-range approach — engineered hardwood** on the main floor, carpet in bedrooms, porcelain tile in bathrooms. Engineered hardwood runs \$6–\$14 per square foot fully installed, carpet \$4–\$8, and tile \$9–\$20. Total: **\$15,000–\$25,000** — this is the most common approach for NB homeowners doing a full-home renovation.

**Premium approach — solid hardwood** on the main floor, quality carpet or hardwood in bedrooms, natural stone or large-format porcelain in bathrooms. Total: **\$22,000–\$35,000+** depending on species, stone selection, and bathroom complexity.

Every whole-home project includes costs beyond the flooring itself. **Old flooring removal** (\$1–\$4 per square foot across the entire house adds \$1,300–\$6,000). **Subfloor preparation** is often needed in older NB homes, especially pre-1970s properties with original board subfloors that need plywood overlays. **Transition strips** between every room and flooring type change (\$15–\$50 each — a whole home might need 8–15 transitions). **Baseboard removal and reinstallation** across an entire home runs \$1,000–\$2,500. **Furniture moving** adds \$400–\$1,200 for a full house. And if your home has pre-1986 vinyl flooring in kitchens or bathrooms, **asbestos testing** (\$25–\$50 per sample) should happen before any removal begins.

**NB's Maritime climate should guide your material choices room by room.** Use waterproof materials (LVP, tile) in bathrooms, kitchens, and entryways where water, snow, and humidity are constant. If you want hardwood on the main floor, engineered hardwood handles NB's seasonal humidity swings better than solid. Keep carpet for bedrooms where its warmth matters most during the long heating season. And if your home has a finished

basement, waterproof LVP or carpet tiles with moisture-resistant backing are the safest choices.

A project of this scope — multiple flooring types, room-by-room transitions, subfloor work throughout — benefits enormously from professional installation. Many NB flooring contractors offer **whole-home pricing** that brings the per-square-foot cost down compared to doing rooms individually. Get at least three quotes and ask each contractor to provide a room-by-room breakdown. Browse flooring contractors in your area through the New Brunswick Construction Network directory to find professionals who can handle a complete home reflooring project.

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## How much should I budget for a kitchen floor replacement in Moncton?

For a kitchen floor replacement in Moncton, budget **\$2,000–\$7,000 for a typical kitchen of 150–250 square feet, depending on the flooring material you choose.** The most popular kitchen flooring options in the Moncton market each carry different price points and performance characteristics worth understanding before you commit.

**Luxury vinyl plank (LVP)** is the fastest-growing choice for Moncton kitchens, and for good reason. At \$5–\$12 per square foot fully installed, a 200 square foot kitchen runs \$1,000–\$2,400. LVP is 100% waterproof, comfortable underfoot, and handles the spills, dropped dishes, and tracked-in Maritime moisture that kitchens face daily. Choose an SPC-core product with at least a 20 mil wear layer for kitchen durability.

**Porcelain tile** is the premium kitchen choice, running \$9–\$20 per square foot fully installed. For a 200 square foot Moncton kitchen, that's \$1,800–\$4,000. Tile is waterproof, scratch-proof, and essentially permanent — but it's cold underfoot during NB's long winters unless you add radiant floor heating (\$8–\$15 per square foot extra). The higher installation cost reflects the substrate preparation, levelling, and skilled labour that tile demands.

**Engineered hardwood** brings warmth and beauty to a kitchen at \$6–\$14 per square foot fully installed (\$1,200–\$2,800 for a 200 square foot kitchen). While not waterproof, quality engineered hardwood with a factory-applied finish handles normal kitchen moisture well. It's not the best choice if your kitchen sees frequent standing water or you're prone to leaving spills unattended.

**Laminate** is the budget option at \$4–\$8 per square foot fully installed (\$800–\$1,600 for 200 square feet). However, standard laminate and water are enemies — even water-resistant laminate can swell at the joints if exposed to standing water. For a Moncton kitchen, waterproof LVP costs only slightly more and performs dramatically better around sinks and dishwashers.

Beyond the flooring itself, your Moncton kitchen project will include several additional costs. **Old flooring removal** adds \$1–\$4 per square foot — removing glued-down sheet vinyl or old tile is on the higher end. **Subfloor preparation** may be needed, especially in older Moncton homes with uneven board subfloors (\$1–\$5 per square foot). You'll need to **disconnect and reconnect** the dishwasher and potentially the refrigerator, and **trim door casings** to accommodate the new floor height. Many Moncton installers include these services in their kitchen quotes, but confirm this upfront. Transition strips to adjacent rooms (\$15–\$50 each) and baseboard work (\$2–\$4 per linear foot) complete the picture.

**One important warning for Moncton homeowners:** if your kitchen currently has vinyl tile or sheet vinyl installed before 1986, have it tested for asbestos before removal. Testing costs just \$25–\$50 per sample and protects your family from hazardous fibre exposure. If asbestos is present, a licensed abatement professional must handle the

removal — never scrape or sand old vinyl tiles without testing first.

**Kitchen flooring replacement is a professional job** given the complexity of working around cabinets, appliances, and plumbing fixtures. Get at least three quotes from Moncton-area installers and ask each one to visit your kitchen in person — accurate quoting requires seeing the existing conditions. New Brunswick Flooring can match you with local flooring professionals for free estimates.

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**Q14**

## What is the price difference between hardwood and LVP installation in New Brunswick?

**Hardwood flooring costs roughly 30–50% more than luxury vinyl plank (LVP) to install in New Brunswick, with solid hardwood running \$8–\$14 per square foot fully installed compared to \$5–\$12 per square foot for quality LVP.** On a typical 1,000 square foot main floor, that translates to a real-dollar difference of \$1,000–\$5,000 depending on the specific products you're comparing.

Here's the detailed cost comparison for the NB market:

### Solid Hardwood vs. LVP

**Solid hardwood** (red oak, white oak, maple, birch) costs \$5–\$8 per square foot for materials and \$3–\$6 per square foot for nail-down installation labour, totalling **\$8–\$14 per square foot fully installed**. A 1,000 square foot installation runs \$8,000–\$14,000.

**Quality LVP** with an SPC or WPC core costs \$3–\$7 per square foot for materials (premium brands like COREtec or Shaw Floorte push \$5–\$8) and \$2–\$5 per square foot for installation labour, totalling **\$5–\$12 per square foot fully installed**. The same 1,000 square feet runs \$5,000–\$12,000.

**Engineered hardwood** splits the difference at \$6–\$14 per square foot fully installed, offering real wood appearance with better dimensional stability than solid hardwood.

The cost gap widens further when you factor in the **hidden costs specific to each product**. Hardwood requires 5–10 days of acclimation before installation in NB, meaning the wood sits in your home using space and potentially delaying the project. Solid hardwood demands a flat, dry wood subfloor — if your NB home has old board subfloors, a plywood overlay (\$1.50–\$3.00 per square foot) is often required. And maintaining hardwood in NB's Maritime climate requires a whole-home humidifier in winter and dehumidifier or AC in summer — ongoing costs that LVP simply doesn't require. LVP, on the other hand, can be installed over concrete, wood subfloors, and even existing hard flooring with minimal prep, and it needs no acclimation period.

**The performance comparison in NB's climate heavily favours LVP for many applications.** New Brunswick's 30–50% annual humidity swing between winter drying and summer humidity is the most demanding environment for solid hardwood in Eastern Canada. Solid hardwood gaps in winter, may cup in summer, and requires constant humidity management. LVP is dimensionally stable through any humidity range, 100% waterproof, and performs identically whether it's minus 25 outside in February or plus 30 with Maritime humidity in August. For basements — where solid hardwood should never be installed — LVP is the clear winner.

**However, hardwood has real advantages worth paying for.** Solid hardwood can be refinished 3–5 times over a 50–100 year lifespan (\$3–\$6 per square foot each time), while LVP is a replace-when-worn product lasting 15–25 years. Hardwood adds more to home resale value in the NB market. And many homeowners simply prefer the authentic look, feel, and sound of real wood underfoot — LVP has improved dramatically but doesn't perfectly replicate the warmth and character of genuine hardwood.

**The practical advice for NB homeowners:** if you want the look of wood throughout your home and can commit to humidity control, engineered hardwood offers the best balance of appearance, stability, and value. If waterproofing, low maintenance, and budget matter most, LVP delivers exceptional performance in NB's climate at a lower cost. Many NB homeowners combine both — hardwood in the living and dining areas, LVP in kitchens, bathrooms, basements, and entryways. Get matched with a flooring professional through New Brunswick Flooring for free estimates on either product.

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Q15

## How much does subfloor repair and levelling cost in NB before new flooring?

**Subfloor repair and levelling in New Brunswick typically costs \$1 to \$5 per square foot**, depending on the type of repair needed and the condition of your existing subfloor. This is one of the most important — and most frequently underestimated — costs in any flooring project, and skipping it to save money almost always leads to a poor result.

The cost breaks down by the type of work required. **Minor levelling** with self-levelling compound over a concrete slab runs \$2 to \$4 per square foot applied, including materials and labour. **Plywood overlay** — adding a layer of 3/8" or 1/2" plywood over old board subfloors common in NB homes built before the 1970s — costs \$1.50 to \$3.00 per square foot for materials plus labour. **Structural joist repair**, which involves sistering damaged joists or replacing sections, is the most expensive at \$10 to \$25 per linear foot of joist, and this type of work requires a building permit from your local inspection office.

For a typical 800 to 1,000 square foot main floor in a Fredericton or Moncton home, expect to budget **\$800 to \$3,000 for standard subfloor preparation**, and potentially more if structural issues are discovered. Older NB homes — especially those built in the 1940s through 1960s — frequently have board subfloors with gaps, squeaks, and unevenness that need plywood overlay before any modern flooring can go down properly.

**New Brunswick's climate makes subfloor condition especially important.** The province experiences over 100 freeze-thaw cycles annually, and homes on crawl spaces or pier foundations can develop shifting and cracking in subfloor assemblies over time. Maritime moisture also affects subfloor condition — elevated ground moisture in river valley communities like Fredericton and Miramichi can cause wood subfloor panels to swell, delaminate, or develop soft spots. Concrete basement slabs in NB continuously release moisture vapour due to the high water table, and testing moisture levels before any flooring installation on concrete is essential. A calcium chloride or relative humidity probe test costs \$50 to \$150 per area and takes 24 to 72 hours.

**Proper subfloor preparation accounts for 30 to 40 percent of a quality flooring job's long-term success.**

Bumps, dips, and debris telegraph through thin flooring like LVP and laminate, creating visible imperfections and accelerating wear at high spots. Before your installer arrives, ask them to inspect the subfloor and provide a written estimate for any prep work — this should be a separate line item on your quote, not a surprise add-on. If a contractor quotes flooring installation without ever inspecting the subfloor, that is a red flag.

For any subfloor repair that involves modifying joists or structural components, hire a professional with construction experience beyond surface-level flooring skills. Standard levelling and plywood overlay work is within the scope of most experienced flooring installers. Get at least three quotes — subfloor preparation costs in NB can vary 25 to 40 percent between contractors for the same scope of work.

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## What is the cost to install heated tile floors in a New Brunswick bathroom?

**Installing heated tile floors in a New Brunswick bathroom typically costs \$18 to \$35 per square foot fully installed**, combining the tile, substrate preparation, electric radiant heat mat, and labour. For a standard NB bathroom of 60 to 100 square feet, expect a total project cost of **\$1,800 to \$3,500** depending on tile selection and bathroom complexity.

The cost breaks down into several components. **Porcelain tile** — the best choice for heated floors — runs \$3 to \$8 per square foot for materials. **Electric radiant heat mats** (the most common type for bathroom retrofits) cost \$8 to \$15 per square foot for quality brands like Nuheat, Schluter DITRA-HEAT, or WarmlyYours. **Tile installation labour**, including cement board substrate, waterproofing membrane, thinset, grouting, and the heat mat embedding, adds \$6 to \$12 per square foot. You will also need a **dedicated thermostat** (\$150 to \$400 installed) and a **licensed electrician** to connect the system to your electrical panel, which typically adds \$200 to \$500 depending on panel proximity and whether a new circuit is required.

There is an important distinction between **electric and hydronic radiant heat**. Electric mat systems are the standard choice for bathroom renovations because they are thin (only 3 to 4mm), install directly under tile in the thinset layer, and do not require raising the floor significantly. Hydronic (hot water) systems are more complex, require a plumbing permit under NB's Plumbing Installation and Inspection Act, and are generally only cost-effective when installed during new construction or whole-house renovation. For a single bathroom, electric is almost always the right choice.

**Heated tile floors make exceptional sense in New Brunswick.** The province's heating season runs from October through April — roughly seven months — and tile floors without radiant heat can feel painfully cold underfoot during NB winters. Operating costs for electric radiant heat in a bathroom are surprisingly modest: a typical 60 square foot bathroom mat draws 300 to 500 watts, costing roughly \$15 to \$30 per month to run during heating season at NB Power rates. Most homeowners program the thermostat to run during morning and evening hours only, reducing costs further.

**A few practical considerations for NB installations.** Electric radiant heat mats do not require a building permit in New Brunswick, but the electrical connection must be performed by a licensed electrician and comply with the Canadian Electrical Code. Always choose porcelain tile over ceramic for heated floors — porcelain's density and low porosity handle temperature cycling better. Natural stone also works well but costs more (\$13 to \$27 per square foot fully installed with heat). Ensure your installer uses an uncoupling membrane like Schluter DITRA-HEAT that provides both heat distribution and crack isolation — this protects grout joints from the expansion and contraction that NB's temperature swings create.

This is a project that benefits significantly from professional installation. Proper waterproofing, heat mat placement (avoiding overlaps that create hot spots), and electrical connection all require experience. Get matched with a flooring professional through New Brunswick Flooring for free estimates on your heated bathroom floor project.

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Q17

## Are flooring installation costs in New Brunswick lower than the national Canadian average?

**Yes — flooring installation costs in New Brunswick are approximately 10 to 15 percent below the national Canadian average.** This applies across most flooring types including hardwood, laminate, LVP, tile, and carpet. The savings come primarily from lower labour rates, lower commercial rent for installer businesses, and a lower overall cost of living compared to major urban centres in Ontario, BC, and Alberta.

To put this in concrete terms, here is how NB pricing compares on common flooring projects. **Solid hardwood installation** runs \$8 to \$14 per square foot fully installed in NB, compared to \$10 to \$18 in the GTA or Vancouver. **LVP installation** costs \$5 to \$12 per square foot in New Brunswick versus \$7 to \$14 in larger markets. **Tile installation** averages \$9 to \$20 per square foot in NB compared to \$12 to \$25 in major cities. For a typical 1,000 square foot main floor hardwood installation, NB homeowners can expect to pay **\$8,000 to \$15,000** where the same job in Toronto might run \$12,000 to \$20,000.

**However, lower labour costs do not mean lower materials costs proportionally.** Flooring materials in NB are often priced similarly to or slightly above national averages because of shipping costs. New Brunswick is at the eastern end of most Canadian supply chains, and heavy flooring products like tile, hardwood, and LVP carry significant freight costs to reach Maritime distributors. Some specialty products — exotic hardwoods, premium

European laminates, and certain designer tiles — may cost 5 to 10 percent more in NB than in Ontario simply because of distribution logistics. Buying from local NB flooring retailers who stock popular products in their warehouses helps avoid special-order surcharges and shipping delays.

**Labour rates tell the clearest story.** NB flooring installers typically charge \$2 to \$6 per square foot for hard surface installation and \$1 to \$3 per square foot for carpet — rates that are consistently lower than Ontario, BC, or Alberta. This reflects the province's lower cost of living and less competitive pressure on trade rates compared to markets like Toronto or Vancouver, where construction labour demand drives prices higher.

**One important caveat:** lower average costs do not mean all quotes will be low. NB flooring prices vary 25 to 40 percent between contractors for identical scope, which means getting three or more quotes is essential. The lowest quote is not always the best value — look for detailed written quotes that break out materials, labour, subfloor preparation, and removal separately. A contractor who provides a single lump-sum number with no breakdown may be cutting corners on subfloor prep or underlayment.

The combination of lower labour costs and NB's strong base of experienced flooring installers makes this a favourable market for homeowners planning flooring projects. New Brunswick Flooring can help you connect with local installers for free estimates so you can compare pricing on your specific project.

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**Q18**

**How much does it cost to install engineered hardwood throughout a house in Fredericton?**

**Installing engineered hardwood throughout a typical Fredericton home costs \$6 to \$14 per square foot fully installed, putting a whole-house project for 1,000 to 1,500 square feet in the range of \$8,000 to \$18,000.** The wide range reflects differences in wood species, plank width, installation method, and the condition of your existing subfloors.

**Materials** for engineered hardwood run \$4 to \$9 per square foot in the Fredericton market. Domestic species like red oak, white oak, maple, and birch sit at the lower end (\$4 to \$7), while wider planks (5" to 7"), wire-brushed or hand-scraped textures, and premium brands push toward \$7 to \$9. Exotic species or European white oak in wide plank formats can reach \$10 to \$14 per square foot for materials alone. **Installation labour** adds \$2 to \$5 per square foot depending on the method — floating installation is the least expensive, glue-down falls in the middle, and nail-down over plywood subfloors costs the most but provides the most solid feel underfoot.

For a concrete example, a Fredericton home with 1,200 square feet of installable floor area (excluding closets and areas under cabinets) using a mid-range domestic oak engineered hardwood at \$6 per square foot materials and \$3.50 per square foot labour would total approximately **\$11,400 before additional costs**. Add old flooring removal (\$1 to \$4 per square foot), subfloor preparation (\$1 to \$5 per square foot if needed), baseboard removal and reinstallation (\$2 to \$4 per linear foot), transition strips (\$15 to \$50 each), and furniture moving (\$50 to \$200 per room), and the realistic all-in budget for this example reaches **\$13,000 to \$16,000**.

**Engineered hardwood is an excellent choice for Fredericton homes specifically.** Fredericton sits in the Saint John River valley, where morning fog, spring flooding, and elevated ground moisture create subfloor conditions that demand dimensionally stable flooring. Engineered hardwood's cross-laminated plywood core resists the expansion and contraction that NB's 30 to 50 percent annual humidity swing causes in solid hardwood. This means fewer gaps in winter and less cupping risk in summer — a significant advantage in a city where indoor humidity can drop below 25% in January and climb above 60% in July without active humidity management.

**A few practical tips for Fredericton whole-house projects.** Acclimate engineered hardwood in your home for at least 48 to 72 hours before installation — leave the boxes open in the rooms where they will be installed, with your HVAC running at normal conditions. For rooms over concrete (basement, slab-on-grade), always use a floating or glue-down method with a moisture barrier — never nail into concrete. If your Fredericton home was built before the 1970s and has board subfloors, budget for a plywood overlay (\$1.50 to \$3.00 per square foot) to create a flat, stable surface.

A project of this size benefits from professional installation. Whole-house engineered hardwood involves managing expansion gaps across multiple rooms, planning transition placements at doorways, and maintaining consistent plank direction and pattern — all things that experienced installers handle routinely. Get at least three quotes from local Fredericton flooring professionals to compare pricing and approach.

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## What hidden costs should I expect with a flooring installation project in NB?

**The most common hidden costs in NB flooring projects add 20 to 40 percent to the base flooring and installation price**, and they catch homeowners off guard when they are not itemized upfront. Knowing these costs before you get quotes allows you to ask better questions and compare bids accurately.

**Old flooring removal** is the first cost many homeowners overlook. Removing existing carpet costs \$1 to \$2 per square foot, but removing glued-down hardwood, vinyl, or tile runs \$2 to \$4 per square foot — and removing tile from a cement board substrate can push toward \$5 per square foot when the cement board also needs to come up. If your NB home was built before 1986, any existing vinyl tile or sheet vinyl may contain asbestos, and removal by a licensed abatement professional adds significant cost. Testing costs only \$25 to \$50 per sample and should always be done before disturbing old vinyl.

**Subfloor preparation** is the biggest hidden cost category. Many NB homes — especially older homes in Moncton, Saint John, and Fredericton — have subfloors that are uneven, damaged, or inadequate for modern flooring. Self-levelling compound over concrete runs \$2 to \$4 per square foot. Plywood overlay on old board subfloors costs \$1.50 to \$3.00 per square foot. Joist repair, if needed, can add hundreds or even thousands depending on extent. A good installer will inspect your subfloor before quoting, but some provide quotes sight-unseen and then add subfloor costs after demolition reveals the actual conditions.

**Moisture testing and mitigation** is especially relevant in New Brunswick. The Maritime climate means concrete basement slabs continuously release moisture vapour, and spring snowmelt raises the water table further. Testing costs \$50 to \$150 per area, and if moisture levels are too high, a dimpled drainage membrane (\$1.50 to \$3.00 per square foot) or moisture barrier underlayment (\$0.50 to \$1.00 per square foot) becomes necessary. Skipping this step in NB is gambling with your entire flooring investment.

**Trim and transition work** adds up quickly across a whole house. Baseboard removal and reinstallation runs \$2 to \$4 per linear foot, and if your baseboards are damaged during removal, replacement baseboards and painting add more. Transition strips between rooms and at doorways cost \$15 to \$50 each installed, and a typical NB home needs 5 to 10 of them. Door trimming — cutting the bottom of door casings and sometimes the doors themselves to accommodate the new floor height — costs \$15 to \$30 per doorway.

**Furniture moving** costs \$50 to \$200 per room if your installer handles it, and many do not include it in their base quote. **Appliance disconnection and reconnection** in kitchens (gas stove, dishwasher, refrigerator water line) may require a plumber or gas fitter at additional cost. **Disposal fees** for old flooring materials run \$50 to \$200 per load depending on your municipality's tipping fees.

**The best way to avoid surprises** is to insist on a detailed written quote that breaks out every line item: materials, labour, removal, subfloor prep, underlayment, trim, transitions, furniture moving, and disposal. If a contractor gives you a single number with no breakdown, ask for specifics before signing. Getting three or more quotes from NB flooring installers lets you compare not just total price but what is included — the cheapest quote often excludes items that the more detailed quotes include.

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**Q20**

## How much does it cost to remove old carpet and install LVP in a New Brunswick home?

**Removing old carpet and installing quality LVP in a New Brunswick home typically costs \$6 to \$14 per square foot all-in**, covering carpet removal, disposal, subfloor preparation, underlayment, and LVP installation. For a common NB project of 800 to 1,000 square feet (main floor or full basement), expect a total budget of **\$5,500 to \$12,000**.

Here is how the costs break down. **Carpet removal and disposal** runs \$1 to \$2 per square foot — this includes pulling up the carpet and underpad, removing tack strips, and hauling everything away. **LVP materials** cost \$3 to \$7 per square foot for quality SPC (stone polymer composite) or WPC (wood polymer composite) core products, with premium brands like COREtec, Mannington Adura, and Shaw Floorte at the higher end (\$5 to \$8).

**Underlayment with vapour barrier** adds \$0.50 to \$1.00 per square foot — essential for any NB installation, and unnecessary if your chosen LVP has a pre-attached pad (though you still need a separate vapour barrier over concrete). **Installation labour** runs \$2 to \$5 per square foot for click-lock LVP.

For a mid-range example, an 900 square foot main floor in a Moncton home using a quality \$5 per square foot LVP with professional installation at \$3.50 per square foot, carpet removal at \$1.50 per square foot, and underlayment at \$0.75 per square foot works out to approximately **\$9,675 before trim and transition costs**. Add baseboard reinstallation (\$2 to \$4 per linear foot), transition strips (\$15 to \$50 each), and door trimming (\$15 to \$30 per doorway), and the realistic total reaches **\$10,500 to \$12,000**.

**This carpet-to-LVP conversion is one of the most popular flooring upgrades in New Brunswick right now, and for good reason.** LVP is 100% waterproof, dimensionally stable across NB's dramatic humidity swings, and requires no humidity control equipment to maintain. For homeowners tired of carpet that traps moisture, allergens, and pet odours — particularly in NB basements where Maritime ground moisture migrates through concrete — LVP solves multiple problems at once. It is also warmer and quieter underfoot than tile, making it comfortable during NB's long heating season.

**A few NB-specific considerations for this project.** If your carpet was installed directly on a concrete basement slab without a moisture barrier, check for signs of moisture damage on the underpad — musty odours, discolouration, or mould growth. If present, address the moisture source before installing LVP by adding a dimpled drainage membrane (\$1.50 to \$3.00 per square foot) or ensuring proper vapour barrier underlayment. If your home was built before 1986 and carpet was installed over old vinyl tile, do not remove the vinyl — test it for asbestos first (\$25 to \$50 per sample). If it tests positive, the safest approach is often to install LVP directly over the old vinyl if it is flat and well-adhered, avoiding disturbance entirely.

**Click-lock LVP is one of the most DIY-friendly flooring options**, and handy homeowners can save \$2 to \$5 per square foot in labour by self-installing in straightforward rectangular rooms. However, for large open-concept spaces, rooms with complex layouts, or installations over concrete where moisture management matters, professional installation ensures proper expansion gaps, transition planning, and subfloor assessment. New Brunswick Flooring can match you with local LVP installers for free estimates.

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## What is the typical deposit and payment schedule for flooring installers in NB?

**Most NB flooring installers require a deposit of 25 to 50 percent of the total project cost to secure your installation date and order materials, with the balance due upon completion.** This is standard practice across the province, and any installer who demands full payment upfront before work begins should raise a red flag.

The most common payment structures in the NB flooring market follow one of two patterns. **For smaller projects** (single rooms, under \$3,000 total), installers typically ask for a 50 percent deposit with the remaining 50 percent due when the job is finished and you have inspected the work. **For larger projects** (\$5,000 and above, whole-house installations), a three-stage payment schedule is common: 25 to 33 percent deposit at contract signing, 25 to 33 percent at the midpoint or when materials are delivered to your home, and the final 33 to 50 percent upon satisfactory completion. Some installers who purchase materials through their accounts simply ask for a materials deposit (covering the cost of flooring, underlayment, and supplies) with the labour portion due at completion.

**The deposit serves a legitimate purpose.** Flooring materials are ordered specifically for your project — custom-cut broadloom, special-order hardwood species, or specific LVP colour runs are not returnable. The deposit covers the installer's materials outlay and reserves their time on the calendar. However, the deposit should be proportional to the materials cost, not an excessive upfront sum that leaves you with little leverage if the work quality is poor.

**Protect yourself with these practical steps.** Always get a written contract or detailed quote before paying any deposit. The contract should specify the total price, materials and brands, installation method, timeline, what is included (removal, prep, trim work, disposal), and the payment schedule. Keep records of all payments — e-transfer confirmations, cheques, or receipts. Never pay cash without a written receipt. In New Brunswick, contractors are not required to be licensed for residential flooring work, which makes your written contract the primary protection if a dispute arises.

**A few warning signs to watch for in NB.** Be cautious of any installer who asks for more than 50 percent upfront, especially if they are not ordering specialty or custom materials. Be wary of requests for cash-only payment with no receipt — this may indicate the installer is not reporting income and may not carry liability insurance or WorkSafeNB coverage. If an installer asks for full payment before starting work, or becomes evasive when you ask about insurance, consider other options.

**Regarding payment methods,** most NB flooring installers accept e-transfer (the most common in the province), cheque, and sometimes credit card (though some add a 2 to 3 percent surcharge for credit card payments to cover processing fees). E-transfer provides a clear paper trail and is the preferred method for most residential flooring transactions in NB.

Before committing to any installer, verify they carry general liability insurance and ask for proof. For larger projects, confirm WorkSafeNB coverage as well. Getting three or more quotes from local flooring professionals lets you compare not just pricing but also payment terms and professionalism.

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## How much does it cost to install waterproof flooring in a New Brunswick basement?

Installing waterproof flooring in a New Brunswick basement typically costs **\$5 to \$14 per square foot fully installed**, depending on the product you choose. For a standard NB basement of 400 to 800 square feet, expect a total project budget of **\$3,000 to \$9,000** including moisture mitigation, underlayment, and installation.

The three main waterproof flooring options for NB basements each hit different price points. **Luxury vinyl plank (LVP) with SPC or WPC core** is the most popular choice at \$5 to \$12 per square foot fully installed — it is 100% waterproof, comfortable underfoot, and available in realistic wood and stone visuals. **Porcelain tile** runs \$9 to \$20 per square foot fully installed and is the most permanent and moisture-proof option, but it feels cold without radiant heat and costs more to install. **Carpet tiles with moisture-resistant backing** cost \$4 to \$9 per square foot fully installed and provide warmth and comfort, with the advantage that individual tiles can be replaced if damaged by moisture.

**Basement moisture management is the most critical cost factor in New Brunswick, and it is the line item that separates a successful basement floor from one that fails within a few years.** NB's Maritime water table sits close to the surface in many communities, and concrete basement slabs continuously release moisture vapour — a condition that intensifies during spring snowmelt from April through June. Before any flooring goes down, moisture testing (\$50 to \$150 per area) is non-negotiable. If moisture levels are elevated, a **dimpled drainage membrane** (\$1.50 to \$3.00 per square foot) creates an air gap between the concrete and your flooring, allowing moisture to evaporate without reaching the floor surface. This single addition can mean the difference between a basement floor that lasts 15 years and one that develops mould or odours within 3.

**A full cost breakdown for a typical NB basement LVP project** on 500 square feet might look like this: moisture testing (\$100), dimpled membrane (\$1,000), foam underlayment with vapour barrier (\$375), quality LVP at \$5 per square foot (\$2,500), installation labour at \$3.50 per square foot (\$1,750), transition strips (\$100), and baseboard installation (\$400). That totals approximately **\$6,225** — a realistic mid-range budget for a properly executed NB basement floor.

**Critical rules for NB basement flooring.** Never install solid hardwood below grade — basement moisture will cause cupping, warping, and eventual rot regardless of moisture barriers. Standard laminate with HDF core is also risky in NB basements unless you choose a specifically waterproof-core product. Never install carpet directly on concrete without a moisture barrier — Maritime moisture migrating through the slab will create mould and mildew odours within two to five years. And avoid scheduling basement flooring installation during spring snowmelt (April through June) when the water table is highest and concrete moisture transmission peaks — late summer through

fall is the ideal window.

**Subfloor condition matters in NB basements.** If your concrete slab is uneven, self-levelling compound (\$2 to \$4 per square foot applied) may be needed before any flooring can go down. Cracks in the slab should be assessed — hairline shrinkage cracks are normal, but active cracks that show moisture should be repaired or monitored before covering with flooring.

For basement flooring in New Brunswick, professional installation is strongly recommended. Moisture assessment, proper membrane installation, and expansion gap planning around basement obstacles (support columns, utility rooms, sump pits) all benefit from professional experience. New Brunswick Flooring can match you with local basement flooring specialists for free estimates.

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**Q23**

## **What is the cost difference between solid and engineered hardwood in the NB market?**

**Solid hardwood costs \$8 to \$14 per square foot fully installed in New Brunswick, while engineered hardwood runs \$6 to \$14 per square foot fully installed.** The overlap in pricing means that for mid-range and premium products, the total cost difference is often smaller than homeowners expect — typically \$1 to \$3 per square foot, or \$1,000 to \$3,000 on a 1,000 square foot project. The real cost difference shows up at the entry level, where engineered hardwood offers a lower starting point.

On the **materials side**, solid hardwood in domestic species (red oak, white oak, maple, birch) runs \$5 to \$8 per square foot in NB, while engineered hardwood in comparable species costs \$4 to \$9 per square foot. The

engineered range is wider because it includes both budget products with thin wear layers and premium products with thick veneers, wider planks, and designer finishes that can exceed solid hardwood pricing. **Installation labour** is where solid hardwood consistently costs more: nail-down installation for solid hardwood runs \$3 to \$6 per square foot, while engineered hardwood offers three installation methods — floating (\$2 to \$3.50), glue-down (\$2.50 to \$4.50), or nail-down (\$3 to \$5) — giving you more flexibility to match your budget and subfloor conditions.

**The lifetime cost picture is more nuanced than the installation price alone.** Solid hardwood can be sanded and refinished 4 to 6 times over its 50 to 100 year lifespan, at \$3 to \$6 per square foot per refinishing. Engineered hardwood with a wear layer of 3mm or more can typically be refinished 1 to 3 times, while products with wear layers under 2mm cannot be refinished at all. If you plan to stay in your home for decades, solid hardwood's refinishing advantage adds long-term value — but only if your NB home has the humidity control to support it.

**This is where New Brunswick's climate tips the cost equation.** Solid hardwood demands active humidity management year-round: a whole-home humidifier during the October-to-April heating season (when indoor humidity drops to 20 to 30 percent) and air conditioning or a dehumidifier during summer (when Maritime humidity can push above 65 percent). A whole-home humidifier costs \$300 to \$800 installed, and running a dehumidifier adds to your energy costs. Without this humidity control, solid hardwood in NB develops visible gaps between planks every winter and risks cupping every summer — problems that erode both the appearance and resale value of the floor. Engineered hardwood's cross-laminated construction makes it dramatically more stable across NB's 30 to 50 percent annual humidity swing, reducing or eliminating the need for supplementary humidity equipment.

**For NB homeowners specifically,** engineered hardwood often represents the better value proposition. You get the authentic wood look and feel, superior dimensional stability for Maritime conditions, more installation method options, and a lower entry price point. Solid hardwood remains the right choice for homeowners who are committed to whole-home humidity management and want a floor that can be refinished multiple times over generations. In coastal communities like Saint John and Shediac, or river valley locations like Fredericton and Miramichi where ambient moisture is persistently higher, engineered hardwood is the safer investment.

Get three or more quotes from local NB flooring professionals to compare pricing on both options for your specific home and conditions.

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Q24

## How much do flooring installers charge per hour in the Greater Moncton area?

**Most flooring installers in the Greater Moncton area do not charge by the hour — they quote by the square foot, which is the industry standard across New Brunswick.** When hourly rates do apply (for small repairs, patch work, or consultation visits), expect \$40 to \$75 per hour for experienced flooring professionals in the Moncton, Dieppe, and Riverview area.

The per-square-foot model is standard because flooring productivity varies enormously by product type, room layout, and subfloor condition. An installer might lay 200 square feet of click-lock LVP in a simple rectangular room in 3 hours, but only 80 square feet of tile with complex cuts around a bathroom vanity in the same timeframe. Per-square-foot pricing ensures you pay for the result, not the variability in installation speed. Here are the typical Moncton-area labour rates by flooring type: **hardwood nail-down installation** runs \$3 to \$6 per square foot, **engineered hardwood (floating or glue-down)** costs \$2 to \$5 per square foot, **LVP/laminate floating installation** runs \$2 to \$5 per square foot, **tile installation** (including substrate prep) costs \$6 to \$12 per square foot, and **carpet installation** runs \$1 to \$3 per square foot.

**Hourly rates come into play for specific situations.** Small repair jobs — replacing a handful of damaged planks, re-grouting a tile section, patching a carpet seam, or fixing a squeaky subfloor area — often do not justify a per-square-foot quote. For these jobs, Moncton-area installers typically charge \$40 to \$75 per hour with a minimum call-out fee of \$100 to \$200. Consultation or assessment visits, where an installer inspects your subfloor and provides recommendations, may be free (rolled into the project quote) or charged at \$50 to \$150 as a standalone service.

**Greater Moncton labour rates are representative of the broader NB market,** which runs approximately 10 to 15 percent below the national Canadian average for flooring installation. This reflects New Brunswick's lower cost of living compared to major centres in Ontario, BC, and Alberta. However, pricing within the Moncton area itself varies 25 to 40 percent between contractors for the same work — which is why getting at least three quotes is essential regardless of whether you are quoted hourly or per square foot.

**When comparing quotes from Moncton-area installers**, make sure you are comparing equivalent scope. A quote of \$4 per square foot that includes subfloor preparation, underlayment, and trim work is very different from a quote of \$2.50 per square foot for installation only. Ask each installer to break out their quote into line items: materials, labour, removal of old flooring, subfloor prep, underlayment, baseboards, transitions, and disposal. This lets you make an accurate comparison and understand exactly what you are paying for.

**One final note on seasonal pricing in Moncton.** Late fall through early spring tends to be slower for flooring installers across NB, and you may find slightly better availability and occasionally more competitive pricing during these months. Summer and early fall are peak renovation season, and popular installers book up weeks in advance. Planning your project for the off-season can work to your advantage on both scheduling and cost — and late summer through fall is actually the ideal time for moisture-sensitive installations since NB's ground moisture levels are at their lowest.

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## What does new flooring add to home resale value in the NB real estate market?

**New flooring is one of the highest-return renovations in New Brunswick's real estate market, typically recovering 70-100% of costs at resale depending on the material, condition of existing floors, and local market conditions.** In a province where median home prices range from \$200,000 to \$400,000 depending on the city, a \$6,000-\$12,000 flooring upgrade can meaningfully shift both listing price and buyer perception.

The impact of new flooring on resale value in NB depends heavily on what you install and what you are replacing. Swapping worn, stained carpet or damaged laminate for quality engineered hardwood or luxury vinyl plank creates the strongest visual transformation and the best return. Buyers in Moncton, Saint John, and Fredericton consistently rank flooring condition in their top three decision factors — alongside kitchens and bathrooms. A home with tired, outdated flooring often sits longer on the market and draws lower offers, even if the rest of the house is in good shape.

**Engineered hardwood** delivers the highest perceived value in the NB market, typically recovering 80-100% of installation costs. At \$6-\$14 per square foot fully installed, a 1,000-square-foot main floor upgrade runs \$6,000-\$14,000, and real estate agents in the province consistently report that this investment translates directly into faster sales and stronger offers. **Luxury vinyl plank (LVP)** is the strongest value play, costing \$5-\$12 per square foot fully installed with excellent durability and waterproof performance — buyers increasingly recognize quality LVP as a premium finish, and the return sits around 70-90% of costs.

**Solid hardwood** commands the highest prestige among NB buyers, but the return depends on proper installation with humidity control. In coastal communities like Saint John or Shediac, engineered hardwood is the smarter resale investment because it handles Maritime humidity swings without the gapping and cupping risks that can turn a beautiful solid hardwood floor into a liability during home inspections.

For NB's older housing stock — and there is a lot of it, with many homes built before 1970 — flooring upgrades often uncover subfloor issues that need addressing. Budget an additional \$1-\$5 per square foot for subfloor preparation if your home has old board subfloors, uneven concrete, or moisture concerns. Addressing these issues properly before installing new flooring protects both the investment and the resale value.

**Practical tips for maximizing flooring ROI in NB:** Choose neutral tones (light to medium oak, grey-toned LVP) that appeal to the broadest buyer pool. Stick with quality mid-range products rather than builder-grade or ultra-premium materials — buyers rarely pay a premium for exotic species but will penalize you for visibly cheap flooring. Ensure consistent flooring throughout the main living areas rather than a patchwork of different materials, and install proper transitions where materials change.

**When it comes to resale-driven flooring upgrades, hiring a professional installer is almost always worth the cost.** Poorly installed flooring — visible seams, uneven planks, inadequate expansion gaps that cause buckling — can actually reduce your home's value rather than increase it. A professional installation at \$2-\$6 per square foot for labour ensures the finished product looks its best during showings. Get matched with a flooring professional for a free estimate through New Brunswick Flooring.

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**Q26**

## **How do I get the best price on flooring materials from NB retailers?**

**The best way to save on flooring materials in New Brunswick is to combine strategic timing, comparison shopping across multiple suppliers, and a willingness to consider remnants, overstock, and previous-season products.** NB homeowners who follow these strategies routinely save 20-40% compared to walking into a showroom and buying the first product they like.

**Timing your purchase is the single biggest lever.** Flooring retailers in Moncton, Saint John, and Fredericton run their deepest sales during late fall (November-December) and late winter (February-March), when demand drops and retailers need to move inventory before new product lines arrive in spring. Boxing Week and pre-spring sales regularly discount quality laminate, LVP, and engineered hardwood by 15-30%. If your project timeline is flexible, buying materials during these windows and storing them for a spring or summer installation can save hundreds of dollars on a typical whole-home project.

**Compare prices across at least three to four sources.** NB has a mix of local flooring specialty stores, big-box retailers (Home Depot, Lowe's, Kent Building Supplies), and online options. Local flooring shops in Fredericton, Moncton, and Saint John often match big-box pricing on comparable products while offering better advice on NB-

specific installation requirements — ask for their best price and mention competing quotes. Kent Building Supplies, as a Maritime-based chain, frequently runs regional promotions that are competitive with national retailers. Big-box stores offer price matching policies that can work in your favour if you bring documented quotes from competitors.

**Remnants and overstock are NB's best-kept flooring secret.** Flooring retailers accumulate partial rolls of carpet, leftover cases of LVP and hardwood, and discontinued colour runs that they sell at 30-50% off regular pricing. For smaller projects — a single bedroom, a hallway, a basement room — remnants can cut material costs in half. Ask specifically about remnants and clearance stock at every retailer you visit. Many NB shops keep remnant inventory in a back warehouse that is not displayed on the showroom floor.

**Buy slightly more than you need — but not excessively.** Order 10% extra for standard rectangular rooms and 15% extra for rooms with angles, closets, or complex layouts. This avoids costly small re-orders at full price if you come up short during installation. For discontinued products, buy your full quantity plus overage in a single purchase, because matching dye lots later is nearly impossible.

For NB's Maritime climate, resist the temptation to choose the absolute cheapest product without considering moisture performance. A \$2 per square foot laminate with a standard HDF core installed in a New Brunswick basement will swell and fail within two to three years, costing you the entire investment plus removal and replacement. Spending \$3-\$5 per square foot on waterproof-core LVP or water-resistant laminate is the true budget-friendly choice for moisture-prone areas of NB homes.

**Negotiation works in NB's flooring market.** On orders above 500 square feet, ask for a volume discount — most retailers will offer 5-10% off materials for larger orders. If you are buying materials and hiring the retailer's recommended installer, ask for a package price that bundles both. And always ask about contractor pricing — some NB retailers offer discounted rates to customers who are working with a professional installer from the New Brunswick Construction Network.

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## What is the cheapest flooring option for a whole house in New Brunswick?

The cheapest flooring option for a whole house in New Brunswick is quality laminate flooring, which runs \$4-\$8 per square foot fully installed — making a typical 1,200-square-foot home achievable for \$4,800-\$9,600 including materials, underlayment, and professional installation. However, the cheapest option and the most cost-effective option are not always the same thing in NB's demanding Maritime climate, so understanding the trade-offs is important before committing.

**Laminate flooring** with an AC4 or AC5 durability rating offers the lowest per-square-foot cost for hard-surface flooring that looks modern and performs reasonably well. Materials run \$2-\$5 per square foot, and installation adds \$2-\$4 per square foot for a standard floating installation. For a whole-house project, you can negotiate volume pricing from NB retailers like Kent Building Supplies or local flooring shops in Moncton, Fredericton, or Saint John, often bringing material costs toward the lower end of that range. The click-lock floating installation method is also the most DIY-friendly option — if you are comfortable with basic tools and have patience for a learning curve, installing laminate yourself can cut total costs to \$2-\$5 per square foot (materials and underlayment only), bringing a 1,200-square-foot whole-house project to \$2,400-\$6,000.

**The critical caveat for NB homeowners:** standard laminate has an HDF (high-density fibreboard) core that absorbs water and swells irreversibly. In New Brunswick's Maritime climate, this means standard laminate is a risky choice for basements, bathrooms, kitchens, and entryways where moisture exposure is likely. For a true whole-house installation, you need either water-resistant laminate (which costs \$1-\$2 per square foot more) or a mixed approach — laminate in bedrooms and living areas, waterproof LVP in kitchens, bathrooms, basements, and entryways.

**Luxury vinyl plank (LVP)** is only slightly more expensive at \$5-\$12 per square foot fully installed, and it eliminates the moisture vulnerability entirely. SPC-core (stone polymer composite) LVP is 100% waterproof, handles NB's humidity swings without expansion issues, and can go in every room including basements. For a whole-house budget approach, entry-level SPC vinyl plank at \$3-\$4 per square foot for materials plus \$2-\$4 for installation brings total costs to \$5-\$8 per square foot — only marginally more than laminate, with far better moisture performance for NB conditions.

**What about carpet as the cheapest option?** Polyester broadloom carpet at \$2-\$4 per square foot for materials plus \$1-\$3 for installation is technically the lowest-cost flooring per square foot. But whole-house carpet is uncommon in modern NB homes, ages poorly in high-traffic areas, and creates moisture and mould risks in basements without proper moisture barriers. Carpet works best limited to bedrooms where it provides warmth during NB's long heating season.

**Practical tips for the budget-conscious NB homeowner:** Get at least three quotes from local installers — NB flooring prices vary 25-40% between contractors for identical work. Ask retailers about overstock, remnants, and clearance products for additional savings. Ensure your underlayment includes a built-in vapour barrier (or add one at \$0.50-\$1.00 per square foot) for any installation over concrete or in moisture-prone areas. And do not skip subfloor preparation to save money — bumps and dips in the subfloor telegraph through thin laminate and LVP, creating visible imperfections and accelerating wear.

**If your budget is tight but you want a result that lasts in NB conditions, entry-level waterproof LVP is the smartest whole-house value.** It costs marginally more than laminate upfront but avoids the replacement costs that come when moisture-vulnerable laminate fails in NB's humidity. Need help finding an affordable flooring installer? New Brunswick Flooring can match you with local professionals for free estimates.

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## Is it worth hiring a professional flooring installer in NB or doing it myself?

Whether to hire a professional or DIY your flooring depends entirely on the type of flooring, the complexity of your space, and your honest assessment of your skills — but in New Brunswick's Maritime climate, the stakes of getting it wrong are higher than in drier provinces because moisture mistakes cause expensive failures. For some flooring types, DIY is a smart money-saver. For others, professional installation is the only way to protect your investment.

**Good DIY projects in NB** include click-lock laminate and click-lock luxury vinyl plank (LVP) in standard rectangular rooms. These floating floor systems are specifically designed for homeowner installation — no glue, no nails, and no specialized tools beyond a tapping block, pull bar, and a decent saw. A handy NB homeowner can install 200-300 square feet of click-lock flooring in a weekend, saving \$2-\$5 per square foot in labour costs. For a typical 800-square-foot project, that is \$1,600-\$4,000 in savings. Carpet tiles in basements and recreation rooms are similarly DIY-friendly — peel-and-stick or loose-lay tiles are forgiving and easy to replace individually if damaged.

**Hire a professional for hardwood installation (nail-down or glue-down), hardwood refinishing, tile work, broadloom carpet, and any installation over concrete basement slabs.** These projects require specialized equipment, technical knowledge, and experience that directly determines whether the floor performs well or fails. In NB specifically, professional installers understand local moisture conditions, proper acclimation protocols for Maritime humidity, and subfloor preparation requirements for the province's older housing stock.

**Hardwood installation** is the clearest case for professional help. A pneumatic flooring nailer costs \$50-\$100 per day to rent, and using one effectively takes practice — improper nailing causes squeaks, splits, and loose boards that worsen over NB's seasonal humidity cycles. Professional hardwood installation runs \$3-\$6 per square foot for labour, and the result is a floor that lies flat, stays tight, and lasts 50-100 years with periodic refinishing. **Hardwood refinishing** with a drum sander is even more unforgiving — a moment's hesitation creates gouges visible from across the room. Professional refinishing at \$3-\$6 per square foot is money well spent.

**Tile installation** appears simple but the real skill is in substrate preparation — levelling, waterproofing membrane application, and proper thinset technique. Tiles installed over an improperly prepared substrate in NB crack and pop loose within one to three years as the subfloor moves through freeze-thaw cycles and humidity changes. Professional tile installation at \$6-\$12 per square foot for labour includes the substrate work that determines long-term success.

**The NB-specific factor that tips the balance toward professional installation** is moisture management. New Brunswick's 30-50% annual humidity swing between winter and summer is more extreme than inland provinces. A professional installer will test subfloor moisture content, ensure proper acclimation of wood products (5-10 days

minimum in NB), install appropriate moisture barriers, and leave adequate expansion gaps (8-12mm) around all perimeters. Skipping any of these steps — which DIY installers commonly do — leads to cupping, buckling, or gapping that costs more to fix than professional installation would have cost initially.

**The bottom line:** DIY click-lock LVP or laminate in simple rooms and save \$1,600-\$4,000 on a typical project. Hire a professional for everything else — the \$2-\$6 per square foot in labour is insurance against costly failures. Always get at least three quotes from local NB installers, as prices vary 25-40% for identical work. New Brunswick Flooring can match you with local flooring professionals for free estimates on your project.

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**Q29**

## **What are the most cost-effective flooring upgrades before selling a home in NB?**

**The most cost-effective flooring upgrades before selling a home in New Brunswick focus on high-visibility areas and replacing visibly damaged or outdated materials — not necessarily installing the most expensive product everywhere.** Strategic, targeted flooring upgrades recover 70-100% of their cost at resale while helping your home sell faster in NB's competitive market.

**Priority one: Replace worn carpet and damaged flooring in the main living areas.** The front entrance, main hallway, living room, and kitchen are what buyers see first, and stained carpet or scratched laminate in these areas creates an immediate negative impression that colours how buyers perceive the entire home. Replacing 400-600 square feet of main-area flooring with mid-range luxury vinyl plank at \$5-\$10 per square foot fully installed (\$2,000-\$6,000 total) delivers the single highest return on a pre-sale flooring investment. LVP in a neutral tone — light oak, warm grey, or natural wood look — appeals to the broadest range of NB buyers and handles the province's

moisture conditions without concern.

**Priority two: Refinish rather than replace existing hardwood.** If your NB home has solid or engineered hardwood under carpet or in worn condition, refinishing at \$3-\$6 per square foot is dramatically cheaper than new installation and recovers nearly 100% of costs at resale. A 1,000-square-foot main floor refinish runs \$3,000-\$6,000 and transforms the entire feel of the home. Many older NB homes — particularly in Fredericton's historic neighbourhoods, Saint John's uptown, and established Moncton communities — have original hardwood under carpet or linoleum that cleans up beautifully with professional sanding and finishing. This is one of the highest-return renovations available to NB sellers.

**Priority three: Address basement flooring if the basement is a finished living space.** NB buyers increasingly expect usable basement space, and musty carpet or peeling tile kills interest immediately. Budget-friendly waterproof LVP (\$5-\$8 per square foot fully installed) or carpet tiles with moisture-resistant backing (\$3-\$6 per square foot) transform a basement into presentable living space for \$1,500-\$4,000 in a typical 400-square-foot basement room. The key for NB basements is choosing waterproof products — Maritime moisture migration through concrete slabs is a year-round reality, and any pre-sale flooring that develops a musty smell before selling defeats the purpose entirely.

**Priority four: Fresh carpet in bedrooms.** New nylon broadloom carpet in bedrooms at \$4-\$8 per square foot fully installed provides warmth, comfort, and that fresh, clean feel buyers love. A standard 180-square-foot bedroom costs just \$720-\$1,440 for new carpet with quality underpad. This is a low-cost, high-impact upgrade — three bedrooms can be carpeted for \$2,200-\$4,300.

**What NOT to spend money on before selling:** Do not install premium solid hardwood or exotic species for resale — buyers rarely pay enough extra to justify the premium cost. Do not install flooring in rooms that are already in good condition just to match new flooring elsewhere. And do not choose trendy colours or patterns that may not appeal to all buyers — neutral is always the safest resale choice.

**NB-specific timing advice:** If you are listing in spring or summer (the busiest NB real estate season), schedule flooring work for late winter so it is completed and settled before showings begin. Avoid installing moisture-sensitive flooring in basements during the April-June snowmelt period when NB's water table is highest.

For pre-sale flooring projects, professional installation is worth every dollar — buyers notice quality workmanship, and a poorly installed floor will be flagged during home inspections. Get matched with a local flooring professional through New Brunswick Flooring for free estimates on your pre-sale upgrade.

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