One time renting app is not that much big, so we can say it’s an organic model, and let’s assume we will develop in java language.  
so Source lines of code, SLOC=12000.

We know Effort =PM=Coefficient\*(SLOC/1000)^P.

For organic project type,

Coefficient = 2.4, P = 1.05, T = 038.

So

Effort =PM =2.4\*(12)^1.05 [SLOC/1000=12000/1000=12]

=32.61 staff-months

=33 staff-months

Development time = DM = 2.50\*(PM)^T

= 2.50\*(33)^0.38

= 9.44 month

Let take it as 9 months

Required number of people=ST=PM/DM

= 33/9=3.67 = 4   
Working hours per day for a single person=8 hours

Per person salary in a month=85,000

Per hour salary for a person in a month=85,000/180 [In a month working hours= 180]

=472.22

In 9 months number working days=180

Hours =180\*8

=1440 hours  
So, Charge for the project 1440\*472.22

=679996=680000

Requirement analysis =15days\*8hours

=120hour

Charge for requirement analysis=120\*300=36000

Travel expense=20000

Office rent expense=30000\*9=270000.

Electricity & Gas bill=2000\*9=18000

Training and hardware cost=100000

Maintenance for 9 months=9\*8=72 hours

Maintenance cost=72 hours\*1500

=108000

Utility cost:

Per month cost 5000 tk

Total = 9 months\*5000 =45000 tk

Total cost=680000+36000+20000+270000+18000+100000+108000+45000

=1007000

Bill=Total cost+20%=1007000+201400=1208400=1208400.