



## New Home Build

A new home build with a company that specialises in building homes on scale (also referred to as a project or kit home builder) can be a cost-effective option, and if done right can give a great result, in less time and hassle.

New home builds typically have a standard floorplans, inclusions and limited variations to choose from. They often have the convenience of viewing existing projects via a display village allowing an opportunity to compare layouts, quality and finishes.

A new home build will require a vacant block of land or demolishing an existing house, it also will require a relatively level block with minimum land size dimensions. Alternatively one may consider a [Custom Home Build](#).

New home builds are typically cheaper than doing a custom home because the cost of initial design work is spread across multiple customers, the cost of materials and contractors is reduced due to scale and premium finishes are excluded.

As the price of land increases more people are maximising on their investment by doing a new home build. Costs will depend on multiple factors,

but can range from \$2,000 to \$3,500 per square meter. An average new build will cost between \$300,000 and \$700,000.



Reasons for a custom home build can include:

1. Standard, level and wide block of land
2. Looking for cost-effective home build
3. Increasing the resale value of your home
4. Minimising risk and effort
5. Content with standard options and inclusions
6. Lowering maintenance
7. Adding curbside appeal

## Factors that affect costs

Costs for a custom home build will depend on factors such as:

- Choosing standard options and limiting variations
- Single or double storey
- Land level and dimensions
- Site access and conditions

## What to consider

When tackling a custom home build items to consider are:

- Goals, budget and time frame
- Council approval and regulations
- Floor plan options
- Aspect and natural lighting
- Standard inclusions and upgrades
- External finishes
- Internal finishes
- Privacy and neighbours



Contractors typically required for a custom home build include:

- Surveyor
- Building certifier
- Licensed builder
- Subcontractors: carpenter, electrician, plumber and drainer, gasfitter, concreter, bricklayer, waterproofer, plasterer, roofer, tiler, floor sander, painter

We can help you define your requirements, shortlist and negotiate with builders and monitor the project till successful completion.

[REQUEST FOR CALL BACK](#)

OR find out [How the process works](#).

## How we can help

### Understanding Your Requirements

One of the most important factors for both client and contractors alike is to clearly understand the requirements. The requirements establish a foundation for the vision, scope, cost, and schedule and will help ensure a successful project.

Your requirements might start as a simple concept or may be a detailed plan. In either case we have the experience to guide you through the process, identify what questions need to be answered and help clearly define the requirements.

### Comparing And Shortlisting Qualified Contractors

We have many contractors and builders across Greater Sydney who we have worked with on multiple projects for many years. We vet all contractors to ensure they are appropriately licensed, highly experienced and use quality materials and workmanship.

### Negotiating Rates And Saving You Money

We work exclusively on behalf of our clients to negotiate the best rate we can. We know the current market and what each item and service should cost. In addition most contractors will include a buffer in their quotes for any unknowns.

Our fees are built into the quotes and paid by the contractors. Up until this point in the process there is no obligations to proceed, in fact we encourage our clients to get other quotes should they wish.



### Providing Experience And Advice

With over 25 years experience in the building industry, we have worked on hundreds of projects and have been there and done that. We bring this experience to all our clients, helping them to avoid pitfalls, reduce costs and successfully complete projects.

### Monitoring The Project And Sign-Off

We periodically visit your site to double check the contractors work. This includes signing off at the end to check appropriate standards have been followed and meet your requirements. It's in our interest to ensure the project is completed successfully.

### Full Service Brokerage

Our experience is not just in finding the right contractors for your project at great rates, but we can also assist with planning, design and permits, We are ready and waiting to help tackle your project.