

Estimating/Design Process - Without Plans

1. Get in contact with us about your proposed work.
2. We will organise a free site consultation with you, to run through what your looking for e.g. Granny flat, renovations, new build etc.
3. If you are still interested in having plans drawn up we organise an onsite meeting with our architectural draftsman to run through specifics.
4. We can then provide you with a **Architectural Plans Fee Proposal**, which includes architectural plans ready for council submission, changes/reviews of the design along the way and a final review at the end of the process.
5. If approved we get this under way ASAP!
6. If you require council or certifier submission we can include this also.
7. After plans have been drawn up, you can engage us for our **Design Options** or move straight into the estimating process with plans.
8. Our **Design Options** include, interior/exterior design, colour consult, joinery drawings and/or landscaping design (see **Design Options** PDF for details). If you are interested in any of these we can provide a **Design Fee Proposal**.

Estimating Process - With Plans

1. Send through all relevant plans and documentation - if we don't already have them.
2. Confirm any specific finishes you may have thought about already - if you used our **Design options** these will already be selected. If you are unsure we allow for a standard ballpark - but please note this can have an effect on the final detailed quote price
3. Once we have all these details we can provide you with a general estimate which will give you a 'ball park' figure.

With over 46 combined years worth of knowledge in the building industry, these estimates are generally accurate and are a good starting point to see if your project is financially viable and/or worth pursuing.

Detailed Quote Fee

A **Detailed Quote Fee** covers the time and resources required to provide an accurate and comprehensive cost breakdown for your project. We charge for this service because it involves significant man-hours to ensure accuracy, transparency, and no hidden costs during the build.

We submit the fee proposal to you and once approved, we invoice 50% as a deposit and move onto the **Quote Process**. The remaining 50% is invoiced upon completion of the quote. This fee is specific for your build and the amount of detail it requires will influence the overall fee.

When we don't charge for a quote - For smaller jobs that are straight forward or don't require substantial planning/engineering. Such as small bathroom renos or standard projects (decks, pergolas). These jobs don't require the extensive offices hours and as a result won't incur a fee.

Quote Process

1. We will review all documents supplied including D.A approval documents, architectural plans, engineering drawings, finishes specifications, joinery drawings etc.
2. We will then meet subcontractors, industry professionals and suppliers onsite as required.
3. After this we put together a comprehensive, detailed build quotation, based on the supplied documentation and site visit.
4. We then present the finalised build quotation to you via a Microsoft teams meeting.
5. Home Warranty Insurance is accounted for in the finalised quote, for more info on why you need this check out our **HBC Insurance PDF**.
6. You will then be supplied with a PDF file of the final quotation for your own records and if you are wishing to proceed with the quote we can start drawing up contracts.

Refer to our Build Info PDF, for more information on the types of documents we need and why we need them to provide an estimate or quote.