

PROCESS OF BUILDING A HOUSE



THE 7 STEP PROCESS OF BUILDING A HOUSE MADE SIMPLE

Building a new home can be a stressful time, with so many unknowns, it often puts people under pressure.

At Nikal Construction, we help our clients avoid stress by explaining every part of the process of building a house with them up front.

In this guide you will find details on the **7 Stages of Building a House** from beginning to end in simple terms to understand for your peace of mind.

NIKAL
DESIGN AND CONSTRUCTION

1. MEET AND GREET

We meet you to discuss the possibilities for your home, you can let us know your wish list, budget, hopes and dreams. We will explain our services and the stages of building a house.

2. SITE INSPECTION

An on-site inspection will allow us to make a preliminary assessment of your land characteristics such as slope, orientation, views and planning requirements.

3. DESIGN

A number of things need to be done for the design of your home. We offer a service that looks after the site survey, soil testing (if needed) planning report and concept design.

Once documents are obtained they are yours to keep. It is at this stage we can do a feasibility assessment with an estimated costing (ballpark figure) for your consideration.

4. PRICING - HOW MUCH WILL IT ALL COST?

Doing a price for a quote is something we take very seriously. We respect that when building a home, you are looking at a big investment and will need an accurate costing to keep your budget on target throughout the house construction steps.

If you are looking for a ballpark figure this is provided at the feasibility stage. Some builders offer a square metre rate as a guideline, we find at times this can be misleading, especially for luxury custom homes.

You are looking to build a custom home with unique design and finishes, so an off the shelf price can lead to a long list of unwanted extras and unnecessary stress. Providing an accurate quote allows not only transparency but peace of mind for your build ahead.

5. WE WANT TO PROCEED

Contracts are signed, building approvals are organised and we book in the construction timelines.

6. START BUILDING

We organise a regular on-site walk through of the project with you. If you change your mind about something or it is not quite what you were expecting we can work with you to see if we can incorporate this change.

7. MOVING IN

We want you to love your new home. Before handover of the keys we will make sure that you are happy with all aspects. We do a full assessment of the home to provide a defect free exchange. Our commitment to you doesn't end when we hand over the keys.

We do a maintenance assessment after thirty (30) days and again at twelve (12) months after completion. We know that a house needs to be monitored through all four (4) seasons before we can give it the final tick of approval.

We find it rewarding in delivering a quality product to our customers and our maintenance period is an extra courtesy we like to offer for peace of mind.

Nikal Construction are modern home builders with more than 30 years' experience.

We're project builders, delivering split level homes and new homes on the Gold Coast.

Whether you have your own design or would like to choose from one of Nikal Construction's house designs that you can move straight into. Our team is ready to turn your dream home into a reality.

Nikal Construction take pride in house construction and the luxury homes we create. Our history shows the beautiful results we achieve with outstanding construction techniques and finishes.

Regardless of whether you have a standard, unusual duplex, project home, modern townhouses, split level homes or sloped block of land, our residential builders and home architects will ensure they get the most out of your block, and design and build accordingly.

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