



## FACT SHEET

### EASY STEPS TO HOME BUILDING

AVJennings makes home building easy, with great designs to choose from and expertise advice to help you along the way.

Take a look at the 7 steps to home building the AVJennings way.

#### 1. Find a design you'll love to call home

First up you'll meet with an experienced New Home Consultant. They'll talk to you about what you're looking for in a home, and show you the great range of options to consider.

#### 2. Find out the costs

Once you've chosen your home design AVJennings will prepare your New Home Tender.

This formalises all the choices you've made and gives you an itemised outline of all the costs. The New Home Tender includes a contour survey of your block and soil testing.

#### 3. Your Home Building Agreement

Once you've signed off on your New Home Tender it doesn't take long for AVJennings to prepare your Home Building Agreement, or contract.

This will include full detailed drawings and plans, additional reports and Council requirements.

#### 4. Development Applications and Council Approval

Once you're happy with everything in the agreement and signed your Contract, AVJennings will start organize the building applications and Council approvals for you.

At this stage you meet up with AVJennings professional colour consultant to choose your colour scheme for your requirements on the outside including the brick roof colours and on the inside, things like paint and cabinet finishes and tiles.

#### 5. Authority to Commence Construction (ACC)

The Authority to Commence Construction is given by AVJennings when a number of criteria have been met, including Council approval and finance approval. After this has been issued, we're ready to move into the building phase.

#### 6. Building your new home

Now it all really starts to happen, orders are placed for the labour and materials needed and the building of your new AVJennings home begins.

During construction you'll be kept up to date with how things are going.

How long it takes depends on whether you're building a single or double storey home, and of course the weather, although usually in around 20 to 30 weeks you'll have a brand new home!

#### 7. Handover



AVJennings will present you with your new home and walk you through to explain all the features.

Once you've moved in you'll also have a 90 day maintenance review period – this gives your home time to “settle” and you can note anything that may need to be fixed.

There you have it, 7 Steps to Building a Home. AVJennings making it nice and easy!

**Call us on 131 878 for our full Guide To Home Maintenance brochure.**