



*Western Sydney's residential
home extension specialists*

The Essential Things You Must Know Before Starting Your Home Extension/Renovation

Check the reputation of your builder

There are many builders out there, but not all are created equal. Do a little research to find out which builders have the best reputation. Find out whether a builder is respected for doing quality work, as well as being punctual. If you want to build a luxurious home, it's important the builder is capable of this type of building.

Check the builders licence number visit www.fairtrading.nsw.gov.au

Ask to see examples of work, references for the addresses of previous houses they have worked on, and ask the owners if they were satisfied with the results (i.e. Was it finished on time? Did they stay close to quoted cost? And most importantly, Was there good communication?)

Questions to ask the builder

How will I know what is happening with my house during construction?

When you build with Eastcoast Building Services you will be invited to visit the site with the supervisor at any time to keep you up to date.

Can I make changes during construction?

Some minor internal or cosmetic changes can be made and should be attended to and requested at the earliest possible time, however a cost plus 15% fee will apply depending on the variation.

Can I get some work done to my home/extension during construction?

Eastcoast Building Services will allow certain trades on site as long as they comply with our conditions and OHS.

How long does it take to build a home/extension?

This would depend on the complexity of the design but as a guide approximately 3 to 4 months for an extension and 6 to 8 months for a new home.

Does the price include everything?

Most prices you see advertised for new home/extensions do not include finishing items such as floor covering, blinds and landscaping. We will give you a fully itemised quote so you can see exactly what you will get.

Eastcoast Building Services is more than happy to provide a full quote for the excluded items mentioned above if needed.

At Eastcoast Building Services we offer a **FREE, No Obligation Consultation & Estimate** to help you better picture and plan your brand new home or what your home could be with a home renovation.

What you can expect from our FREE Building Consultation:

No travelling: We come to you, saving you the hassle & inconvenience of travel.

You talk, we listen: We will sit down with you and listen to what it is that you and your family need from a new home or home renovation. We will also help you by answering any questions that you might have surrounding these areas and offer our professional opinions where necessary.

Site and property inspection: After speaking with you about what it is that you and your family need, we will then do a site & property inspection to give us a better understanding of how we can complete your requirements.

Your quote: Once we have all of the information we will then be able to go away and give you a competitive and fair price of what we honestly believe that it will cost to build your home/extension.

We are thorough: We will not just drop in. We will spend a total of 30 to 60 minutes with you, learning your needs as well as looking over the site and property. Working out your priorities within your budget, time required and quality.

Deciding on your Design

The beauty of building is that you can create the home that you want, whether it be a new home, extension or renovation. It's a great idea to start out by making a list of 'must haves' and 'nice to haves' so you can ensure your home has the things you value most.

We work with award winning draftsmen/architects to assure we can turn your dream into reality.

Our Guarantee

In our quest for superior quality and highest level customer satisfaction, we guarantee all our clients:

- Full support and progress communication
- Full 7 year structural warranty
- Project completed on time.



Your vision is our priority - We want your home to be your castle, any changes you choose to make at any stage of the project are your choice because we want you to be 100% satisfied with your home.

Every home/extension goes through our Quality Assurance Check List so even the smallest details are checked.

As a Registered member of the Housing Industry Association your home will be built with the utmost skill and quality, 100% satisfaction guaranteed.

Checking Your Quotes

Eastcoast Building Services will provide you with a fully itemised quotation and discuss with you to ensure you understand each step.

Build for long term energy efficiency

Ensuring that your home is as energy-efficient as possible can certainly save you money on energy bills over time. Plus, you can enjoy the peace of mind of knowing you are doing your best for the environment.