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F.A.Q.



MOVE INTO THE HOUSE YOU'VE ALWAYS WANTED

01



the starting

What is included in my initial fee proposal?

Once we have discussed in detail with you what you actually want and need we prepare a comprehensive Action Plan that covers everything you will need to implement to ensure a smooth and easy Project, from Land Surveys to Design and Council Approvals to Building Cost Estimates. Basically enough so that you can rest assured that everything is covered and you will have no hidden or unexpected costs to consider during the process...

What is my deposit?

Depending on the stage that Aztec comes into the picture the deposit will vary.

Does Aztec offer a finished home package?

Yes Aztec has a range of New Home Designs that you can review with one of our friendly staff. We can make changes to suit your lifestyle, we can provide upgrades (or downgrades) and we can give you a package figure for a completely finished New Home.

How much will a design cost?

The answer to this depends on the size and complexity of your Home. Generally we will charge a nominal amount on the provision that you continue your New Home Journey with us.

02



the design



03

How does Aztec support me through the design and construction process?

Aztec has a great team of friendly professionals that take care of all of your queries. There is always someone available to pick up the phone and we make a point of always responding quickly to any emails or other concerns that our Clients may have.

Who can I call directly if I have questions regarding construction, costs, etc...?

At Aztec we always have someone available who will be able to help you with any queries you may have. You can contact one of our team members on 08 9447 1556.

aztec support

Can I have a home designed custom to my block?

Of course! Aztec has in house registered architects and several very talented Designers. We can work closely with you to design your perfect Home.

Can I design my own home?

Absolutely. Our professional team will work with you to get it all onto paper.



04

the design



05

How does Aztec cater to specific budgets?

Aztec has a very experienced Design and Construction Team. We work very closely with you and can often cleverly design a Home so that it costs less or see alternative ways for you to achieve the same result but with less outlay. We have very strong Supplier Relationships and because we complete a lot of Projects every year we also have access to the best prices around.

Can I have a cost plus contract?

Yes we do work with cost plus contracts and we can discuss options with you when we sit down face to face.

budget and cost

At what stage can I have a fixed cost for the construction?

We can give you a ballpark figure once the initial design is complete however for a fixed cost of the construction it will take a little longer as there is a lot of information to compile. Generally once the Architectural Plans are completed including your Structural Plans and your Energy Assessment and any supporting information is ready we can provide a fixed cost for your review.

What is the warranty period on my home?

Aztec provides a 12 month Defects Liability Period on the Structure and general workmanship of your New Home and there are individual warranties for various components that may be longer.



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fixed cost and warranty



I have some land and I'm ready to do something with it – but I don't know where to start?

Aztec can certainly point you in the right direction. We conduct Site Analysis and Feasibilities all the time and are well placed to give you accurate and detailed information on the whole Development process.

How long will the construction of my home take?

Although the design and approval process may take several months, we aim to complete any home within 12 months of beginning construction, depending on the size and complexity.



Will there be a fee for amendments made once construction has begun?

This will depend on the scope of the amendment. If it's minor there is a strong chance that we will be able to offset it against something else in the Project. If it's larger then yes there will be a charge which we can discuss when we catch up.

Am I able to make amendments to my home once construction begins?

Yes of course you are. We can handle them as Variations to the Contract and we will also advise (and sort out) with respect to any necessary Council hurdles that may need to be dealt with.



Does Aztec use sub-contractors?

Yes Aztec uses sub-contractors – this helps to keep the costs down as we are able to take advantage of movements in the market and make sure that we always get the best rates available. We have a long list of reliable and trustworthy sub-contractors that we have worked with in the past and would never hesitate to recommend.

Does Aztec have in house builders?

Aztec is an 'in house' Builder. Our Directors are registered Builders in WA and our Nominated Supervisors are also registered Builders.

the development

Can I choose materials and products that will be used on my home?

Yes of course! Once the design process is finished we will present you with a 'general specification' which outlines materials and products we would recommend for the best outcome of your new home - however we encourage you to pick and choose products that you would like to see on your new home too.

Can I help complete work on my home?

Generally not when we are on site. Aztec can build your home to a specified point and then turn it over to you to complete, but it is very important that there is a clear and agreed line of distinction and cut off between our works and yours.



your help



KEEP IN TOUCH

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