



Open the Door to Excellence

# Home & Land Package **Process Outline**

- Select and hold section** Start due diligence process  
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- Speak with your bank/lender** Confirm your personal details for Construction Lending  
.....
- Meet with our Architectural Designer and myself**  
Discuss your design brief and how you want to live. Deposit \$3,000+gst which is credited back against your build deposit once unconditional.  
.....
- Work through concept plans** Until a final floor plan and build spec is confirmed  
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- Fixed price Master Build Contract prepared\***  
\*Please note that changing plans after signing contract may incur additional costs  
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- Registered valuer appointed** To value the package on an as-complete basis  
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- Lawyer to review** Land and building contracts  
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- Lender confirms finance approval** Upon receipt of satisfactory valuation  
.....
- Instruct your lawyer to declare contract unconditional** By end of due diligence period  
.....
- Master Build contract to be signed** Land and building deposit to be paid  
.....
- We organise consent documents** And arrange for them to be lodged with council  
.....
- From here the fun begins!** Enjoy your new build experience - you are introduced to our Interior Designer, who is your guide through the design choices such as colours, flooring, tiles, kitchen layout, fixtures and fittings.  
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- Construction starts** Upon issue of building consent  
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- Before Handover** Golstruct Homes obtains the Code of Compliance for your new home

**Contact Ian** to view our Showhome & give it the 'knock-knock' test.



**Golstruct Homes**  
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