



NEW HOME | same address

Burbank 

KNOCKDOWN REBUILD
- The Guide

TRUSTED BUILDER SINCE 1983





Burbank.



HOME A BIT TIRED?

You can build a brand new look for your old block.

Building a new home on your existing site allows you to improve the value of your property while staying in the neighbourhood you love. You won't have the hassles and expenses that come with selling a property, nor will you have to pay the stamp duty costs associated with buying new.

The best part is you'll have a beautiful, brand new Burbank home to enjoy in the area you love! The team at Burbank will guide you through every step of the process – from organising a recommended demolition service to preparing your site for construction and choosing which Burbank home is perfect for your block.

No matter your requirement, the expert Burbank team will make it happen.

OUR SPECIALIST SERVICES ARE FREE OF CHARGE AND INCLUDE THE FOLLOWING:



A FACE-TO-FACE DESIGN MEETING

At this meeting, you'll have the opportunity to discuss requirements, your budget and desired finishes, as well as the time-frame moving forward. Your knock-down rebuild specialist will work with you to ensure that any aspects of the build that impact cost or timeframes are clearly discussed and understood up front.



AN INVITATION TO ATTEND A NEW HOME ESTIMATE MEETING

This face-to-face meeting will delve into the details of your quote and any questions you may have concerning pricing and the process can be clearly answered. During this meeting, realistic allowances can also be included for items such as site costs, demolition and town planning.



OUR CONSTRUCTION TEAM WILL CONDUCT A PRELIMINARY INSPECTION OF YOUR SITE

After paying your deposit, the Burbank construction team will visit your site to conduct a preliminary inspection on your current land. This service is provided prior to signing the New Home Proposal for your peace of mind.



AN EXPERIENCED TEAM GUIDING YOU

Every situation and site is different. That's why we'll be helping you throughout the sometimes tricky process. Our experienced team will advise you on things like the timing of your home demolition, obtaining town planning approvals as well as disconnection of services. We know the processes back to front. After all, we've been building homes since 1983.

THE KNOCK-DOWN REBUILD PROCEDURE

STAGE 1

Your New Home Consultant will assess your property, help you find the most suitable floorplan and offer free finance consultation.

STAGE 2

Your KDRB consultant will prepare a New Home Estimate (NHE) and house siting. On acceptance of this NHE you will pay a deposit requesting drawings and New Home Proposal (NHP).

STAGE 3

Burbank will order preliminary soil tests, site survey and council searches, prior to your drawings and NHP.

STAGE 4

Burbank's construction team will visit your site to determine building requirements and access.

STAGE 5

Your New Home Consultant will present your NHP and drawings. On acceptance of this NHP you will be required to pay an additional deposit requesting the HIA contract with working drawings and you will be contacted by our interior designer to complete materials and colours.

STAGE 6

Your HIA contract is then provided including your drawings and costings. On acceptance of this contract you will be required to pay the remaining 5% deposit as per the contract.

STAGE 7

Lodgement of plans and documents for council approval and town planning approval if required. Demolition approval will be required before council will issue approval of plans.

STAGE 8

On receiving council approved plans, final checks, all documentation and final working drawings will be completed.

STAGE 9

On receiving authority to commence construction from your lending authority, all orders and documentation will be sent to contractors and supplier for the site start of your new Burbank home.



FREQUENTLY ASKED QUESTIONS

WHO DEMOLISHES MY HOME?

Burbank is happy to make recommendations to you for a demolition service provider, however there are cost savings for you if you deal with them directly. Once you have decided upon your preferred provider they will coordinate the demolition, which will also include the organisation of all permits, fees and inspections.

DO I NEED COUNCIL APPROVAL?

Your contractor will organise your permits and approvals, if required.

WHAT IF I WANT/NEED TO SUB-DIVIDE THE LAND?

Whether you are building two homes or more on your land, we can recommend a planner to assist with your land subdivision and work closely with them for a seamless outcome.

WHEN SHOULD WE DEMOLISH?

We recommend waiting until we have secured planning approval for your new build for peace of mind and to minimise moving costs.

WHAT ABOUT DISCONNECTION OF SERVICES?

As the holder of all service accounts, you will need to speak to your service providers to arrange the disconnection of services and the provision for relocated service connection points if required.

HOW DO I GET STARTED?

It's easy. Simply call us on 13 2872 and ask for our knock-down rebuild specialist, or visit one of our display homes to speak to one of our friendly New Home Consultants.

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