

# PHOENIX PROPERTY CONSULTANTS

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## Why our Builders are Better

| Features & Benefits   | Our Builders | Others |
|---|--------------|--------|
| A quality home as contracted each and every time; on time   | ✓            | ?      |
| Fixed price contract with no price escalations  | ✓            | ?      |
| Offer a fixed build term with financial penalty if late   | ✓            | ?      |
| Minimum of 10 years experience in building quality investment properties that stand the test of time  | ✓            | ?      |
| Quality house design & floor plan that suits family living  | ✓            | ?      |
| Include all site works including retaining walls if applicable.                                       | ✓            | ?      |
| Include all building approvals, relaxations, fees & charges.  | ✓            | ?      |
| Include all engineering fees & soil tests   | ✓            | ?      |
| Do not charge extra for changes in soil type and therefore changes in footing & slab design           | ✓            | ?      |
| Strip footing & brick base slab construction  | ✓            | ?      |
| Include all trenching of power & water supply to house no matter where the connection points may be.  | ✓            | ?      |
| Quality finish to kitchen with dishwasher and SS appliances   | ✓            | ?      |
| Include all scaffold and WH&S requirements  | ✓            | ?      |
| All landscaping included - mulch, turf, top soil, river rock, concrete garden edging                  | ✓            | ?      |
| All drainage included to driveway, garden & yard sumps  | ✓            | ?      |
| Rendered & bagged finish to whole house included  | ✓            | ?      |
| Security screens to all windows & doors included  | ✓            | ?      |
| Clothes line, letter box & numbering provided   | ✓            | ?      |
| Blinds to living area windows & sliding doors   | ✓            | ?      |
| All fencing and gates provided to full perimeter of house   | ✓            | ?      |
| Stainless steel dishwasher included   | ✓            | ?      |
| Air conditioner provided to main living area  | ✓            | ?      |
| Ceiling fans to all bedrooms and study  | ✓            | ?      |
| Include all environmental control & protection requirements – silt barrier, shakedown, cages, temp DP | ✓            | ?      |
| Client relations – client logon for website photo updates   | ✓            | ?      |

The best time to plant a tree was 20 years ago – the second best time is now!

Chinese Proverb – Applicable to Wealth Creation and Property Investment

