



MEGA RESIDENTIAL



*Client
Journey*

BUILD PROCESS

Lifestyle



YOUR ACTION



OUR ACTION



REMINDER

Step 01 — Initial Consultation

-  You will need to provide a copy of your signed land contract, including the plan of subdivision and design guidelines. You will also provide us with a list of your individual requirements and your preferred siting of the house on your land.
-  Mega Residential locks in the base home price, current promotion and site start month based on the anticipated land title date, upon receipt of your initial deposit. You will meet with our Sales Consultant to finalise your plans showing your individual requirements and Mega will complete all sales documentation ready to submit to the office.

 **Reminder:** Provide details of proposed lending institution and pre-approval letter

Step 02 — Colour Selection

-  You will browse through our extensive colour options. Each of our colour schemes have been carefully co-ordinated by our talented interior design team, to create a variety of stunning finishes. You will finalise your chosen floorplan, façade and colour selections.
-  Mega Residential will arrange an appointment with one of our Sales Consultants to walk you through your colour and product selections and present you with your HIA Contract.

 **Reminder:** Review the HIA Contract prior to the next appointment



Step 03 — Contract Appointment

-  You will need to sign the HIA Contract and pay the balance of 5% deposit
-  An appointment is arranged with Mega Residential. The HIA contract and associated documentation is presented to you for signing.

 **Reminder:** Client to sign HIA contract and pay the balance of 5% deposit.

Step 04 — Finalise Documents

-  You review and sign off your contract documentation, including a detailed project agenda, full set of working drawings and specifications. You will need to provide Mega Residential with your finance documents showing the capacity to pay as well as your proof of ownership, if not previously supplied.
-  Developer approval is sought. Plans and associated documentation is lodged to obtain a building permit. Final construction plans are completed and forwarded to you to be signed and returned. Material orders are placed with our suppliers.

 **Reminder:** No further changes will be accepted after this point.



Step 05 — Site Start Meeting

-  An initial deposit is required to secure purchase. You will provide contact details of your chosen financial institution (bank, branch and lenders, if applicable). You will attend the site start meeting to gain an understanding of the construction process.
-  A site start meet and greet will be arranged at the Mega Residential office by our Customer Relationship Officer to formalise and review all documentation as well as meet with your Site Manager.



Step 06 — Base

- Progress payment is to be authorised and paid by you, or forwarded to your lending institution for payment.
- Setting the foundations for your new home is the first exciting milestone. We lay the required underground connections, pour the concrete slab and surround the site with temporary fencing. A base stage claim invoice will be raised and sent to you for payment.

Reminder: Authorise progress payment.



Step 08 — Lock-Up

- Progress payment to be authorised and forwarded to your lending institution. You are welcome to visit this stage of construction and walk through the shell of your new home beginning to take shape.
- Your home is insulated and cloaked with its chosen external wall cladding. Your roof covering is fixed into place and any external doors and windows, permanent or temporary are hung. A lock-up stage claim invoice will be raised and sent to you for payment.

Reminder: Authorise progress payment.



Step 9 — Fix

- Progress payment to be authorised and forwarded to your lending institution. You are welcome to visit this stage of construction and enjoy the experience of the initial finishing touches filling in the blanks.
- During this stage all architraves, skirting, doors and cabinets (excluding stone benchtops) are fitted and fixed into position. Everything is checked to ensure it has been correctly fitted, and a fix stage claim invoice will be raised and sent to you for payment or forwarded to your lending institution.

Reminder: Authorise progress payment.



Step 10 — Completion

- You will be required to inspect your new home with a Mega Residential Quality Assurance team member and sign off the certificate of Final Inspection. A final invoice is raised and sent to you for payment. You will need to contact your lending institution and understand their requirements for final settlement. Final settlement of all monies will be arranged at Head Office (EFT or Bank Cheque). Appliances to be installed upon settlement.
- All building works excluding appliances are completed in accordance with the Contract documents. A final inspection of your new home is undertaken.

After Completion Care

3 Month Maintenance Warranty

Now that you have unpacked the last box in your new home it is time for the post completion stage, to ensure you are provided with the utmost support.

- You will be required to provide a list of items you wish to be inspected. After such a Mega Residential representative will inspect your new home with you. If applicable, you then must provide access to all items that may need maintenance or repairs, we will ensure as minimal disruption as possible. Once completed we will need you to sign off on the work conducted.

- The builder contacts you to arrange a 3-month post completion service call. This is an extensive warranty inspection conducted 3 months after settlement, to address any concerns you may have. Should any repairs be required, they are arranged during this time.

- Reminder: Provide list of items to be inspected.

An Easy Journey Home

Call 1300 MY MEGA

www.megaresidential.com.au



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Current as of the 11th January 2019. This information is to use as a guide only. Please refer to our full Terms & Conditions on our website or refer to your HIA Contract for further information.