



VEST BUILD®

> HOUSE & LAND



> ABOUT US

Vestbuild have been developing quality homes for hundreds of happy families across Victoria since 1997.

Vestbuild was established as a vertically integrated property development and construction group which continues to thrive today. Vestbuild has a clear vision to produce quality properties and affordable communities by providing complete and specialised services from property development, construction, through to capital funding, real estate sales and project management.

The Vestbuild brand is based on four key principles: Design, Quality, Technology and Service. We continuously invest in our workers, our business and the latest technologies with revolutionary new systems available only through Vestbuild. Our homes stand out from the rest like our core values and are underpinned by our detailed focus on quality and the importance we put on making the home ownership journey with our brands memorable.

Vestbuild is a trusted property company with a growing pipeline of quality projects. Our highly experienced project teams manage the entire development process from inception to completion, working tirelessly to build a solid future for all clients and stakeholders. Our four key principals combined with a suite of modern, affordable properties have seen Vestbuild quickly develop into one of Australia's fastest growing property companies.



> THE VESTBUILD DIFFERENCE



THE DIFFERENCE

You can see at a glance that Vestbuild is different.

We try very hard to be better than our competitors and our inclusions, designs and homes have a lot of thought behind them. We conduct internal staff polls, customer surveys and use client feedback from sales to make our homes constantly better as we strive to improve our inclusions and homes all of the time. Whilst doing all of this we don't forget about the little things either.

Vestbuild is a detailed builder, and we appreciate the detail in order to make sure everything during the build process is covered and efficiently delivered. Vestbuild do not just build the home but we manage the whole process of your build by ensuring you are guided through the building journey with your documentation, council submissions, connections and preliminaries meaning you don't need to worry.

For illustration purposes only. Some images may contain upgraded items.

> SETTING A NEW STANDARD

THE KITCHENS

Our kitchens are architecturally designed using the most stylish design principles, and interior designers that select our high quality brand appliances. These will not only look great, but are also highly functional, making the fixtures for your home luxurious and without compromise.

THE LIVING AREAS

Our architects ensure that spaces make sense and rooms and sections of the living area complement and flow within each other. The right lighting, air, quality inclusions, colour themes are chosen to create comfort and durability is our main focus to ensure your home always looks great.

THE BATHROOM & ENSUITE

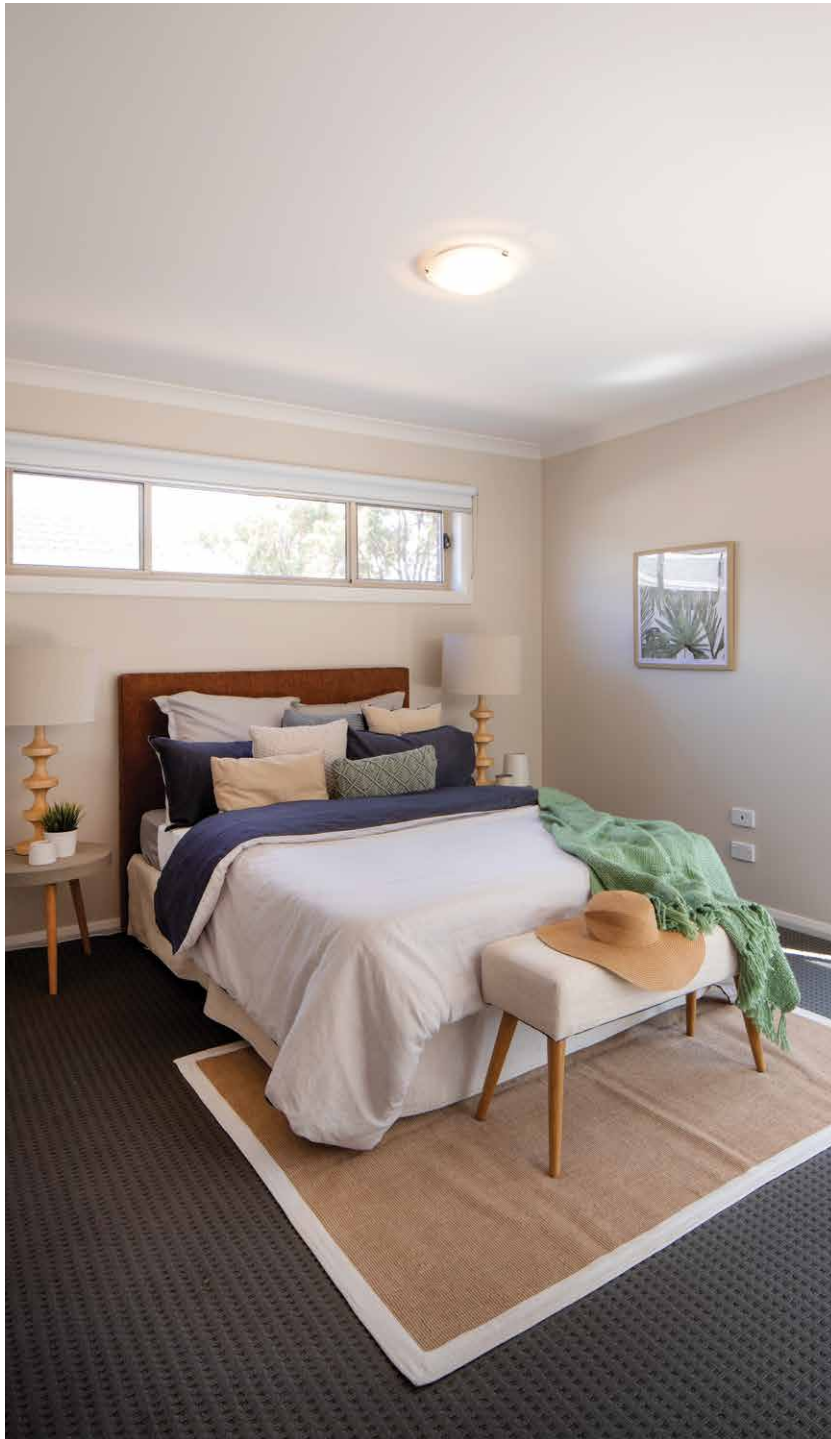
Our designers spend a lot of time and effort to make our homes look great, feel like a home and be practical to everyday life. The bathrooms and ensuite in your home are one of the most important everyday areas and we have made sure that we have included all of the luxurious fixtures and fittings that you deserve to enjoy everyday.

THE EXTERIOR

We put just as much thought, to the external and façade of the home as we do to the inside of your home. This is because we want that first impression to be unforgettable. Our designers carefully select the best combination of colours and materials to make sure your home stands out in the street and makes lasting impressions.

THE LANDSCAPING

Landscaping is not a standard item for most builders but it is with Vestbuild. What is the point of building a beautiful home if you don't have it finished off properly or looking great at the end? This is why we engage landscape designers and specialists to design the perfect looking low maintenance gardens for our homes. Our gardens include a great mixture of materials, mature plants and are all finished off with fencing surrounding the beautiful gardens.



> COLOUR SCHEMES

COCO

- 01 > FLOOR TILE
Tang Griege Gloss
- 02 > KITCHEN, BATHROOM & LAUNDRY TILE
Easy Biscuit Gloss
- 03 > CEILING, DOORS & SKIRTING PAINT
Greyology 1
- 04 > WALL PAINT
Whitewash 1
- 05 > KITCHEN BENCH
Blanco City
- 06 > CARPET
Weave Scape, 9 Mineral
- 07 > BATHROOM BENCH
Alpine Marble Velour
- 08 > KITCHEN & BATHROOM CABINETRY
Habitat Velour



Colour selections are subject to change without notice, Vestbuild reserves the right to substitute colours for a similar item if the item is discontinued by the supplier

> COLOUR SCHEMES

PURE

- 01 > FLOOR TILE
Tang Light Grey Matt
- 02 > KITCHEN, BATHROOM & LAUNDRY TILE
Easy White Gloss
- 03 > CEILING, DOORS & SKIRTING PAINT
Greyology 1
- 04 > WALL PAINT
Aura
- 05 > KITCHEN BENCH
Blanco Norte
- 06 > CARPET
In The Loop, SC0502 Confidential
- 07 > BATHROOM BENCH
Ice Quarstone Velour
- 08 > KITCHEN & BATHROOM CABINETRY
Snowdrift Velour



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> THE VESTBUILD PEACE OF MIND

We want your journey with us to be an uncomplicated and enjoyable experience so all of our homes include these standard offerings so you can be confident you’ve made the right decision choosing Vestbuild.



**Fixed Price Turn
Key Package**

All inclusive, no more to pay



**Independent Quality
Inspections**

We use independent building inspectors to ensure our work is of the highest quality – without compromise



**Start Date & Completion
Date Guarantee**

Our construction time frames are guaranteed



**Our Customers
Come First**

Our dedicated customer service team, maintenance department and 24/7 online customer portal are always here for you



**Architecturally
Designed Homes**

Homes designed by architects to ensure design quality, sustainability and value



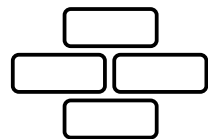
**Two Decades of
Building Experience**

You’re in good hands with us – we have been building homes for two decades and have delivered more than 2000 homes



**Dedicated Project
Manager**

You will have a dedicated project manager as your contact to guide you through the whole journey



**7 Year Structural
Warranty**

Quality of our workmanship is guaranteed





> LANDSCAPING

At Vestbuild we understand the importance of the street appearance of your home and the value it can add to your investment. That happy feeling you get when you look outside your window or arrive at your home and see a beautifully manicured garden can't be underestimated.

We offer a complete turn-key solution with architecturally designed premium landscaping to front, side and rear of house including rolled turf and garden beds with chip bark or mulch with a mixture of small and mature plants and shrubs. The alfresco area is concreted with Tuscan topping pathways to the sides of the house.

Our landscaping will complete your home perfectly giving you nothing else to do but move in and enjoy.

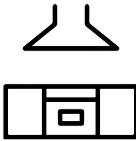
> GET MORE INCLUSIONS WITH VESTA WHITE

What our competitors call upgrades, we include as standard.



> GET MORE INCLUSIONS WITH VESTA WHITE

Our homes provide all of the features that our buyers need without paying extra for them.



**Quality Stone
Benchtops**

Luxurious 20mm stone
benchtops in kitchen



**Premium Display
Quality Landscaping**

Architecturally designed premium
landscaping to front, side and rear
including rolled turf & mature plants



**Heating
& Cooling**

Ducted heating throughout the
home plus extra split system
heating and cooling



**Remote Control
Garage Door**

Colour themed Colourbond
garage door with
remote controls



**LED Energy
Efficient Lighting**

LED downlights installed
throughout the home



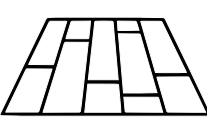
**NBN
Ready**

All of our homes come
NBN ready for fast internet



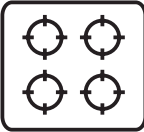
**Premium
Dishwasher**

Dishlex stainless steel
dishwasher installed in kitchen



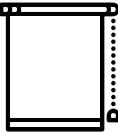
**Quality Floor
Coverings**

All entry living, dining and wet
areas are tiled and all bedrooms
are carpeted throughout



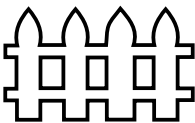
**Premium
Appliances**

Stainless steel 600mm oven,
cooktop and rangehood



**Window Furnishings
& Flyscreens**

The home comes complete with
all window furnishings including
fly screens to openable windows



**Home
Fencing**

1800mm timber fencing
included with every home



**Driveways
& Walkways**

Our homes come with carefully
designed concrete driveways and
walkways suitable for your block



> OUR VESTA WHITE RANGE OF INCLUSIONS



PRELIMINARY WORKS

- > Site survey, soil test, site inspections as required
- > Building Permit application including applicable fee
- > Full set of working drawings including site plan and 6 Star Energy Rating
- > Temporary fencing and scaffolding as required
- > Home Owners Warranty Insurance cover
- > Fixed price contract (subject to Vestbuild Terms & Conditions and available on request)

GENERAL SITE WORKS

- > Earthworks including levelling of construction platform over the build area
- > Excavation of rocks if/where required
- > Storm water and sewer drainage requirements covered to legal points of discharge
- > Connection to mains single phase power supply including conduit, cabling and charges
- > Connection of underground telephone conduit, gas and water supply (opening fees not included as responsibility of owners after handover)

FOUNDATIONS

- > Concrete slab built to engineers design
- > Termite spray and slab barrier system where applicable to relevant authority

EXTERNAL FEATURES

- > Natural clay bricks from builders range
- > Natural colour mortar joints
- > Front elevations per working drawings by builder
- > Aluminium windows throughout with standard glazing

- > Aluminium flyscreens and window locks (keyed alike)
- > Painted cement sheet infills above side and rear windows and doors
- > Feature front entry door with entrance lockset
- > External garage door with lock
- > Weather seals to all external doors in accordance with bush fire requirements

INSULATION

- > Insulation to ceiling as per 6 Star Energy Rating requirements
- > Insulation to external walls and internal garage to home wall including sisalation

CARPET

- > Quality carpet with underlay to all bedrooms as per internal colour selection

ELECTRICAL

- > LED energy efficient downlights throughout the home (including all bedrooms, bathrooms, laundry, kitchen and living areas)
- > Double power points throughout dwelling except singles to fridge and dishwasher or as per electrical plan
- > Plastic white wall mounted switch plates
- > TV antenna with TV point/s located as per plan
- > One telephone point to kitchen pre wired including draw wire conduit to underground pit ready for phone service provider to make connection
- > Hardwired smoke detector/s with battery backup located per plan
- > RCD safety switches and circuit breakers to meter box
- > External lights to all exits with external batten holder lights with shade hat
- > NBN ready infrastructure to one point

ROOFING

- > Concrete roof tiles with colour selection by builder or plan specific
- > Colourbond fascia and gutter colour matched by builder
- > Colourbond downpipes colour matched by builder

SECURITY

- > Aluminium fly screen door to external front door and sliding door if applicable

FRAMING

- > Pine wall frame throughout and engineered pine roof trusses

HOT WATER SYSTEM

- > Gas hot water system

HEATING AND COOLING

- > Gas ducted heating to all bedrooms and living areas as per plan with an additional split system (heating and cooling) located in living area.

GARAGE – CAR ACCOMMODATION

- > Double or single lock up garage per plan
- > Plaster ceiling
- > Concrete floor
- > Remote control door with two remotes
- > External walls brick or as per plan
- > External rear access timber door

> OUR VESTA WHITE RANGE OF INCLUSIONS

LANDSCAPING AND FENCING

- > 1800mm high timber fencing (1/2 share of cost with boundary neighbours included) including wing fence
- > Premium front landscaping includes mixture of premium rolled grass turf, small and large plants and shrubs, chip bark and/or mulch, concrete to driveway, porch and path to front door, letterbox, one external tap to front water meter, level nature strip with top soil and seed.
- > Premium rear landscaping includes mixture of premium rolled grass turf, small and large plants and shrubs, chip bark and/or mulch, concrete paving accessible from living area. Tuscan toppings and sand crush mix to blind side of home, clothesline and external tap.
- > Landscaping materials and/or items may vary at builders discretion depending on developers approval where applicable

INTERNAL FEATURES

- > Doors all flush panel 2040mm with chrome hinges
- > Lever door handles
- > Moldings MDF skirting and architraves
- > Pull down window and sliding door blinds throughout
- > Door stops to door openings

PLASTER

- > 10mm plasterboard to ceiling and walls
- > Water repellent blue board to bathroom and ensuite shower walls
- > 75mm cove cornice to all areas
- > 2400mm high ceilings or as per plan
- > Plaster lined ceiling to portico and outdoor living areas where applicable on plan

PAINT – TWO COAT APPLICATION

- > Gloss enamel finish to internal doors, jambs and moldings
- > Flat acrylic paint applied to ceilings
- > Acrylic to internal walls
- > Professional internal colour selection by builder
- > Exterior colour choices by builder

- > Gloss finish to front entry door plus skirting boards and architraves
- > Painted infills above windows where applicable refer to plan

STORAGE

- > One melamine shelf with hanging rail to walk in robes and all robes
- > Four melamine easy clean shelves to all pantry and linen cupboards
- > Handles from builders range to all drawers and cabinet cupboards
- > Sliding doors to double robes, single hinged door to single robe/linen cupboards

KITCHEN

- > Stainless steel 600mm fan forced electric oven
- > Stainless steel 600mm gas cooktop
- > Rangehood slideout stainless steel 600mm wide
- > Stainless steel dishwasher including single power point and capped cold water point
- > Chrome flick master tapware
- > Melamine door and drawers
- > 20mm reconstituted stone bench top as per internal colour selection choice
- > Melamine interior shelving

CERAMIC TILING

- > Splash back to kitchen, bathroom, ensuite, and laundry as per plan
- > Floor tiles to ensuite, bathroom, laundry, WC's, kitchen, entry and living areas as per internal colour selection.
- > 100mm high skirting tiles to bathroom, ensuite, WC's and laundry

LAUNDRY

- > 45 litre white laundry sink with cabinet and direct washing machine bypass
- > Individual hot and cold chrome tapware

BATHROOM AND ENSUITE

- > Vitreous white china vanity basins
- > Polished edge mirrors
- > White bath in tiled podium
- > 900mm x 900mm shower bases or size as per plan
- > Semi-framed shower screens with aluminium frame and clear glazed pivot door
- > Vitreous white china toilet suite
- > Chrome tapware
- > Towel rails and toilet holders
- > Exhaust fans to bathroom and ensuite
- > Melamine doors and drawers
- > Post form laminate benchtop
- > Melamine interior shelving
- > Chrome handles, counter top basins with flick mixers

QUALITY INSPECTIONS

Vestbuild handover PCI (Property Completion Inspection) with owners and building supervisor organized by our experienced Vestbuild construction coordinator.

WAIVER ACKNOWLEDGEMENT

It is agreed by the purchaser/s that the builder reserves the right to provide alternative products and/or items on proviso these replacements are of the same or similar quality and colour as that of the original listed above. The exact location and/or method of installation is at the discretion of the builder in accordance with the Australian Building Code standards.

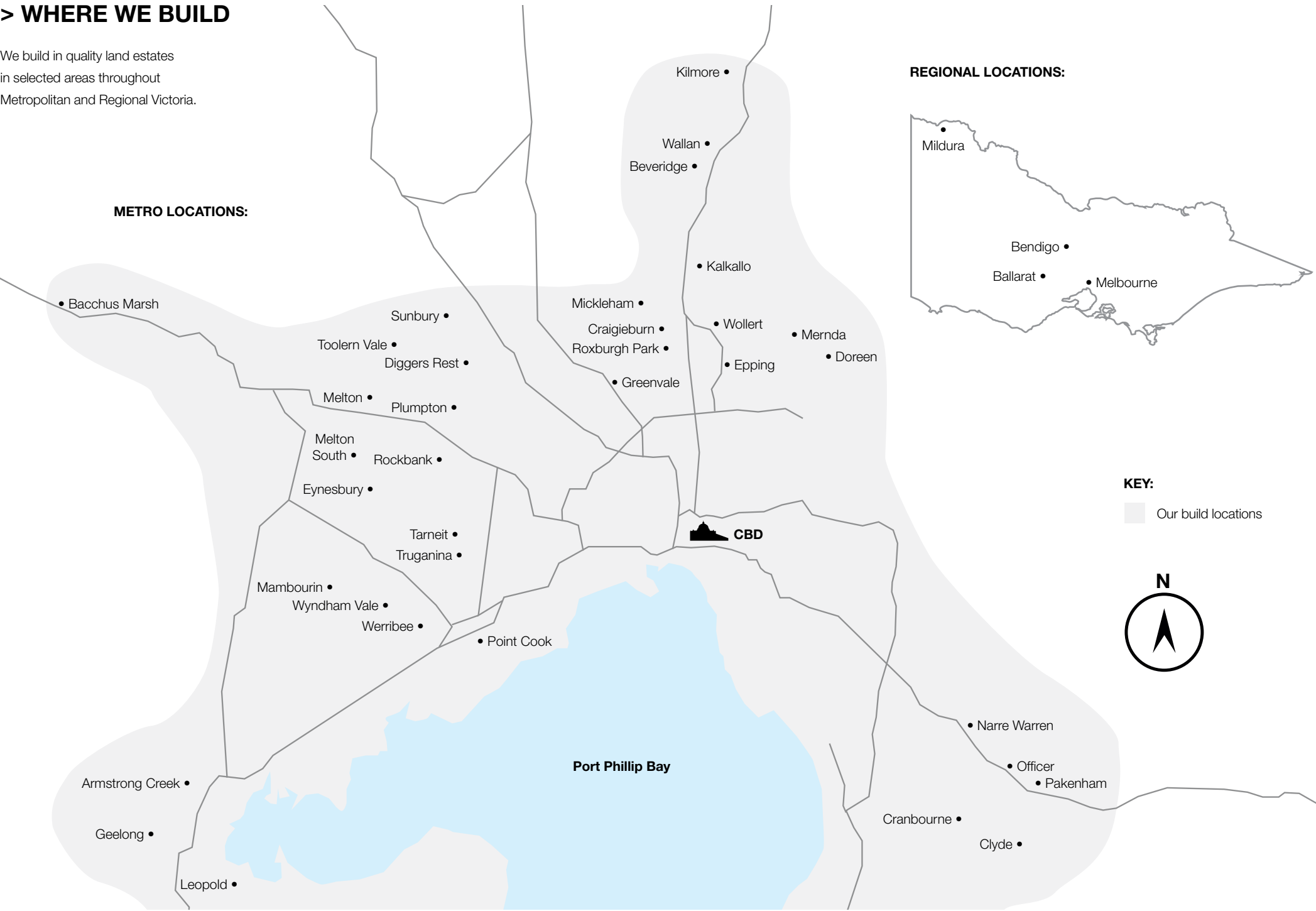
DISCLAIMER

The photography, furniture, facades and marketing used in this brochure are taken from display suites and may contain upgrades and features that are not included in the Vesta White inclusions list provided in your Vestbuild home. All inclusions listed are correct at the time of printing and Vestbuild reserves the right to change, replace or withdraw any inclusions if and when required.



> WHERE WE BUILD

We build in quality land estates
in selected areas throughout
Metropolitan and Regional Victoria.



> BUILDING IN THE BEST LAND ESTATES & LOCATIONS



Vestbuild source the best blocks within the best estates for all of our house and land packages. Our strict land selection criteria ensures the homes we build are on quality land in areas with strong infrastructure, a high owner occupier component within the estate, high area employment profile, close proximity to education, transport and lifestyle centres and strong social and economic vibrancy.

As a valued house and land client of Vestbuild you can rest assured that all of the required research, soil test and due diligence has been undertaken by our highly experienced team of experts which eliminate many of the hassles that investors or home buyers face when looking for the right package.

> VCONNECT



VConnect has been created to save you time, help you stay organised and make building your new home enjoyable and seamless. Stay connected anytime, anywhere with VConnect.

Some of VConnect's features include:

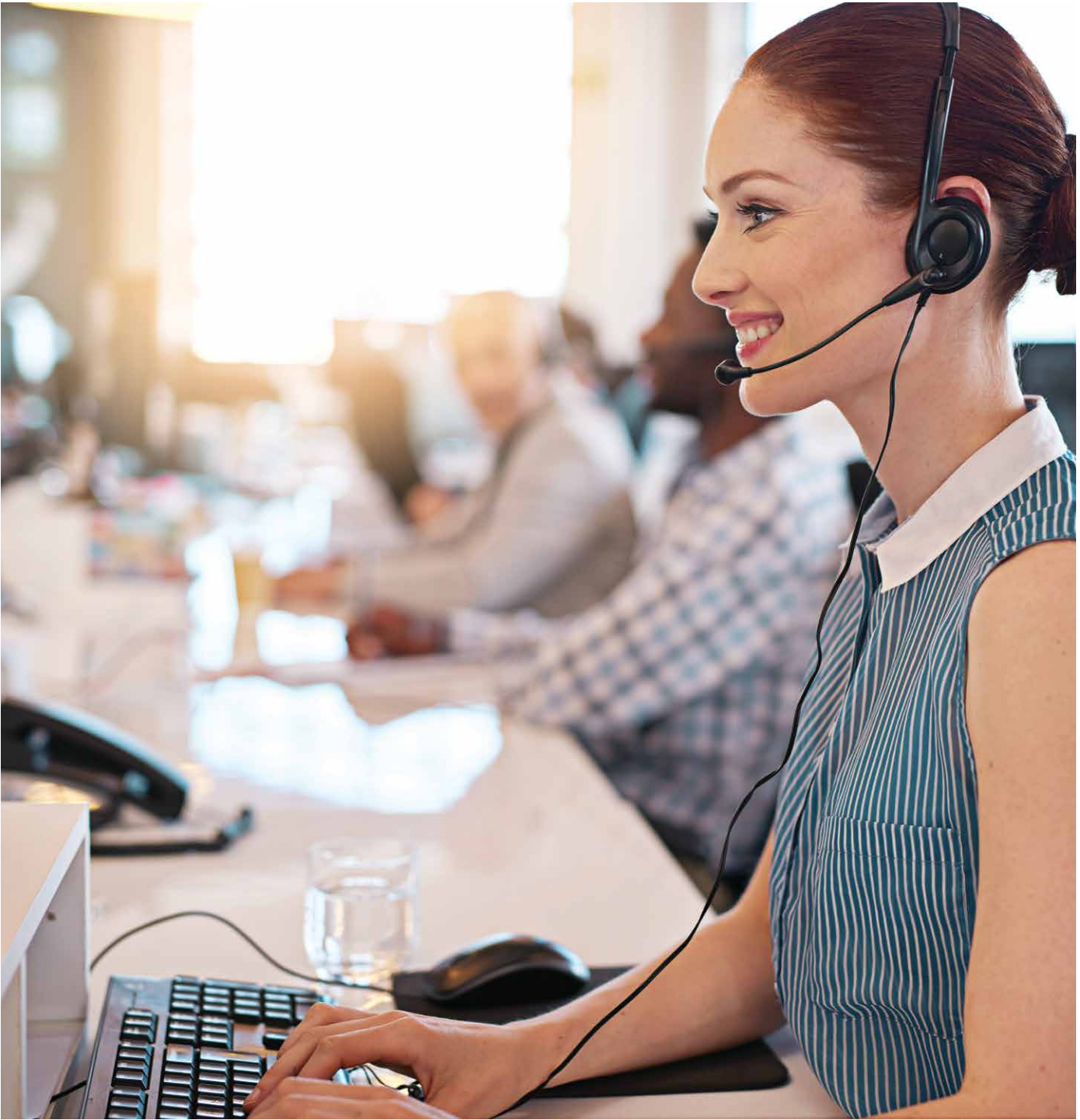
- > Cloud based secure agent and client portal
- > Enjoy the peace of mind having 24/7 access throughout your building journey
- > Property tracker updates
- > Photos throughout the construction process
- > Maintenance requests
- > Email status change updates

HOW TO USE VCONNECT

Please log in to vconnectportal.com and enter in your unique username and password to enter.



> DEDICATED CUSTOMER SUPPORT



DEDICATED PROJECT MANAGER

A dedicated project manager will be your main contact throughout your building journey along with our VConnect portal. Your project manager will ensure everything runs smoothly during the construction process and that you are always kept updated and at ease.

DEDICATED CUSTOMER CARE

Vestbuild also has an after sales department who will assist you after your property is completed with coordination and tracking of all maintenance requirements you may have for your property. Leaving you feeling confident that you and you're property are in good hands.



VEST BUILD.

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