





At Freedom Developments Qld, we do more than just build houses, we create a **DREAM HOME** you'll be proud to live in.

Our vision is to deliver a quality home with a top-of-the-range boutique inclusion list at an entry price point.

With a wealth of experience in the construction industry, we identified the need for a product of this quality at an affordable price. There's no need to compromise on those extra inclusions you love but think you can't afford. When you build with us, they're already included.

Our dedicated team consider it an honour to build your home, and our level of service reflects this. We stand by our word, act with integrity, always have your best interests at heart and embrace a positive and co-operative attitude.

We focus on removing the stress from the building process through clear and open communication.

From the outset, you have complete clarity on precisely what you'll receive in our **unique fixed-price packages**, so there are **no hidden surprises** throughout your build – and you can budget accordingly.

Thanks to our streamlined process and quality inclusion list, you receive greater value for money. We deliver the home you want within our agreed timeframe and budget.

ABOUT US / EXPERIENCE COUNTS!



Directors, Andrew Brown and Nick Hewes have been in the construction industry since 1984 and 1990 respectively. Both have had very successful careers in the residential development sector within project management, residential housing, small to medium townhouse developments, construction design, estimating, electrical and engineering. In 2002, they launched into an extremely successful partnership and in 2015, their business was expanded to form Freedom Developments Qld.

Together, they have built a thriving organisation centred on the core values of respect, commitment, honesty and quality. By upholding our company's values, we strive to deliver a quality home with excellent inclusions, which will maximise capital growth at the most competitive price. This approach is integral to our company culture, with all team members demonstrating their commitment to upholding these values.



WHY BUILD WITH US?



Our unique offering means you receive a **top-of-the-range** inclusion list you'll LOVE at an affordable entry level price.

OUR PACKAGES

This is a unique product in our industry and we're excited to deliver it for you. No longer do you have to delete the inclusions you really want because they're too expensive.

With Freedom Developments Qld, you CAN have your dream home without breaking the bank.

Our in-house team helps you save money by streamlining the building process and eliminating any breakdown in communication during construction.

Our team includes specialists in land acquisition, town planning, engineering and drafting, plus a contracts administrator, colour/item selection consultant, estimator, projects manager, general manager, site supervisors, electricians, automation consultant, air conditioning installers and builders.

Our mission is to bring our clients' dreams to life with high end inclusions at an entry price point.

STANDARD BUILDERS

- Fixed price turnkey
- Ceilings 2440mm
- Stone benchtops
- European appliances
- Standard kitchen splashback
- Soft close to all cupboards and drawers
- Standard flooring, tiles and carpet
- Standard sliding doors to robes
- Standard power points and light switches
- Standard lights
- Air conditioning units to main bed and lounge only
- Landscaping and fencing
- Standard letterbox
- ✗ Not Included
- ✗ Not Included
- ✗ Not Included
- ✗ Not Included



- Fixed price turnkey
- Ceilings 2440mm
- Stone benchtops
- European appliances
- ✓ **Upgraded kitchen splashback to glass**
- Soft close to all cupboards and drawers
- ✓ **Upgraded flooring, tiles and carpet with thicker underlay**
- ✓ **Upgraded to mirror sliding doors to robes**
- ✓ **Upgraded to slimline and two selected rooms will have smartwired operation from your smart device**
- ✓ **Upgraded LED down lights and smart wired lights (selected area)**
- ✓ **Upgraded to ducted air conditioning throughout**
- Landscaping and fencing
- ✓ **Upgraded to brick letterbox**
- ✓ **Wired for music speakers to lounge/kitchen/alfresco area, operational from smart device or mobile phone**
- ✓ **Security alarm system**
- ✓ **Colour voice video intercom system**
- ✓ **Heated towel rail to main bathroom**
- ✓ **6.6KW Solar System**



INTERIOR



10

7

3

4

2

6

1

SCAN FOR MORE INFO



FEATURED INCLUSIONS

- 1. Premium floor coverings through out
- 2. Stone to kitchen, bathroom and ensuite
- 3. Premium glass kitchen splashback
- 4. Stainless steel European appliances and slide out range hood
- 5. Roller blinds throughout
- 6. Soft close draws and cupboards and toilet lids
- 7. LED lighting to overhead cupboard in kitchen
- 8. Heater towel rail to main bathroom
- 9. Ducted Air conditioning with 6 zones
- 10. 100mm cornice to all rooms



Powermesh Smart Home System



Security alarm system & Colour voice video intercom system



Wired for music speakers from any smart device / mobile phone



Upgraded LED down lights and smart wired lights



1 x Ceiling fan per bedroom, Study, living area



Rectified edge tiles to all tiled areas



5

8

2



9

5

1



EXTERIOR



FEATURED INCLUSIONS

1. Colorbond roof
2. Rendered brick letter box
3. Exposed aggregate driveway
4. Rendered walls to front façade
5. Insect screens
6. Wall lights on security sensor
7. Fingerprint / pin code front door lock
8. Solar to roof (at rear of house)
9. Timber fencing
10. Panel lift garage door



6KW solar system



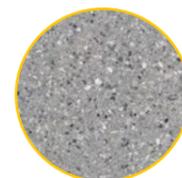
Fingerprint / pin code front door lock



Colorbond roof



Wall lights on security sensor



Exposed aggregate driveway



B&D Panel lift garage door





INCLUSIONS LIST FOR ALL HOMES 'AS STANDARD'

- Fixed price turn key package
- Upgraded floor coverings through out
- Rectified edge tiles to all tiled areas
- Exposed aggregate driveway and path
- Colourbond roof
- Stone to kitchen, bathroom and ensuite
- Render to front façade
- 100mm cornice to all rooms
- Council building and water application fees
- NBN ready or Opticomm ready (depending on area requirement)
- Stainless steel European appliances and slide out range hood
- Roller blinds throughout
- Soft close draws and cupboards and toilet lids
- Mirrored sliding robes doors
- Landscaping and fencing
- Brick and rendered letterbox
- LED Down lights white through out
- LED lighting to overhead cupboard in kitchen
- External up down lights and security sensor lighting
- LED slim line fluorescent fitting to garage with sensor operation to roller door
- 1 x Ceiling fan per bedroom, Study, living area (3 Blade upgraded Tempest white)
- Double GPO's and single GPO's as per plan
- TV points (Free to Air and Pay TV)
- Phone and data point (as per NBN standard)
- Hard-wired smoke alarms
- UHF/Digital antenna as required
- Wired for music speakers to lounge/kitchen/alfresco, operational from any smart device / mobile phone
- Security alarm system
- Colour voice video intercom system
- Ducted Air conditioning with 6 zones
- 6KW solar system
- Heater towel rail to main bathroom
- WiFi access points (front and back of house)
- Selected power points wired to be operational from any smart device / mobile phone



SERVICES

Residential Construction

Project Management

Small to Medium Town House
Development

Construction Design

Estimating

Electrical Engineering



QBCC 15204865

Master Builders 84440

Australian Institute of Building 19567

Australian Institute of Project Management 64623