

# County COLLECTION

Mackay Price Guide | September 2021



# How to get your new home started

**In seven easy steps...**  
**We'll have your new home finished and ready for enjoyment!**

## 1 Step 1: Analysis

✓ To start with you need to decide on the floor plan - either one of our standard plans, or one of your own design, or a combination of both. Together with this floor plan you should decide on the roof design and any major extras you'd like e.g. Verandahs, Carports, Polished timber flooring etc. (small items and colour choice come later). Normally you'd also have a fair idea where the home is going to be situated.

✓ So that you know where you're heading, it's usually best to get an obligation free proposal at this stage. This is at no cost to you, and within a short time you'll have accurate pricing in your hands for the home you want, where you want it (subject to site inspection).

✓ To ensure your new home purchase goes smoothly, working out your finance should be done now.

For your free proposal simply fill in the 'Proposal Request' form included with this leaflet.

## 2 Step 2: Initial Design and Specifications

**This is where it starts to happen... your dream of a new home takes shape. The starter pack is the next logical step to take, and here is exactly what's included:**

- ✓ Site inspection to your property (if not previously requested)
- ✓ Plan drawings and specifications to be provided for you for a certifier or your local council
- ✓ Your name is 'pencilled in' on the building schedule

✓ Site Inspection to your property - You can meet an "Asset Cabins & Homes" consultant on site and discuss where you want to put the home. The things you may wish to consider are slope, power and plumbing connections, the best views etc (The on site consultant may take levels of your building site and inspect access routes for the delivery of the building).

✓ Plan drawings and specifications for the certifier or your local council - once a plan of a home and locations are decided, a set of drawings is completed. These include the necessary plans, elevations, specifications, energy efficiency report, soil testing, documents and engineer details for you to lodge with the certifier or your local council to get approval to build the home on your land. After lodgement it usually takes about 5 weeks before approval is granted OR it may be sooner if you choose to use a private building certifier.

✓ Your name is 'pencilled in' on the building schedule - This means your name is written on the next available home completion date on our building schedule (like a waiting list). In effect it means you're given the first option on having your home completed by that date, and as time passes by you 'move up the waiting list' instead of being put to the bottom of the list at contract stage.

- ✓ QBCC Insurance- Necessary for approvals if your home is a residential project.

Your home is built on a production-like basis, where everything happens at a set date, (scheduled weeks in advance). This means to have your home built as soon as possible, it's best to get your name 'pencilled in' on the list now. (Every week more orders come in, which means your name will be above any others that come in later.)

The 'Starter Pack' acts as an initial deposit (but is included in the overall cost of your home) and costs \$1,650.00 (incl. GST) plus an adjusted amount for QBCC Insurance if it is a residential project. Both amounts will be deducted off first payment when you've signed up. This amount of \$1,650.00 is for one home, however the amount can be adjusted for more than one.

## 3 Step 3: Final Design and Proposal

By now you'll just want to get your new home going, so you sign a proposal/contract. Before this you must have finance arranged and in place....once your home is in our building schedule everything happens very quickly!

**Your contract is basically an agreement between you and Asset Cabins & Homes to build your home and sets out:**

- a. What is included in your new home
- b. The overall value
- c. The progress payment schedule  
 This consists of:  
 10% deposit (5% if its a residential build)  
 15% at completion of frame  
 35% at completion of lock-up stage  
 20% at completion of fix-out stage (25% if it's a residential build)  
 20% at final completion (once the on-site work is completed)

The signing of your proposal/contract is to be accompanied by the deposit amount of which the cost of the 'Starter Pack' (if purchased earlier) is deducted. Normally at this stage you will know exactly when your home will be completed (not just started) and the excitement really begins.

**NOTE: You can progress straight to this stage without the starter pack if you wish to speed up the waiting time i.e. before approvals. However, your completion date on your contract could change depending on time taken for the approvals.**

## 4 Step 4: Colour and Finishes Selection Time!

This is where you get to choose how you want your new home to look and feel. There is a selected variety in our standard allowance, or for that individual touch you may select something special. We'll advise you on any added investment.

**In the standard allowances here are the items you can choose:**

- ✓ Outside - Colour of fascia and guttering, windows and paintwork
- ✓ Inside - Colour of walls, ceilings, tiles and kitchen cupboard doors/benchtops
- ✓ Colour of vinyl floor coverings and carpet
- ✓ Colour of curtains/blinds (if applicable)

This stage should be completed at least 3 weeks before the building of your home begins to allow for ordering of your selected items (you can do your colour selections at contract stage if you wish).



## 5 Step 5: Your Home is under Construction!

Now it really happens quickly - normally only 8-10 weeks before your home is ready for use now. It all continues easily though, because your home is being built in our secure premises in a controlled environment and under constant supervision.

**During this stage:**

- ✓ You can visit our factory as often as you wish during our normal business hours. You must give at least 48 hours notice, due to our OH & S requirements (It's hard to stay away when it's your home being built).



## 6 Step 6: Delivery and Installation

**During this stage:**

- ✓ Delivery of your building including any required escorts and permits for transportation.
- ✓ Installation of engineer designed concrete footings and galvanised steel piers on your land (about 1 week before delivery of the building) ready for efficient positioning of your home.
- ✓ Once on your site the finishing touches are added (as per the contract) such as Verandahs, Carports etc.

## 7 Step 7: The Final Step... You're ready to Relax and Enjoy!!

Once all the work's complete and final payment is made, a final inspection is to be made by the certifier or the council and an Asset Cabins and Homes Team member.

All that's left is for you to enjoy your new home, new location and relax!



# County Collection 'Complete' Inclusions



**We offer you a level of modern and individual features that will make your new house a home.**

Read through this comprehensive list of inclusions in which quality is emphasised and be prepared for a pleasant surprise.

## General Construction

- ✓ Your home is fully built for you off-site
- ✓ You can use our floor plans or design your own

## Steel Base Frame

- ✓ Engineer designed heavy duty steel chassis
- ✓ RHS Galvanized steel floor joists – welded system

## Installation and Footings

- ✓ Installation on engineer designed steel stump/concrete pier footing system (On reasonably level site with max.700mm FFL)

## Floor and Framing

- ✓ 22mm H2 termite treated particle board flooring
- ✓ FC Flooring to bathroom
- ✓ Termite treated pine wall framing and roof framing
- ✓ Continuous structural termite treated plywood wall bracing to all external walls for extra strength
- ✓ Individual engineer frame inspection and certificate to every building

## Roofing

- ✓ 14 degree straight gable roof pitch with 'Colorbond' custom-orb roof sheeting (other roof options available)
- ✓ 'Colorbond' metal fascia and gutters
- ✓ Complete eaves around your home 300mm wide lined and painted

## Cladding

- ✓ Your colour choice of maintenance-free vinyl weatherboards (foam-backed) - with 50 year manufacturer's warranty OR
- ✓ Painted Weathertex Millwood ruffsawn weatherboards – with a 25 years manufacturer's warranty OR
- ✓ Horizontal 'Colorbond' custom-orb wall cladding/feature walls only
- ✓ Western Red Cedar or Granosite upgrade options available

## Insulation (Six Star System)

- ✓ Thermal min. R1.9 Insulation to all external walls plus
- ✓ Sisalation building paper to all external walls
- ✓ Thermal R1.8 non-flammable 75mm blanket/foil roof insulation to underside of roofing iron
- ✓ Thermal R2.5 insulation batts to all ceilings – cathedral and level
- ✓ Plywood wall bracing and polystyrene foam backing to vinyl cladding (if vinyl cladding used) provides additional insulation (>R1.5)
- ✓ Tinted (Grey) windows and doors (where sliding doors are shown)

## Internal Lining

- ✓ Painted plasterboard interior wall linings
- ✓ Plasterboard ceilings - raked ceilings in kitchen/living/dining area with 55mm cornice
- ✓ Wet areas lined with villaboard/water resistant board to laundry

## Doors and Internal Fixout

- ✓ Feature front door e.g. PMAD 101 with feature glass insert
- ✓ Rear flush panel door with flyscreen door
- ✓ Low maintenance Aluminium sliding door (grey tinted) with flyscreen door – where 'SGD' shown
- ✓ Painted flush panel internal doors with satin stainless door furniture throughout
- ✓ Painted gloss enamel colonial or bevelled skirtings & colonial or bevelled architraves

## Windows

- ✓ Low maintenance aluminum sliding windows (all grey tinted) with fly screens
- ✓ Colour matched flyscreens to all windows

## Kitchen

- ✓ Full size moisture resistant kitchen cabinets/rolled edge bench top with choice of edge profiles
- ✓ Larger kitchens with 1200mm high servery walls - where shown
- ✓ Formica cupboard doors and drawers (all PVC edge stripped for durability) with 'Blum' lifetime warranty hinges, 'Blum' lifetime warranty metal sided drawer runners and fitted cutlery tray
- ✓ Overhead cupboard unit as per plan plus microwave cupboard
- ✓ Euro Electric ceramic four plate hot plates
- ✓ Euro Electric Stainless Steel under bench oven
- ✓ Euro stainless steel pull out range hood over stove
- ✓ Double pronged pull out tea towel rails
- ✓ 1 3/4 bowl stainless steel sink with chrome flickmixer and draining board

## Tiling

- ✓ Select tiles from standard choices
- ✓ Full ceramic floor tiling to WC & Laundry
- ✓ Tiling to entry area
- ✓ Ceramic tiled floor in bathroom/ensuite
- ✓ Tiled shower base
- ✓ Bathroom/Ensuite shower walls tiled to 2000mm high with feature mosaic tiles and tiled soap dish/shelf
- ✓ Skirting tile to Bathroom/Ensuite/Laundry/WC
- ✓ Tiled splashback over vanity unit/tub
- ✓ Full height tiled splashback between kitchen bench and overhead cupboards with feature mosaic tiles

## Wet Area Fittings/Features

- ✓ Glass pivot door shower screen
- ✓ Quality gloss vanity on aluminium legs with large mirror over
- ✓ Built in acrylic bath where shown
- ✓ Dual flush toilet suite
- ✓ Chrome plated toilet roll holder, towel ring, towel rail, robe hook
- ✓ Quality chrome plated flickmixer tapware to Bathroom/Ensuite
- ✓ 45 litre stainless steel tub with poly cabinet to Laundry as per plan
- ✓ Quality chrome plated solid brass washing machine tapware to Laundry (under tub) as per plan

### Built In Wardrobes/Linen Cupboards

- ✓ Ceiling height robe with laminated shelf and chrome hanging rail
- ✓ Full height sliding mirror robe and vinyl faced doors as per plan
- ✓ Walk in robe where shown
- ✓ Laminated linen cupboards with four laminated shelves

### Painting

- ✓ Fully painted in your colour choice (with the additional option of feature walls and multi-colour indoor paint schemes)
- ✓ All external painting complete

### Electrical and Plumbing

- ✓ Individual wall pipes inspection and certificate to every building
- ✓ Circular LED oyster light fittings throughout
- ✓ Front and rear external light with internal switch and optional sensor light to front entry door
- ✓ Ceiling exhaust fan to Bathroom/Ensuite
- ✓ Ample double power points throughout
- ✓ Earth leakage, circuit breakers fitted for safety
- ✓ Internal access to circuit breaker board for safety
- ✓ Hard wired smoke detector (with battery backup)
- ✓ External hose tap with vacuum breaker
- ✓ Rinnai B16 instant gas hot water system
- ✓ Provision for TV Cabling to living room

### Floor Coverings

- ✓ Your choice of quality Godfrey Hirst 'Retreat' series carpet to Bedrooms, installed on Dunlop Foam underlay
- ✓ Your choice of vinyl floor covering from 'Pegulan' range to kitchen/living/dining area installed on Masonite underlay

### Roofed Verandah (Where Shown)

- ✓ Constructed on main steel chassis under main gable roofline (front, rear and entry verandahs)
- ✓ Maintenance free Latitudes composite decking
- ✓ Painted handrail with 5 wires of horizontal 316 stainless steel wires
- ✓ Painted FC lining and cathedral ceiling
- ✓ Stairs with pipe handrail to all external doors

### On-site Work

- ✓ Entry Stairs - aluminium treads 1100mm wide on hot-dipped galvanised steel stringers
- ✓ Powder coated pipe handrail to one side of steps
- ✓ Rear landing with stairs/pipe handrail as per entry stairs

### Other

- ✓ 8 year structural warranty with 12 month maintenance period
- ✓ All appliances/manufacturers warranties
- ✓ Your home built under factory supervision
- ✓ Tight quality control due to off-site building
- ✓ Delivery within 50km of Mackay QLD (of course we service all of QLD and NT)
- ✓ Site plans, elevations and drawings for certifier/council
- ✓ Full QBCC insurance coverage for residential projects
- ✓ Application to certifier/ council (not including fees)
- ✓ Soil Testing
- ✓ Engineer Designed
- ✓ Energy Efficiency Rating Report
- ✓ Wind rating for your area (including W50C/C2 areas)
- ✓ Relocatable but built to residential building standards

### Optional Extras

- ✓ Split pitch or double gable
- ✓ Colorbond dado or random feature panel sections to external cladding
- ✓ Western Red Cedar or Granosite Cladding
- ✓ 'Altache' Western Red Cedar cladding for gable feature infill
- ✓ Bullnose roof to verandah
- ✓ Hip/Dutch gable to front and rear roof
- ✓ Steeper Roof Pitch
- ✓ Curved roof or curved ridge line
- ✓ Timber framed colonial awnings over windows with Colorbond mini-orb roof sheeting
- ✓ Curved Colorbond awnings
- ✓ Security screen door
- ✓ Cedar bi-fold doors opening onto verandah
- ✓ Solid clear lacquered V.J. pine or painted V.J. wall paneling to 900mm with dado rail
- ✓ Tiled bathroom walls to 1200mm high
- ✓ Fully moulded shower enclosure
- ✓ Fan/light/heater to bathroom
- ✓ Designer vanity unit
- ✓ Reading lights to beds
- ✓ Downlights
- ✓ Ceiling fans
- ✓ Split system air conditioners
- ✓ Keyed Switch to air conditioners / key tag switching
- ✓ Ceramic tiled floor to living/dining/kitchen area
- ✓ Gas oven/ gas hotplates
- ✓ Dishwasher/ larger refrigerator or Freezer
- ✓ Curtains/Privacy Sheers/Blinds
- ✓ Disabled design features to all or part of cabin/home
- ✓ Eaves upgrade to wider eaves
- ✓ Soil Testing/design work for effluent disposal systems for unsewered sites
- ✓ Furniture package

### You can be as creative as you like with Asset Cabins & Homes.

Check out our new 3D County Collection creations featured on our website, and in the all new 'County Collection brochure.'

These architects designs have been created to give you some idea of the kinds of features you can add to your home - upgrade your window size to the front, add a carport, add some window awnings, wall features, a stained timber entry door, cladding choice, external lights, timber steps or platforms, gable infill features, bullnose verandah, external tile features, balustrade choice, toolshed or sub-floor skirting.

### Ask our friendly design consultants about pricing for our optional features!



# Pricing

Our **'Complete'** pricing includes finished with kitchen, robes (with vinyl/mirror door), painting, floor coverings, tiling of wet areas and shower screens, all delivered and set up on-site with footings and installation within 50kms of Mackay (Excludes connection to services).

Includes supporting information and applications to the certifier/council (excluding certifier/council fees which are quoted per job).

**Note:** All prices shown are in Australian Dollars and inclusive of GST and QBCC Insurance

DESIGNS	Size (m)	Verandah/s m <sup>2</sup>	Total m <sup>2</sup>	Beds	Baths	Complete
HAMPSHIRE	9.6 x 7.2	5.41	69.12	2	1	\$188,928
WILTSHIRE	10.2 x 7.2	6.50	73.44	2	1	\$195,387
KENT 1	10.2 x 7.2	6.75	74.79	2	1	\$195,865
HEREFORD	10.8 x 7.2	6.50	77.76	2	1	\$199,424
DORSET	11.4 x 7.2	5.42	82.08	2	1	\$207,548
SURREY	11.4 x 7.2	5.41	82.08	2	1	\$210,891
SUFFOLK 1	12.04 x 7.2	5.41	86.68	2	1	\$219,046
SUFFOLK 2	12.04 x 7.2	5.41	86.68	2	2	\$224,288
PRESTON	12.5 x 7.2	17.05	90.25	2	1	\$215,400
ESSEX	11.8 x 7.74	14.64	90.43	2	1	\$223,075
DEVON 1	12.6 x 7.2	13.00	90.72	2	2	\$222,793
CLOVELLY	12.6 x 7.2	12.96	90.72	2	1	\$212,172
NORFOLK	12.8 x 7.2	8.13	77.20	2	1	\$199,876
NORFOLK w/Opt Verandah	12.8 x 7.2	23.13	92.26	2	1	\$224,180
SUSSEX 1	13.2 x 7.2	5.96	95.04	3	1	\$226,545
SUSSEX 2	13.2 x 7.2	5.96	95.04	3	2	\$233,321
YORKSHIRE 1	13.8 x 7.2	11.74	99.37	3	1	\$230,506
KENT 2	12.6 x 8.0	10.26	102.51	3	1	\$230,444
SOMERSET	11.5 x 7.2	-	82.80	2	1	\$205,504
SOMERSET w/Opt Verandah	11.5 x 9	20.70	103.50	2	1	\$237,026
DEVON 2	12.6 x 7.2	19.46	103.68	2	2	\$227,598
OXFORD 1	14.45 x 7.2	12.96	104.04	3	1	\$232,575
OXFORD 2	14.45 x 7.2	12.96	104.04	3	2	\$240,179
NEWTON	12.0 x 7.2	-	86.40	2	2	\$214,408
NEWTON w/Opt Verandah	12.0 x 9	21.60	108.00	2	2	\$246,229
BERKSHIRE 1	13.53 x 8.0	13.84	108.28	3	2	\$253,374
BERKSHIRE 2	13.53 x 8.0	17.25	108.28	3	2	\$249,956
YORKSHIRE 2	13.8 x 7.2	5.4	93.96	3	2	\$242,800
YORKSHIRE 2 w/Opt Verandah	15.6 x 7.2	12.96	112.32	3	2	\$261,568
COTSWOLD 1	13.2 x 7.2	-	95.04	2	1	\$226,873
COTSWOLD 1 w/Opt Verandah	13.2 x 9	12.68	118.80	2	1	\$260,005
CHESHIRE	7.37 x 12.27	4.78	103.00	2	1	\$192,993
CHESHIRE w/Opt Verandah	10.37 x 12.27	16.5	125.39	2	1	\$236,420
CHESHIRE w/Opt Verandah + Garage	10.37 x 12.27	16.5	125.39	2	1	\$254,500
CORNWALL 1	14.53 x 7.2	12.68	91.94	3	1	\$243,142
CORNWALL 1 w/Opt Verandah	14.53 x 9	26.15	130.77	3	1	\$281,531
CORNWALL 2	14.5 x 7.2	6.34	98.28	3	2	\$247,184
CORNWALL 2 w/Opt Verandah	14.5 x 9	26.15	130.50	3	2	\$283,879
CORNWALL 3	14.53 x 6.37	6.34	98.28	3	2	\$248,877
CORNWALL 3 w/Opt Verandah	14.53 x 9	26.15	130.77	3	2	\$287,905
COTSWOLD 2	13.2 x 7.2	6.34	88.70	2	2	\$232,165
COTSWOLD 2 w/Opt Verandah	13.2 x 9	39.96	135.00	2	2	\$285,639
WINDSOR	14.4 x 7.2	-	103.68	3	2	\$252,270
WINDSOR w/Opt Verandah	14.4 x 9.6	34.56	138.24	3	2	\$301,322
WINDSOR LOFT	14.4 x 7.2	-	149.30	3	2	\$354,540
WINDSOR LOFT w/Opt Verandah	14.4 x 9	45.62	175.22	3	2	\$407,229

Should you require a manufacture and delivery only option, speak to one of our friendly sales team today on **1800 225 224**.

#### ALL PRICES INCLUDE GST AND :

- \* See pages 4 and 5 for a full inclusions list
- \* Delivery within 50kms of Mackay
- \* Installation on engineer designed steel stump/concrete footing system (On reasonably level site with max. 700mm FFL)
- \* Front stairs (three treads) with pipe handrail to one side
- \* Rear landing and stairs with top handrail to one side
- \* Site plans, elevations, energy efficiency report, soil-testing, engineer details and full QBCC insurance
- \* Application to Certifier/Council (not including Certifier/Council fees)

#### NB:

- \* Orders for two or more homes will qualify for a discount
- \* Excludes carports, sub-floor skirting, connection to services, furnishings and curtains/blinds
- \* Due to our continual product development, the specifications, plans and prices referred to are subject to change without notice.

# Free Proposal Request Offer



Date

Yes, I would like an obligation free proposal for my new home

**My details are:** (PLEASE PRINT IN BLOCK LETTERS)

Mr/Mrs/Miss/Ms:

Phone (H):  (W):  (M):

Address:

City:  State:  Postcode:

I have my own floor plan

Asset Cabins & Homes Floor Plan Type

A list of special inclusions ( Please describe in box below if required)

**Location of our new home:**

Mr/Mrs/Miss/Ms:

Address:

City:  State:  Postcode:

**The best time for an Asset Cabins & Homes consultant to phone me during business hours:**

Preferred Time:   am  pm

Day:  Monday  Tuesday  Wednesday  Thursday  Friday

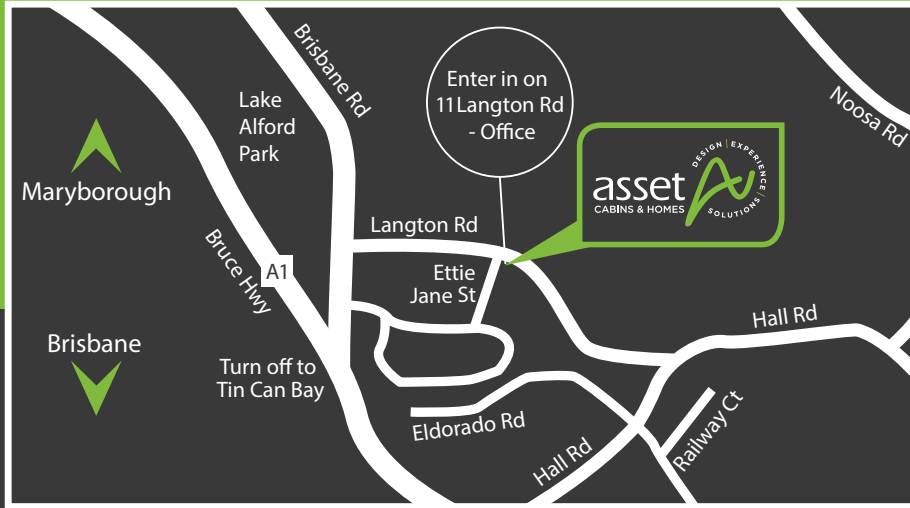
Phone:  Home  Work  Mobile

**Freecall 1800 225 224** | [www.assetcabins.com.au](http://www.assetcabins.com.au)

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11 Langton Road Gympie Qld 4570

**SUBMIT**



## Talk to Asset Cabins and Homes about:

- ✓ *The support of a Company that is more than just a manufacturer, and the confidence that your project is helped from approvals through to project completion with a qualified builder.*
- ✓ *The difference that over 27 years of experience and manufacturing truly makes to the quality of the products you buy.*
- ✓ *The flexibility of design that is so simply achieved.*
- ✓ *You'll discover the difference that professional solutions make to your building project.*



Freecall 1800 225 224

[www.assetcabins.com.au](http://www.assetcabins.com.au)

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**Disclaimer**

*Due to our policy of continual product development, Asset Cabins and Homes reserves the right to alter specifications without notice and without incurring any obligation.*