

# Builder **Solutions**

Providing construction alternatives

## Company Profile



# Access the industry's most reliable, financially stable and proven builders for your next project.

## **Builder Solutions core service is builder brokering.**

What this means is through a network of pre-selected and screened construction companies, we can introduce you to builders that are best for the construction of your project.

Our network of builders are the highest performing in their respective markets. We source our builders through constant contact with the industry, our own due diligence assessments and referral from architects and developers who are active.

We noticed that many developers had been receiving quotes from builders that had dramatic variations. This was causing uncertainty and had come from a number of problems when selecting their builders.

From over a decade of market involvement and research we know who are the best builders in their respective markets. We offer developers access to this information to improve the quality of builders they approach.

Each year we see over 70 projects from North Queensland down to Victoria. We have excellent builders in the state capitals but also in regional areas where it can be hard to find the right company.

This continual engagement with the market puts us in a unique position to provide independent and educated advice on the best performers in the industry.



## ABOUT OUR BUILDERS

For over a decade we have been closely monitoring the construction market for the best performers in each field. We follow up their performance with the people build for, trades they contract and company due diligence checks. Our builders also come referred from impressed architects and developers., your peers.

All our builder suggestions will meet the financial requirements of the financial institutions and the project. Throughout the GFC we did not loose one builder supporting the selection process we employ.

From this we have a network of over 200 builders who are the best performers in the industry which you can access.

## OUR VALUE

- Introducing Builders you don't know who should be looking at your project.
- Introduction of hard to find builders who only work through referral.
- Access to builders exactly suited to the needs of your project.
- Reliable and trustworthy builders who meet the requirements of lenders.

## RANGE OF WORK

**Locations:** Our network of builders reaches from Northern Queensland to Adelaide. While particularly strong in capital cities we have great connections in regional areas.

**Project Type:** All forms of residential building including high density apartments building up to 300 units down to a duplex. Also commercial work, prefabrication and aged care.

## FLEXIBILITY

We can provide builders with excellent internal capabilities including in-house architects and engineers to provide a design and construct solution at an early stage. Should you wish to go into negotiation with two or hard tender to 3 we can provide the best for each solution.





# Simple process, great results

## HOW WE WORK

Our process is very simple. Firstly we will assess your development and your requirements. A decision is then made on the builders who will excel on the project and we provide their names and profiles following this up with a meeting should you decide to proceed.

The builder will quote the project on time and we will discuss the quote with you. The level of interaction with the builder is then to your discretion and proceeding to a contract where we can.

Our goal is to introduce builders who can provide you a better construction option. Once introduced you are not bound by any contract or obligation to employ those builders, you are simply improving your chances of finding the right builder.

## OUR PROCESS

Discuss project plans and your requirements

We introduce the best builders for the project

The builders provide competitive quotes on time



# A Selection of Our Projects

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**Location:** Epping NSW

**Size:** 73 Apartments

**Client:** Loftex

**Project Value:** \$26 million

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## “Scape” High-End Development

**Location:** Cronulla NSW

**Size:** 10 Apartments

**Client:** Quintessence

**Project Value:** \$11 million

Meeting the developers requirements with an excellent builder, the “Scape” project has been able to hit all goals required.





**Location:** Toowoomba QLD  
**Size:** 66 Townhouses  
**Client:** Sean Boyle  
**Project Value:** \$12 million

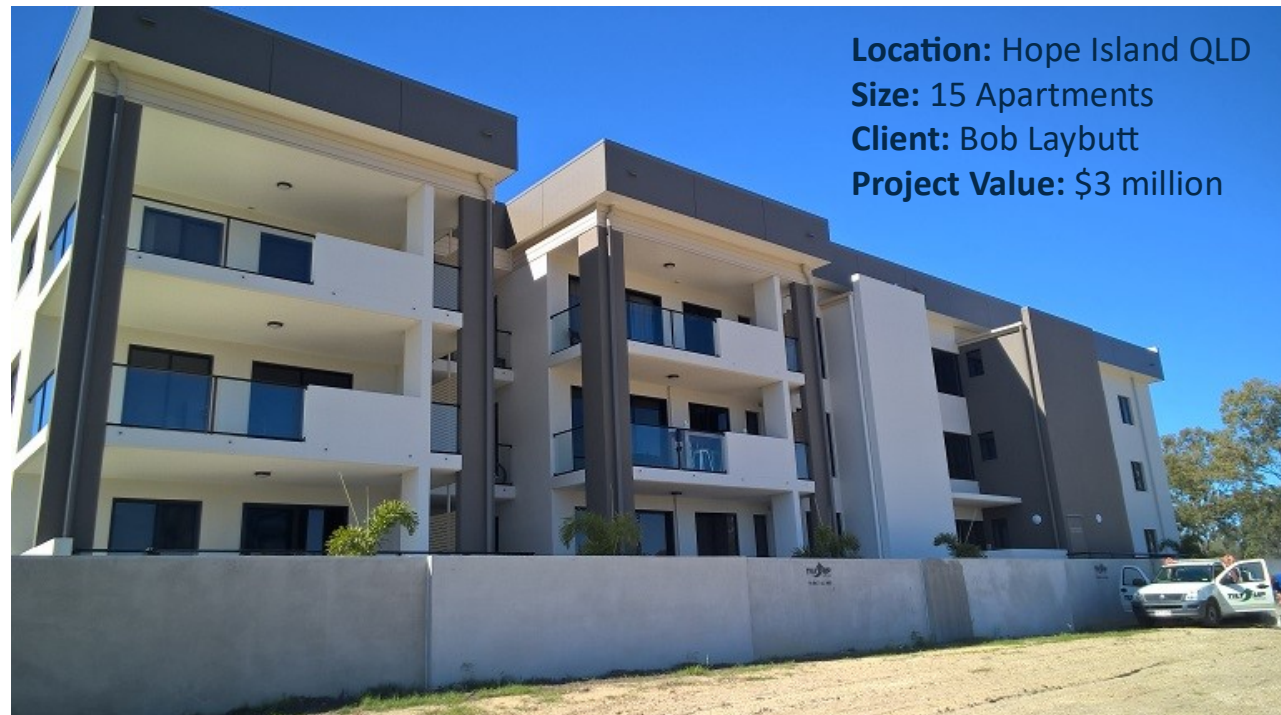


EXTERNAL

**Location:** Mt Gravatt QLD  
**Size:** 28 Apartments  
**Project Value:** \$6.7 million



**Location:** Hope Island QLD  
**Size:** 15 Apartments  
**Client:** Bob Laybutt  
**Project Value:** \$3 million





**Location:** Morningside QLD  
**Size:** 4 Townhouses  
**Client:** Ben Goodwin  
**Project Value:** \$1 million



**Location:** Yarraville VIC  
**Size:** 8 Apartments  
**Project Value:** \$2.4 million



**Location:** Thornbury VIC  
**Size:** 6 Apartments  
**Project Value:** \$1.7 million



**Location:** Bilgola Plateau, NSW  
**Size:** Mixed Use  
**Project Value:** \$5 million







**Location:** Fairfield QLD  
**Size:** 3 Townhouses & 2 Renovations  
**Project Value:** \$1 million



**Location:** Coogee, NSW  
**Size:** 6 Apartments  
**Project Value:** \$9.5 million

## Other Projects

- Rozelle NSW - 22 Apartments
- Bondi NSW - 6 apartments with façade renovation
- Warrawee NSW - 10 High end Townhouses
- Ermington VIC - Duplex
- Gladstone QLD - 11 Apartments over 3 levels
- Lambton NSW - 3 townhouses
- Annerley QLD - 6 Apartments and Queenslander renovation
- Narellan NSW - Overland flow path
- Reservoir VIC - Two houses
- Glen Waverley VIC - House Renovation
- Windsor QLD - 9 Apartments over three levels
- Wantirna South VIC - Two houses on splitter block
- Holland Park QLD - High End duplex
- Maroochydore QLD - 11 Apartments over 4 levels
- Kew VIC - 3 High end townhouses
- Coorparoo QLD - House
- Toowoomba QLD - 9 Townhouses
- Greenslopes QLD - 3 Townhouses





## **SAM O'ROURKE**

### **Director**

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For over a decade Sam has developed an expansive network of developers, builders, architects and others involved in the construction industry. This combined with his genuine desire to see developers in Australia make smarter decisions when it comes to construction is why Builder Solutions exists.

His early work ethic was developed through sheep farming in New Zealand where open markets drove innovation and competitiveness. From there a love of rugby and study in Canterbury matured into a Bachelor of Commerce and Management. Roles in manufacturing, construction and business development fostered an interest in discovering solutions, doing things smarter and following instincts.

Now as the director of Builder Solutions and Geobuild he is having an impact on the construction industry and looks forward to helping the sector utilise smarter construction solutions.

**Please contact Builder Solutions  
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