

REALISE YOUR  
POTENTIAL







Images in this brochure may depict fixtures, finishes and features not supplied by Metricon such as landscaping and fencing. Images may also include upgrade items. For detailed home pricing, please speak with your Development Consultant. Furthermore, photographs and floorplans used in this brochure may not represent standard specifications or inclusions and are not to scale. This information is to be used as a guide only and Metricon makes no warranties about the accuracy or completeness of the information. Total squares and building size of the home is calculated by measuring from the external side of external walls. Where no external wall exists for the purpose of measuring building area (such as porticos, balconies or outdoor rooms), Metricon assumes a straight line between the exterior of walls or columns. JAN2018 MET 3510



# WELCOME

Today is the day you realise the potential of your property and bring your vision to life with DualOcc by Metricon. Welcome and let us help you through this exciting journey.

## Realise the potential in your property

DualOcc by Metricon provides you with the opportunity to unlock the potential in your property. We will work with you to determine what is feasible and explore the possibilities. Together with a specialised team we will guide you through each step of the process offering you the right advice and solution to deliver you the best outcome.

## Build with experience

Metricon have been successfully building new homes since 1976. That's over 40 years of experience, 10 of which have been specifically focused on investment property builds through our dedicated DualOcc by Metricon team. So you can be assured that the home we deliver to you is built with years of experience.



CELEBRATING 40 YEARS OF BUILDING DREAMS





# SPECIALIST ADVICE FROM START TO FINISH

Together with a team of professionals that specialise in dual occupancy, you will be able to create homes to achieve your development goals. From sales and operations to construction, our team has a single focus; which is to deliver your project on-time and to specification. We give you full project support to make your building process easy from site inspection to a finished development.







# DUALOCC BY METRICON CUSTOMER JOURNEY

## 1. GETTING STARTED: CONTACT US TO DISCUSS YOUR NEEDS

Our DualOcc by Metricon specialists would love to speak to you about your project. Every property has its opportunities and limitations. Our team of DualOcc by Metricon specialists will help you to complete a site appraisal in order to find a solution that works within the local planning laws and maximises the development potential of your land.

## 2. PRELIMINARY CONTRACTS

This will be prepared in order to show your itemised site costs, detail the level of finish you've selected and capture all design changes. You can be assured your proposed development is within your budget before you make the commitment to the planning process.

## 3. TOWN PLANNING APPLICATION AND OUTCOME

Metricon will prepare your town planning drawings and utilise our extensive experience in gaining council approvals. Our independent planning specialists will help guide you through each step of the planning process.

## 4. CONTRACT AND BUILD PERMIT

Once your council's permit conditions have been met, simply sign your contract and once endorsed plans/building permit are received we will be ready to build. If you need to demolish an existing home on your property, we can recommend professionals who we work with regularly to complete this for you.

## 5. PROJECT BUILD – RECEIVE WEEKLY UPDATES

We commence building, with our project teams providing you with regular weekly updates on progress. You're welcome to visit the site with our project manager to see for yourself the quality workmanship being done on your property.



# WE PROVIDE YOU WITH THE INFORMATION YOU NEED

Our DualOcc by Metricon workshops provide you with the perfect information to learn more on how to get started. The room is yours to ask the questions you need as our Development Consultants and real life customers give you key insights on the best way to bring your vision to life.



“Metricon helped us make more of our life. Not just a great investment but beautiful designs and a seamless level of support and care.”

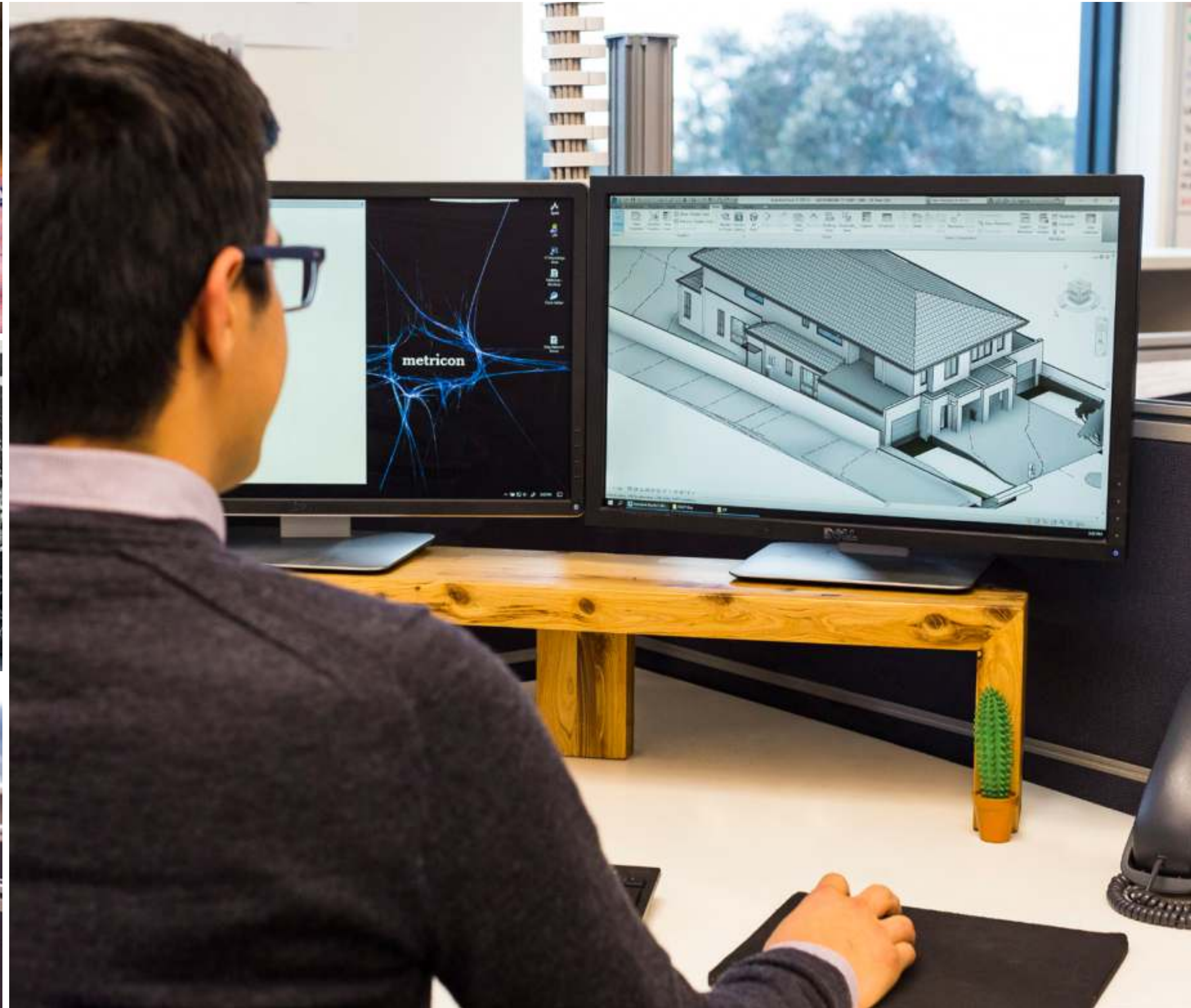
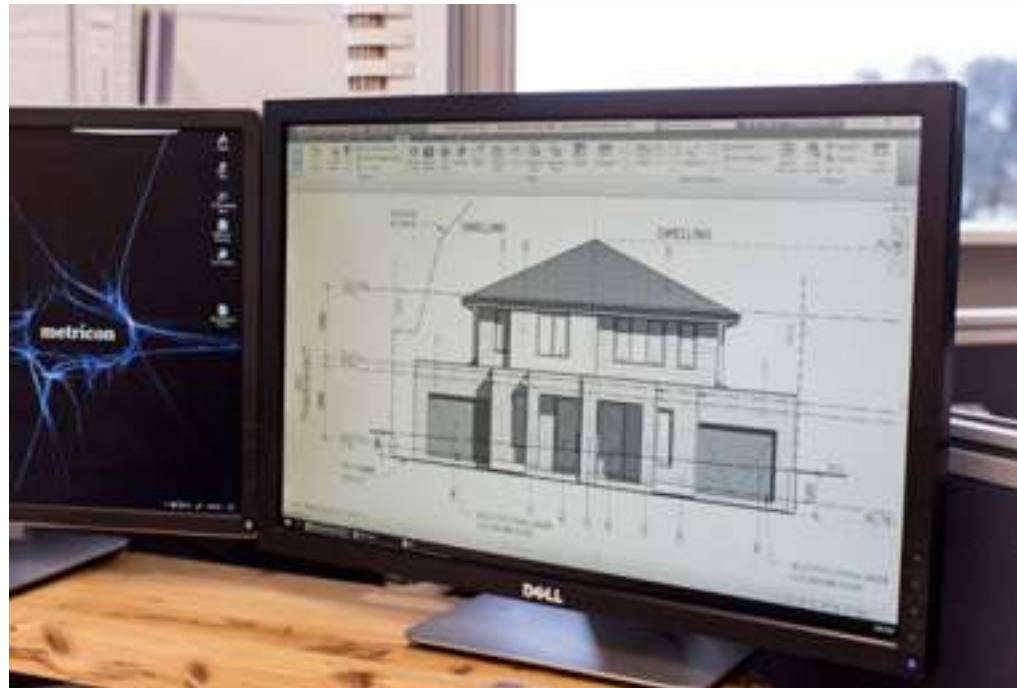
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Victoria



## FREE EVENTS

Metricon BuildSmart Series:  
Dual Occupancy Workshop  
[metricon.com.au/services/events/](https://metricon.com.au/services/events/)





## WE HAVE THE TOOLS FOR THE RIGHT SOLUTION

Determining the right design to suit your property requires some in-depth analysis. Our team will utilise the latest tools to help plan and bring the vision to life.

### *See what fits on your block with GeoSite*

Primarily used during phase 1 of your DualOcc by Metricon journey, GeoSite is the perfect siting tool to enable us to access the required site solutions for your development. With this tool we can measure how many homes can fit accurately on your land whilst cross referencing Town Planning requirements.

### *Bring your development to 3D reality with Revit*

Used in phase 2, 3 and 4 of your DualOcc by Metricon journey, Revit provides us with the ability to accurately draw your development whilst providing 3D elevations to best represent your project, in order to give you the best chance of acquiring council approval.



## OUR DEVELOPMENT PROJECTS

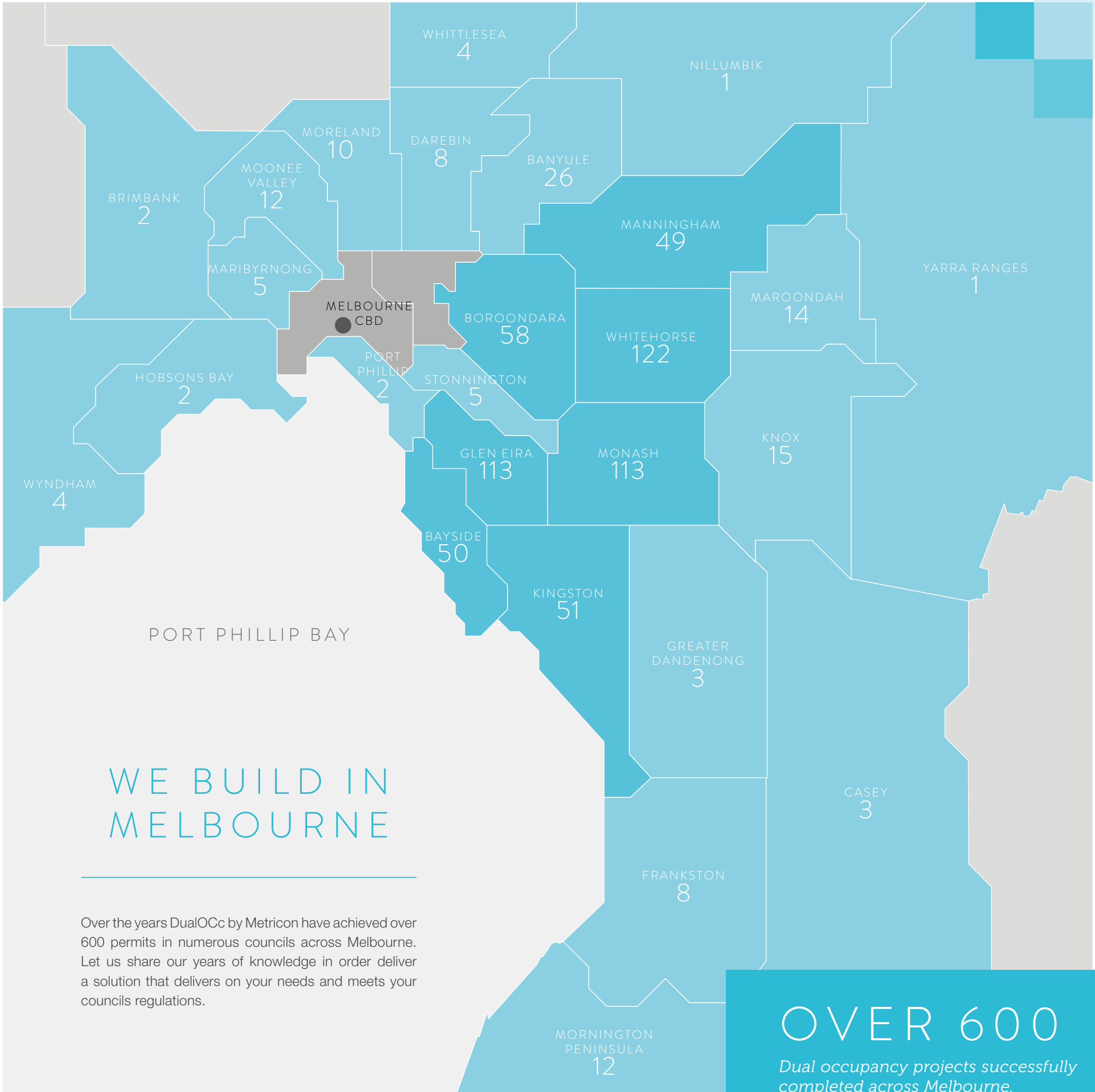
Dual occupancy doesn't always mean two homes on a block, it may mean three, four or more. Our free standing home designs are functional and offer outstanding value for money. Our Development Consultants will help determine if our freestanding homes are suitable for your block.



### PLANNING SERVICES

*Our planning services provide you with in-depth vision.*







## SHANE AND BRIDGETS STORY

There is nothing better than a happy customer with a great story to tell. Shane and Bridget approached DualOcc by Metricon four years ago.

"After building our first family home with Metricon we realised that the process was seamless and decided to do a dual occ development. We have now completed our second dual occ development and we couldn't have been happier with the process and the helpful advice we have received with each of our builds.

Our first development was in Bentleigh and we built an Elsternwick. The DualOcc by Metricon team were fantastic; working through any issues we had with council and at the end delivered a development that met all our needs.

We sold our first development with the auction result that we were hoping for. Our second build was a similar experience and along the way we have grown our knowledge base and have the confidence to keep investing in developments with DualOcc by Metricon. We look forward to further successes as we commence our third dual occ project with Metricon."





## OUR PORTFOLIO

From freestanding homes to flexible duplexes, we have delivered our DualOcc by Metricon developments to our customers with thoughtful detail and care. Here are a selection of homes we have built for our customers in a variety of locations in Melbourne.



Image depicts items not supplied by Metricon namely landscaping, fencing, swimming pools and paths.



BUILT IN  
BEAUMARIS





Images depict items not supplied by Metricon namely landscaping, fencing and paths.

BUILT IN  
BOX HILL





Images depict items not supplied by Metricon namely landscaping, fencing and paths.

BUILT IN  
BENTLEIGH EAST





BUILT IN  
BENTLEIGH

Images depict items not supplied by Metricon namely landscaping, fencing and paths.





Image depicts items not supplied by Metricon namely landscaping and fencing.

BUILT IN  
CHELTENHAM





Images depict items not supplied by Metricon namely landscaping, fencing and paths.

BUILT IN  
CAULFIELD  
(Owners Plans)



# BRINGING YOUR DEVELOPMENT TO LIFE

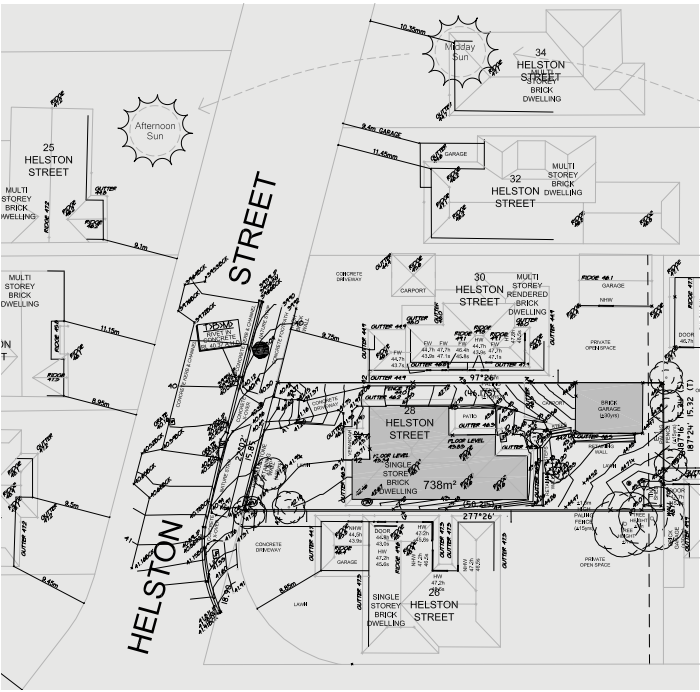
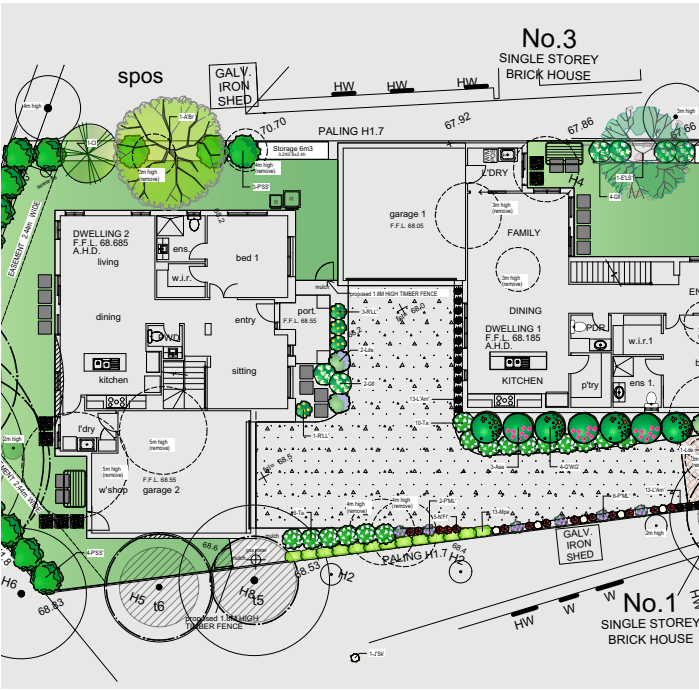
During your DualOcc by Metricon build journey we will help you get in touch with a range of external suppliers that work independently to provide you with the following services in order to bring your development together. And remember at any stage of the process if you have any questions our team are here to help.

- Arborist
- Town Planner
- Drainage
- Landscaping designer
- Abolishment of services
- Demolition
- Plan of subdivision
- Landscape install

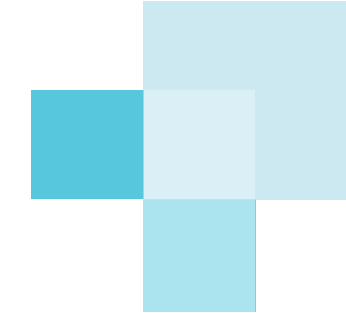
Metricon does not supply these services and is not liable for any advice/ services provided to the customer by these independent contractors.



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## FREQUENTLY ASKED QUESTIONS

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*What types of dual occupancy/multi-unit developments does DualOcc by Metricon build?*

Metricon is a specialist at building townhouses and duplex developments, focusing on two or more homes per site.

*Are DualOcc by Metricon's homes displayed and, if so where can I see them?*

We have homes open throughout the year showcasing our dual occupancy designs. Don't hesitate to contact us and see what's currently available to view.

*Does Metricon handle the Town Planning application and approval process?*

Our specialist dual occupancy team will work alongside our independent planning partners to help you through every stage of the planning process.

*How can I tell if the property I own or considering developing is suitable for DualOcc Development?*

Why not get one of our specialist team to have a closer look? Our consultants will review the title documents, covenant, state and local council regulations and determine what viable solutions we can offer you.

*How do I get started of my dual occ project?*

Call 1300 Metricon and speak to our specialist team.



# CONNECT WITH US

Questions or comments? We'd love to hear from you whether you are thinking of building your dream home with Metricon, or have already started the process.



### *Our Open Homes*

Our customer open homes demonstrate our capabilities. Register your details with us to receive updates on when our next open home is available. Register today by calling 1300 Metricon.



### *Online*

Need another fix of Metricon? Head to [metricon.com.au](http://metricon.com.au) for all the latest in home and interior design, exclusive offers, market updates and news.



### *Phone*

Call us today on  
1300 METRICON  
(1300 63874266)



### *Social*

Connect with us to stay up to date with the latest news, promotions and exclusive offers.



### *WeChat*

Scan the QR Code to stay up to date on the latest news, new home designs and tips.



*Love where you live*

