



RODADEVELOPMENTS.COM.AU



THE RODA STORY

In 2006, RODA was established on the basis of deep building knowledge and a vision of personalised client service, integrity, and high quality workmanship. 12 years on, RODA has evolved into a leading boutique construction company dedicated to building custom family homes, multi-unit developments and architect-designed townhouses. Director David Maiolo, started his career as a carpenter on some of Melbourne's largest developments, he has a long family history and is passionate about raising the standards of the building industry.

What's different about us? We're a new generation of builders who are passionate about our business and 100% dedicated to fulfilling our clients' vision.

We're passionate about bringing a client's dream home to life, and will do everything within our power to deliver on time and on budget. We have assembled a team of skilled tradespeople, who take pride in their work and embrace new technologies that help make processes efficient, streamlined and user-friendly.

We love innovative design and have built excellent relationships with our design partners, suppliers and trades. We also love the entire process of building, from the first meeting with a client to the handing over of the keys, and will always work to make sure this process is as smooth as possible. Most importantly, we are genuine and transparent with no hidden costs. On time, on budget and just as you imagined it - that's the RODA promise.

RODA is a registered building practitioner with the Victorian Building Authority, and is a member of the HIA.

SERVICES

As Melbourne's custom home and multi-unit development specialists, our handpicked, highly skilled team is committed to delivering a high quality build. We're on time and defect free, giving you complete confidence that your project will be built to the highest standards.

We provide:

- Complete design and construction service, so you can communicate with the right people from concept to completion.
- Bi-weekly updates with a personalised online client portal, so you become a part of the building process.
- Complete interior design service to assist with the decision making process, because harmony is created 'in the detail'.
- Client centric service, so you make the right decisions that will fit your vision.
- We are HIA members who provide our team with constant training and market trends, so you have access to the most recent products available to the market.
- RODA have a proven, quality based approach that delivers building confidence to our clients. We strive to exceed your expectations.
- A comprehensive specification document with each quote that leaves no room for 'grey areas', ensuring we are all on the same page.



PROCESS

From the day we meet to the day you get your keys to your finished project, our team work with you every step of the way, to ensure your property vision comes to life.

1. Initial consultation

We take the time to meet you and discuss your requirements and all the options available to you.

2. Design

An exciting part of the building process, where we put your ideas on paper and create the initial home design with floor plans and elevations.

3. Cost Estimate

We prepare a cost estimate based on the initial design and make any changes necessary to gain your approval to proceed with the construction.

4. Contracts

We prepare the contracts for you to sign. We adopt a plain English contract provided by the HIA.

5. Selections

Our Interior Designer consults with you, to ensure you make all the relevant selections necessary for the start of construction.

6. Construction

We update you constantly via email and our client login on our website, along with regular scheduled site visits, so you can see your design come to life.

7. Handover

We carry out a detailed inspection of the completed works with you and rectify anything that may need attention before final acceptance and occupation.

8. Maintenance Period

We attend to any issues that may require attention during the defects liability period (which is rare, but it's good to know this exists).



MANSFIELD ST, THORNBURY



A modern oasis in Melbourne's north side



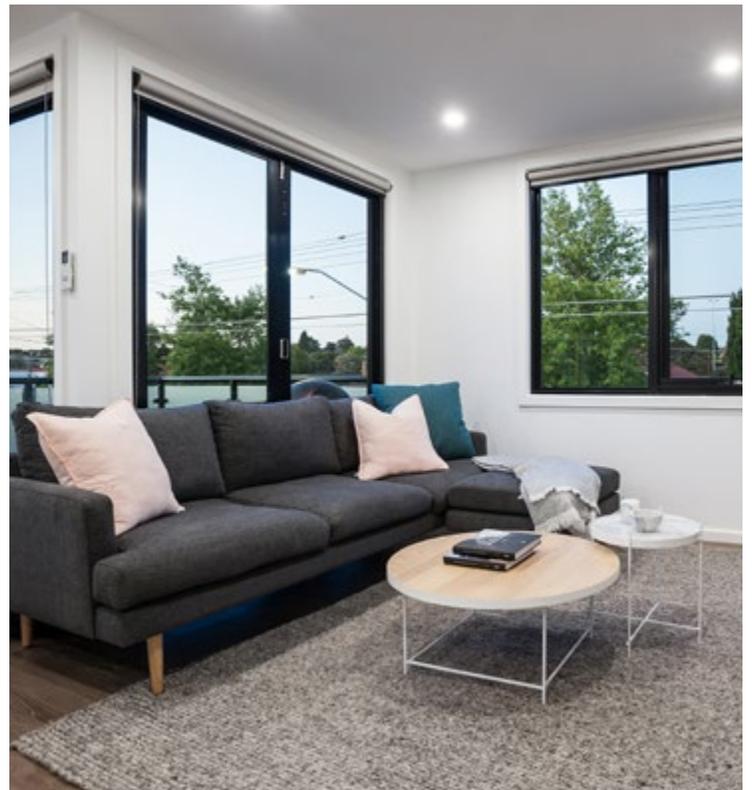
RODA

MANSFIELD ST, THORNBURY



Bedrooms:	2
Bathrooms:	1 Bathroom, 1 Ensuite.
Cladding:	Austral - Elements Zinc brickwork to ground floor. A mixture of foam and render, Merbau shiplap timber and Colorbond cladding to the first floor.
Roofing:	Colorbond.
Schedule:	12 Months.
Completed:	2016.
Kitchen & Vanities:	Laminate.
Bench Tops:	40mm Caesarstone to kitchens, 20mm to vanities and Laundry.
Floor Coverings:	Engineered Boards throughout with tiled wet areas.
Shower Screens:	Frameless.
Robes:	Malamine shelving with 4 shelves and a bank of 4 drawers.
Heating & Cooling:	Split Systems.
Appliances:	600mm Bosch.
Windows:	Semi-Commercial Range.

Situated on a 203m² corner block in the heart of Thornbury. These two double storey reversed living units are a perfect way to maximise a small parcel of land. With a balcony area that gives an outstanding city view and perfect entertaining on summer nights, this modern design is on everyone's Christmas wish list.





ROBBINS ST, IVANHOE



Our California dream home



RODA

ROBBINS ST, IVANHOE



California love! Who said you can't re-create a 1920s style Californian Bungalow in leafy Melbourne? This 4 bedroom open living masterpiece was created in just 10 months using products to give this property the Ivanhoe feel. Smeg appliances, blackbutt floors and an eye catching staircase that makes this property tick all the boxes for a sophisticated family home.





Bedrooms: 4
 Bathrooms: 1 Bathroom, 1 Ensuite, 1 Powder Room
 Cladding: Weathertex Primelok.
 Roofing: Colorbond.
 Schedule: 10 months.
 Completed: 2016.
 Kitchen & Vanities: Laminate.
 Bench Tops: 80mm Reconstituted Stone to island bench, 40mm to remaining.
 Floor Coverings: 132mm Blackbutt Stained.
 Shower Screens: Semi-Frameless, Frameless.
 Robes: Melamine shelving with 4 shelves and a bank of 4 drawers.
 Heating & Cooling: Ducted Heating & Refrigerated Cooling.
 Appliances: SMEG.
 Windows: Timber Double Hung.



ETNAM STREET, PRESTON

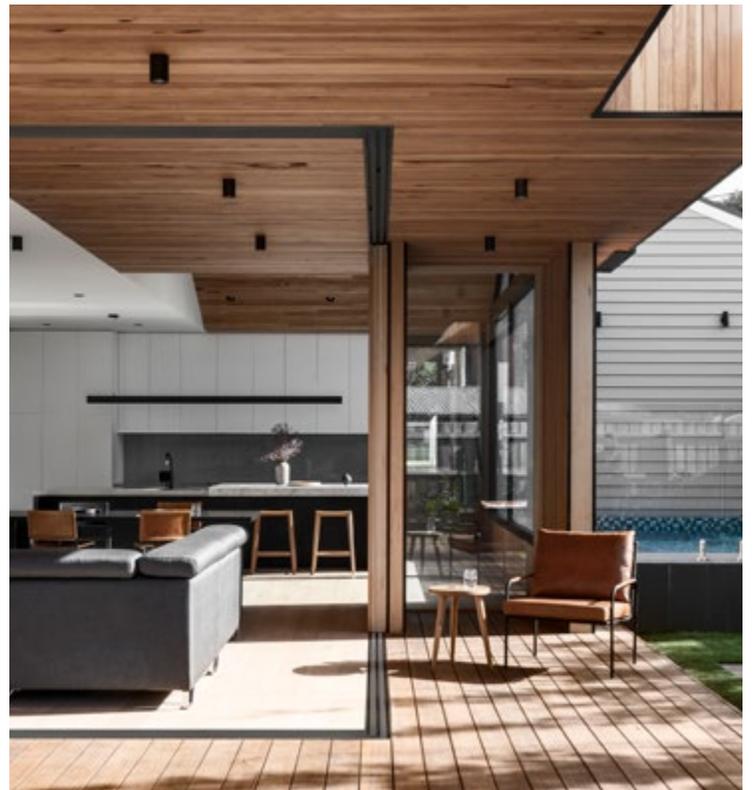


The best of both worlds



Bedrooms:	3
Bathrooms:	1
Cladding:	Shiplap Lining Board, James Hardie Weatherboard.
Roofing:	ColorBond.
Schedule:	12 months.
Completed:	2017.
Kitchen & Vanities:	Two-Pac Kitchens.
Bench Tops:	Reconstituted Stone.
Floor Coverings:	Engineered Flooring throughout.
Shower Screens:	Frameless.
Heating & Cooling:	Underslab heating & ducted heating with refrigerated cooling.
Appliances:	Gaggenau 60cm
Windows:	Aluminium - Capral 400 & Timber Windows.

A Californian bungalow receives a modern makeover in this Preston home. The original features were restored and a contemporary addition installed to the side and back of the block, introducing spacious open plan living areas, seamless indoor-outdoor spaces, sleek bathrooms and a pool. A completely new first level, innovatively hidden from the streetscape, includes a secondary entertaining space, 2 bedrooms and a contemporary bathroom.



DORSET ROAD, CROYDON

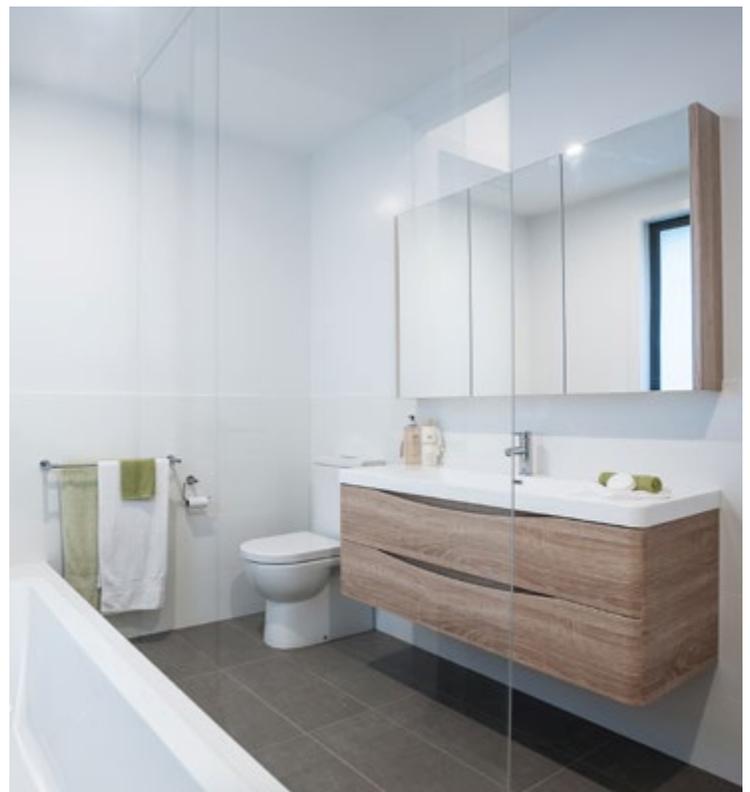


Stylish units with room to move



A Croydon block is transformed to hold four spacious units, each with their own sense of style. Each property features three bedrooms and two bathrooms, as well as open-plan living areas that encourage air flow and large gardens. Constructed over 12 months, each unit features the finest in appliances, fixtures and fittings.

Bedrooms:	3
Bathrooms:	2
Cladding:	Foam & Render, Weathertex Primelok 300mm.
Roofing:	ColorBond.
Schedule:	12 months.
Completed:	2018.
Kitchen & Vanities:	Laminate Cupboards.
Bench Tops:	Reconstituted Stone.
Floor Coverings:	Tiles to living, Carpet to bedrooms.
Shower Screens:	Semi-Frameless.
Heating & Cooling:	Panasonic Split Systems.
Appliances:	Technika 60cm.
Windows:	Aluminium - Domestic.



LARNOO AVE, BRUNSWICK



Brunswick bungalow brought to life!



Bedrooms:	4
Bathrooms:	2
Cladding:	Weathertex Primelok cladding.
Roofing:	Colourbond.
Schedule:	6 months.
Completed:	2016.
Kitchen & Vanities:	Mixture of Vinyl Wrap and Two-Pac.
Bench Tops:	40mm Caesarstone.
Floor Coverings:	130mm Spotted Gum timber floor to living area, Carpet to bedrooms, Tiles to wet areas.
Shower Screens:	Frameless.
Robes:	Melamine shelving with 4 shelves and a bank of 4 drawers.
Heating & Cooling:	Evaporative cooling and ducted heating throughout plus a split system in the Family room.
Appliances:	Smeg.
Windows:	Timber.

Built in the heart of Brunswick East, this magnificent Californian bungalow comprises 4 spacious bedrooms, study, butler's pantry and a generous sized family, meals and kitchen area.



TESTIMONIALS

We get a lot of glowing reports from clients past and present. Here are just a few that speak to our client-focused approach and commitment to getting the job done.

We LOVE our RODA built home and would highly recommend RODA to our friends and family. We were particularly impressed with the quality of the finishes used and the ability to discuss interior and exterior elements with their designer.

We are extremely grateful to our project manager Steve who was friendly, approachable and communicated in an honest and open way throughout the process. He paid unwavering attention to detail and is responsible for the finished product being such a success. If we build again we would not hesitate to contact RODA.

Marie Rowland, Ivanhoe

A quick email to let you know how happy we are with our new home. Thank you so much for making the process as easy as possible. Your attitude towards allowing us to create our own home was a breath of fresh air.

Julie & Damian, Bulleen



To RODA,

Thank you for building our beautiful home!! You have all been an absolute pleasure to work with. The Roda team have been professional, approachable and accommodating to our (many!) requests and we are so grateful as the results are amazing!

Cheree & Mark, Ivanhoe

Just over a year ago we were looking for builders to build our first development project. The project was not an easy build as it involved a two-stage process with substantial changes to the existing home and the building of a new architecturally designed unit. All this was to be achieved with an existing tenant in the old house. We were therefore looking for a builder that could accommodate all of the above plus more.

When we met you as a team our first impressions were that you were the group that would deliver to our objectives and at the same time had the passion to deliver a quality product.

Now that the project has been completed we make the following comments:

- 1. We were right at the outset and we did select the best building team*
- 2. No task was too difficult and everything had a solution*
- 3. You always returned phone calls*
- 4. Your tradespeople were excellent and extremely pleasant and professional to deal with*
- 5. The quality of your work was excellent and the finished product was outstanding*
- 6. You took pride in what you did*
- 7. The architect was very complimentary with the quality and finish*
- 8. Everyone who has seen the finished product has been very impressed and many new partnerships with RODA have been instigated.*

The best recommendations we can give are as follows:

- We do not hesitate in recommending RODA Developments to everyone*
- When we are ready for the next product RODA Developments will be our builder of choice.*

Keep up with the excellent work and we look forward to working without in the future. If you have anyone you would like to talk to us about our experience with RODA we will be only too pleased to talk with them. Please convey our regards to all of the team.

Chris & Heather, Rowville

When I decided to take the significant step of building my home, whilst I was excited, I was also scared and overwhelmed of the process of building a house, however the decision to engage RODA made my building experience a wonderful one. Everyone I dealt with at RODA were willing to spend the time to educate me through each process in order to make informed decisions to suit my needs. I quickly got the sense that the experienced, professional and friendly staff had a real passion for making sure I ended up with a practical and modern home that reflected my tastes and lifestyle. The build was on time, on budget and most importantly, of an extremely high quality. As a result, I have a home that I love and am so proud to show off!

Steve, Heidelberg



OUR GUARANTEE

A guarantee that's as solid as our work.

We don't just stand behind the work we do, we also offer a 10 year guarantee that covers:

- 10 year structural warranty
- 90 day maintenance period
- Project completion delivered on time
- You don't pay unless you're happy
- 137-point quality control checklist so that every detail is examined
- We give you the opportunity to frequently visit your projects during the construction process and coordinate regular walk-throughs during important stages.

10
YEAR
GUARANTEE

CONTACT US

Whatever the project, it all starts with a conversation. When you're ready to talk, please get in touch.

RODA Pty Ltd

Level 1 / 152 Plenty Road
Preston VIC 3072

Phone: **03 9460-RODA**

Email: info@rodadevelopments.com.au

Web: **www.rodadevelopments.com.au**

www.facebook.com/RodaDevelopmentsPtyLtd
http://instagram.com/roda_developments



REGISTERED
Building Practitioner



NEW GENERATION BUILDERS

RODA

NEW GENERATION BUILDERS

