



STRAVA GROUP



TRANSFORM YOUR HOME **WITH EXPERT EXTENSIONS & RENOVATIONS**

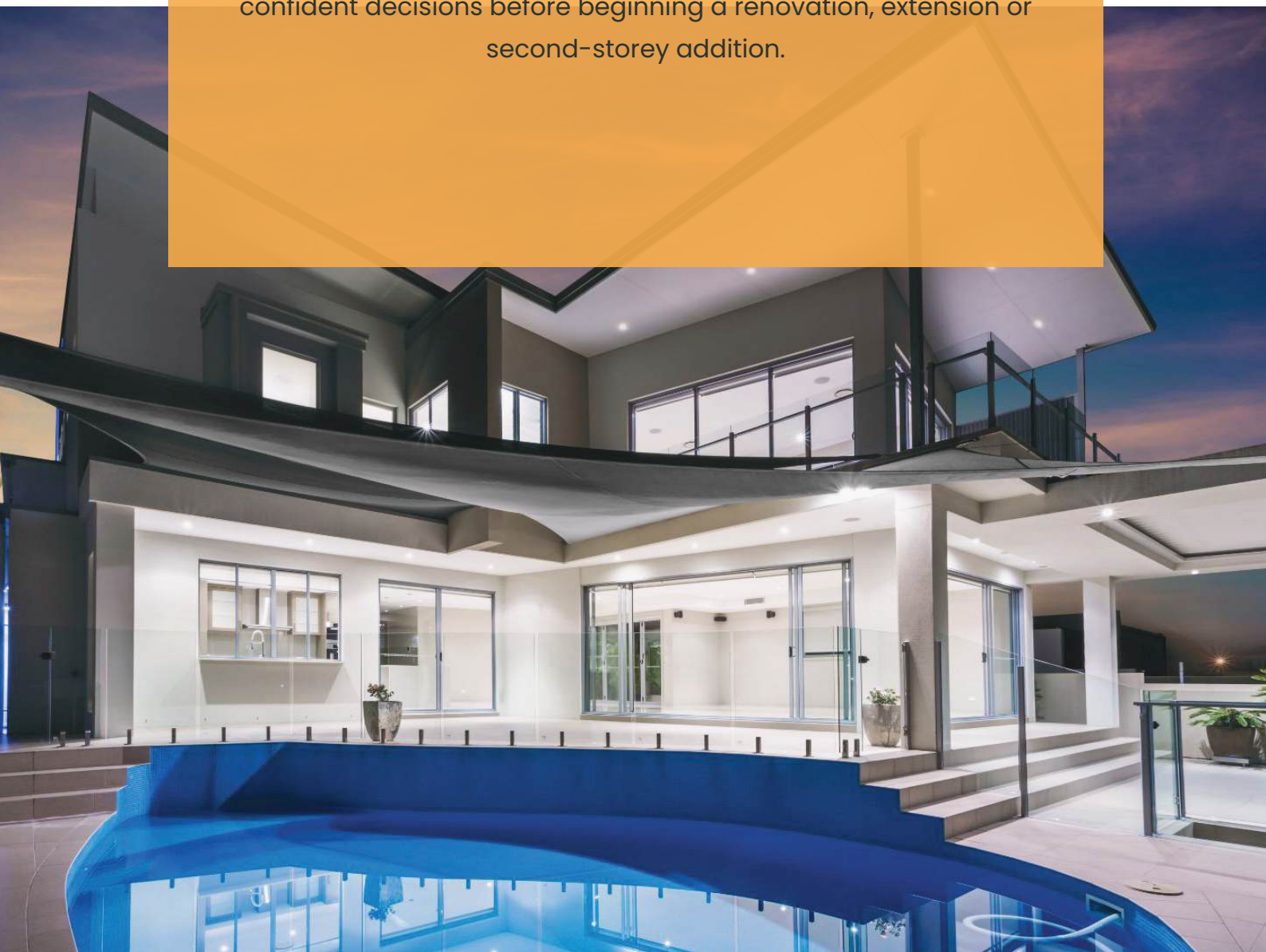
From single extensions to full home renovations, we deliver
quality craftsmanship.



A HOMEOWNER'S GUIDE TO BUILDING UP OR EXTENDING PLANNING WITH CLARITY. BUILDING WITH CONFIDENCE.

Extending or building up your home is one of the most significant investments you will make — financially and personally.

When carefully planned and properly executed, it enhances your lifestyle, strengthens your property's value and provides long-term confidence. When rushed or poorly structured, it can lead to avoidable stress, unexpected costs and disappointing outcomes. This guide has been prepared to help homeowners make informed, confident decisions before beginning a renovation, extension or second-storey addition.



About Strava Group

Strava Group is a licensed residential building firm specialising in renovations, extensions and second-storey additions across Sydney.

The company is directed by a licensed builder who began his career in carpentry, developing hands-on structural experience long before stepping into full building supervision.

That foundation shapes the way we approach every project.

A builder who understands structure from practical site experience approaches construction differently. Decisions are informed not only by drawings and compliance requirements, but by real knowledge of how homes are framed, how loads are transferred and how materials perform over time.

At Strava Group, we combine:

- Licensed building expertise
- Deep carpentry knowledge
- Careful planning and coordination
- Clear and transparent communication

We do not simply manage construction — we understand it from the ground up.



Extensions Are Different to New Homes

Building a new home on a vacant site is very different to modifying an existing one. When extending or building up, the new structure must integrate safely and seamlessly with what is already there. This may involve:

- Connecting new framing into existing walls
- Reinforcing or modifying structural elements
- Working around unknown conditions hidden behind finishes
- Maintaining the integrity of the original home

Until walls or ceilings are opened, certain conditions cannot be fully seen. Experience plays a crucial role in anticipating and managing these unknowns.

A well-executed extension is not just about adding more space — it is about ensuring the new structure performs as one unified home.

Budget Clarity Prevents Stress

One of the most common causes of tension during building projects is unclear financial expectations.

Early and honest budget discussions allow your builder to:

- Design within realistic financial boundaries
- Recommend appropriate finishes and materials
- Avoid redesign costs later
- Reduce the risk of mid-project compromises

The overall cost of your extension or renovation is influenced by factors such as:

- Structural complexity
- Site access
- Existing home condition
- Finish selections
- Project scope

Clarity from the beginning creates smoother decision-making and greater confidence throughout the process.

Why Detailed Quotes Matter

Not all building quotes are structured the same way.

Some quotes appear lower because they include broad allowances or rely heavily on provisional sums that may change during construction. Others may omit structural considerations that only become apparent later.

A detailed quote should clearly outline:

- What is included
- What is excluded
- Structural components
- Material specifications
- Allowances for fixtures and finishes



This level of transparency allows you to compare proposals fairly and understand exactly what you are committing to.

Many builders price strictly in accordance with Australian Standards, which are written to define minimum compliance requirements.

While meeting these standards ensures legal compliance, minimum compliance does not always represent optimal long-term performance.

At Strava Group, our quotations reflect the full scope required to deliver durability, structural integrity and clarity — not simply the minimum required to pass inspection.

A well-documented proposal provides certainty, reduces variation risk and supports a more predictable outcome.



Budget Clarity Prevents Stress

It is common for homeowners to finalise architectural plans before engaging a builder.

However, involving your builder earlier in the process can prevent unnecessary redesign and unexpected costs.

An experienced builder can provide practical insight into:

- Structural feasibility
 - Buildability
- Material selection
- Construction sequencing
- Budget alignment

Design and construction are most effective when they operate together. Early collaboration often results in smarter solutions and a smoother transition from concept to build.

Living in Your Home During Construction

Whether to remain in your home during construction is a strategic decision. In some cases, staying in the home can reduce temporary accommodation costs and maintain routine. In others, relocating may allow the project to progress more efficiently and with less disruption.



Considerations include:

- Project scale
- Safety requirements
- Access constraints
- Timeline implications

Each project is different. The key is understanding the trade-offs early and planning accordingly.

The True Cost of Cutting Corners

Much of what determines the long-term performance of a home is concealed once construction is complete.

Choosing the lowest price without fully understanding what is included can sometimes lead to compromises that only become visible years later.

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Begin With Confidence

If you are considering a renovation, extension or second-storey addition, the most valuable first step is a clear conversation.

We take the time to:

- Understand your goals
- Review your property and site conditions
- Discuss budget expectations openly
- Provide realistic guidance
- Outline practical next steps

There is no pressure and no obligation — only straightforward advice grounded in experience.



These compromises may involve:

- Lower-grade materials
- Simplified structural allowances
- Reduced detailing
- Basic waterproofing systems

Australian Standards establish minimum requirements for safety and compliance. However, building strictly to minimum requirements does not always account for long-term durability, movement control or future performance.

Investing appropriately in the structural and foundational elements of your project helps protect your home well beyond completion.



Final Considerations

Extending or building up your home is more than a construction project. It is a structural commitment to the place your family lives every day.

The decisions made during planning — who you engage, how your project is scoped, how transparently it is priced — will influence not only the final cost, but the long-term performance of your home.

A successful extension is rarely the result of shortcuts or rushed decisions. It is the outcome of careful planning, honest conversations and experienced execution.

At Strava Group, we approach every project with practical construction knowledge, disciplined planning and a commitment to building properly — not just building compliantly.

Our focus is simple:

Clarity. Structure. Long-term performance.

Let's Discuss Your Project

Whether you are in early planning or ready to move forward, we welcome the opportunity to speak with you.
A well-informed beginning leads to a better outcome.



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