

RESIDENT MY HOME

My Home

PHOTOGRAPHED BY MARK AND TIM WORDS BY NANNETTE HOLLIDAY

Superior craftsmanship, distinctive design features and exquisitely executed finishes are all signature trademarks for KTM Builders who collected three Master Builders Awards in 2018 for their outstanding work.

DESIGNER LOOK WITHOUT THE PRICE TAG **KTM HOMES**

As a boutique home builder that focuses on quality over quantity, the personalised service and attention to detail at KTM Builders is unparalleled. Manolis and Kaliopi Kavouklis take care of each home as if it was their own. 'Building a home is often a once in a lifetime experience,' says Kaliopi. 'We strive to ensure that every client receives their dream house without the stress that can come with building a home. We believe that high quality materials should be within reach of all home buyers, which is why we offer superior inclusions as standard, that are more often billed as additional costs elsewhere.' This includes stone benchtops, SMEG appliances, floor-to-ceiling tiles including feature tiles in bathrooms, tiling on the veranda and porch, 600 x 600 mm porcelain tiles throughout and no extra cost to upgrade to a gas cooktop. Stainless steel fans and downlights are also standard, which not only look more modern but also last longer. 'We try and make things easy for the homeowner, both now and in the

future.' Manoli is a cabinet maker by trade, which is clearly evident in the display home's stunning joinery and extensive allocation of cupboard space not to mention the built-in bar and a cleverly built-in study nook. All KTM Homes have Soft-Close cabinetry as a standard inclusion, not an added extra. The superior craftsmanship extends well beyond the interior with an emphasis on building homes that withstand the test of time. One key standard inclusion is solid block walls using 20 mpa concrete for corefill are standard. 'We refuse to use anything less on our homes and we won't compromise on that,' says Manoli. 'While lesser mpa concrete quantities are cheaper and pass cyclone coding, there is an increasing amount of research into high-strength concrete as a more sustainable option not to mention improved stability and extended life cycle which are crucial factors in our weather conditions. We won't cut corners to cut down prices.'

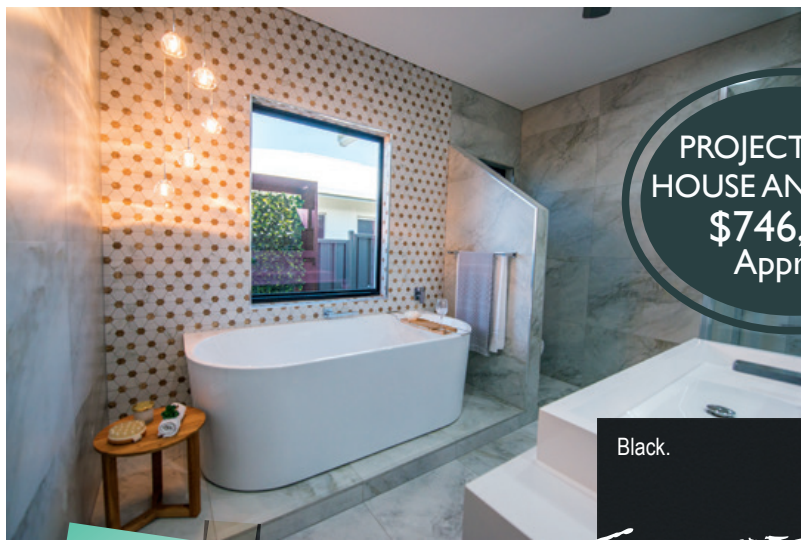


The KTM difference is the details you can't see - at every every stage of the build, from slab, to frame, lockup, fix and final, we utilise the best materials.



One of the stunning optional extras is the photo feature wall which has become a KTM Builders signature style. They take a high-resolution picture or graphic design of your choosing and have it printed onto specially formulated tiles. 'Clients often have a photo or design that is significant to them, and what better way to incorporate that into your dream home than on a whole wall!' Last year KTM entered the Master Builders Awards for the first time and were instantly recognised for their beautiful landscaping. This year KTM tripled that effort taking home Master Builders Awards for Best Project Home in the \$350,000 - \$400,000 category, Best Kitchen Design in the under \$20,000 category and a Highly Commended Award for Project Home under \$350,000. 'We were really happy to come out with three awards against many bigger companies,' says Kaliopi. KTM Builders offer customisable designs and can also custom build from scratch. 'We can develop a whole new plan to suit our client's individual budgets, needs and block specifications and there is no deposit required for an initial plan and quote. We want to build the home of your dreams.' Visit the KTM Display Home at Northcrest. Reuben Avenue, Berrimah. Ph: 0412 914 686. Email sales@ktmbuilders.com.au www.ktmbuilders.com.au





PROJECT COST
HOUSE AND LAND
\$746,000
Approx.

Black.

Natural Walnut.

Classic White.

THE COLOUR PALETTE
The colours that set the mood.

Attention to Detail
What you notice is the perfect craftsmanship when you step into this KTM Home. The stunning soft-close cabinetry in all ensuites, the kitchen and the outdoor entertaining area surpass all the tests.

My Home
Northcrest



High quality and affordable new homes.



Our family, building for yours...