

A tick indicates the element is included in that service. A cross indicates it is arranged and paid for separately by you. Optional items are available at an additional cost.

PROJECT STAGE	COLDWELLS BUILD	YOU BUILD
LOCATION	NORTH EAST SCOTLAND	UK WIDE
[01] DESIGN & PLANNING		
ARCHITECTURAL DESIGN	✓	✓
PASSIVHAUS ENERGY PERFORMANCE MODELLING	✓	✓
PLANNING PERMISSION PREPARATION, SUBMISSION & MANAGEMENT	✓	✓
BUILDING WARRANT DRAWINGS, SUBMISSION & MANAGEMENT	✓	✓
STRUCTURAL ENGINEERING DESIGN & CERTIFICATION	✓	✓
DETAILED CONSTRUCTION DRAWINGS	✓	✓
QUANTITY SURVEYOR COST REVIEWS	✓	✓
ONLINE CLIENT PORTAL	✓	✓
[02] MANUFACTURING		
MANUFACTURE OF PASSIVHAUS WALL PANELS	✓	✓
WINDOWS & EXTERNAL DOORS INSTALLED IN WALL PANELS	✓	✓
EXTERNAL TIMBER CLADDING FIXED TO WALL PANELS	✓	✓
MANUFACTURE OF ROOF STRUCTURE	✓	✓
[03] SITE PREPARATION		
SCAFFOLDING	✓	✓
DEMOLITION [IF REQUIRED]	OPTIONAL ADD-ON	✗
SITE SET-UP	✓	✗
FOUNDATIONS & GROUNDWORKS	✓	✗
[04] DELIVERY & ASSEMBLY		
DELIVERY COSTS [PASSIVHAUS STRUCTURE], SITE TEAM TRAVEL & SUBSISTENCE	✓	PRICE TBC
CRANE ASSEMBLY OF PASSIVHAUS STRUCTURE	✓	✓
INSTALL METAL PITCHED ROOF OR MEMBRANE FLAT ROOF	✓	✓
INSTALL SLATE PITCHED ROOF OR SEDUM FLAT ROOF	OPTIONAL ADD-ON	✗
INSTALL GUTTERS & DOWNPIPES	✓	✓
INTERIM AIRTIGHTNESS TEST	✓	✓

	COLDWELLS BUILD	YOU BUILD
LOCATION	NORTH EAST SCOTLAND	UK WIDE
[05] SYSTEMS INSTALLATION		
VENTILATION SYSTEM	✓	✗
VENTILATION SYSTEM COMMISSIONING	✓	✗
PLUMBING & HEATING	✓	✗
ELECTRICAL WORK	✓	✗
CAR CHARGING POINT	✓	✗
SOLAR PV & BATTERY STORAGE	OPTIONAL ADD-ON	✗
[06] INTERNAL WORKS		
INTERNAL PARTITIONS	✓	✗
PLASTERBOARD & PLASTERING	✓	✗
BUILT-IN WARDROBES	✓	✗
DOOR SETS & SKIRTING BOARDS	✓	✗
LIGHTING & LIGHT SWITCHES	✓	✗
STAIRCASE	✓	✗
KITCHEN INSTALLATION & APPLIANCES	✓	✗
SANITARYWARE & INSTALLATION	✓	✗
FLOORING & TILING	✓	✗
DECORATION	✓	✗
[07] UTILITIES & SERVICES		
UTILITIES CONNECTIONS / MAINS WATER, DRAINAGE, ELECTRICITY	OPTIONAL ADD-ON	✗
BELOW GROUND DRAINAGE & RAINWATER SOAKAWAY	✓	✗
SUPPLY OF SEPTIC TANK OR SEWAGE TREATMENT PLANT	OPTIONAL ADD-ON	✗
[08] COMPLETION		
PASSIVHAUS HOMEOWNER INDUCTION	✓	✓
FINAL AIRTIGHTNESS TEST	✓	✗
COMPLETION CERTIFICATE	✓	✗
PASSIVHAUS CERTIFICATION	✓	✗
10-YEAR STRUCTURAL WARRANTY INSURANCE	OPTIONAL ADD-ON	✗
[09] EXTERNAL WORKS		
SINGLE OR DOUBLE GARAGE	OPTIONAL ADD-ON	OPTIONAL ADD-ON
HARD LANDSCAPING / DRIVEWAYS, PATHS, PATIOS	OPTIONAL ADD-ON	✗
SOFT LANDSCAPING / TREES, TURF, PLANTING	OPTIONAL ADD-ON	✗