

NEWSLETTER

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7 QUESTIONS TO ASK YOUR BUILDER BEFORE SIGNING A CONTRACT

1. What experience do you have with my kind of project?

Looking to hire a builder? Don't settle for just anyone! To ensure your project is in good hands, ask about their experience with similar projects. If you're transforming your attic, go with a loft conversion specialist. Need an extension? Find a builder with a proven track record in that realm. No matter what kind of work you're planning, don't let your builder turn your project into their own personal training camp. Protect your investment and demand a skilled professional!



2. Can I see some finished projects?

Show me the goods! While it's great to know a builder's qualifications, nothing beats seeing their handiwork in action. Don't be afraid to ask for examples of completed projects, especially ones that are similar to what you have in mind. A skilled builder will be proud to show off their success stories and prove their worth. So, let's roll up our sleeves and dig into some juicy case studies!




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3. Is your price a quote or estimate?

Be sure to distinguish between an estimate and a quote. An estimate is not binding, while a quotation is an undertaking to complete a job based on the provided specification and drawings, for the stated price. The quotation should include all of the work to be done, with all costs itemised from materials and labour, right down to rubbish removal costs like skip hire.



4. Are you ready for anything? We've got you covered!

Don't forget to check if your builder has the right insurance in case things go awry. By law, they should have public and employer's liability insurance, and you can even ask for proof. Stay protected and worry-free with a reliable builder on your side.



5. Have you found your dream builder yet?

If so, it's time to talk payment! A true professional won't expect full payment straight away - instead, they'll work with you to agree on a payment schedule that suits everyone. After all, a project this big deserves to be paid for in stages. And don't worry, the final payment will only be requested once everything's finished to your satisfaction.

Time to get building!



6. When can you start?

Woohoo! This is a real game-changer, folks!

As Marc Allan warns, some companies aren't exactly upfront about their ability to start a project promptly – they're just desperate to bag the business. But hold up! We don't want to feel like we've been let down at the last minute by a builder who overpromised and underdelivered, do we? Not cool. So, when you're considering potential builders, be sure to ask about their timeline and make sure it's doable. There's nothing more gut-wrenching than preparing for something awesome only to hit a snag due to unforeseen delays. So, let's do this right – when can you start?!



7. What are you like to work with?

Wow, have you ever wondered what it's like to work with a builder on a loft conversion project? According to Marc Allan, it's crucial to establish a good relationship with your builder. Over the course of three to six weeks, they will be in your home practically every day, so you want to feel comfortable around them. It's important to work with someone friendly and approachable, who encourages clear communication so that any questions or concerns can be addressed easily. After all, you want your loft conversion to be a stress-free experience, right?

Email: Contact@Marcallan.Co.Uk

Tel: 0141 771 9391

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