



*Celebrating 20 years
working in the Aboriginal housing arena*



NGAT 002 -



**YILLI RREUNG HOUSING ABORIGINAL CORPORATION
ICN: 4241 | ABN: 48 983 249 337**





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Details of Dwelling



Community: Bulgul Community - 300


House Number: NGAT 002

Asset No / Lot No:

Contract No / Project No: HHIP00007



Summary




This project was a ground level house that was in a sad state of disrepair. The house received plumbing and electrical upgrades with new tiles installed in the newly painted bedrooms and living area. The ceiling also has new electrical fittings, lights and fans. New doors and door frames in the main living area are enclosed with security screens have also been fitted to the front entrances.

A new stainless kitchen was installed as well as a pantry and wardrobes. New decking timber was installed on the house to replace the existing deck in the kitchen, living and front deck area. A new set of stairs and handrails has been added to the front and existing deck. New roof rafters and a new roof with a new hot water service was installed and all piping was upgraded to meet requirements

Some of the major works performed included:

- Construction of the new verandah over the new deck
- New door, frames and existing security screens fitted
- All new light fittings inside and out, fans also, weatherproof and plastic to increase longevity
- New deck section constructed and verandah at rear and front of the house
- Installation of all new floor posts, joists and beams for the new deck and verandah

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- A new concrete slab at the rear of the house
 - New tiling throughout the bedrooms
 - New stainless kitchen, pantry and wardrobes
 - Switchboard upgrade and new electrical fittings
 - New roof, roof purlins and battens
 - New hot water system
 - New handrails and stairs installed

Contractors

ASC Compliance

Full on Plumbing

S&L Painting Services

Ferriorty Solar Solutions

M&D Roofing and Construction

Dekmar Design and Construction



Suppliers

Steeline GRP

Rhino Industrial

Trade Building Supplies

NTF

Top End Steel

Apex Steel

Hireworks

Totalweld

Bunnings

Rear Verandah and Kitchen Area Before



Floor Purlins Before



Living Area Flooring Before



This picture shows the old deck removed and the empty space before the new deck installation

The below pictures show the removal and replacement of the existing window louvre channels. This was necessary because of the rust and proximity to the ocean



Roof Before



As you can see in the above pictures the extent of the corrosion in the roof rafters. These were replaced and a new roof structure erected (see below photo)



Roof After

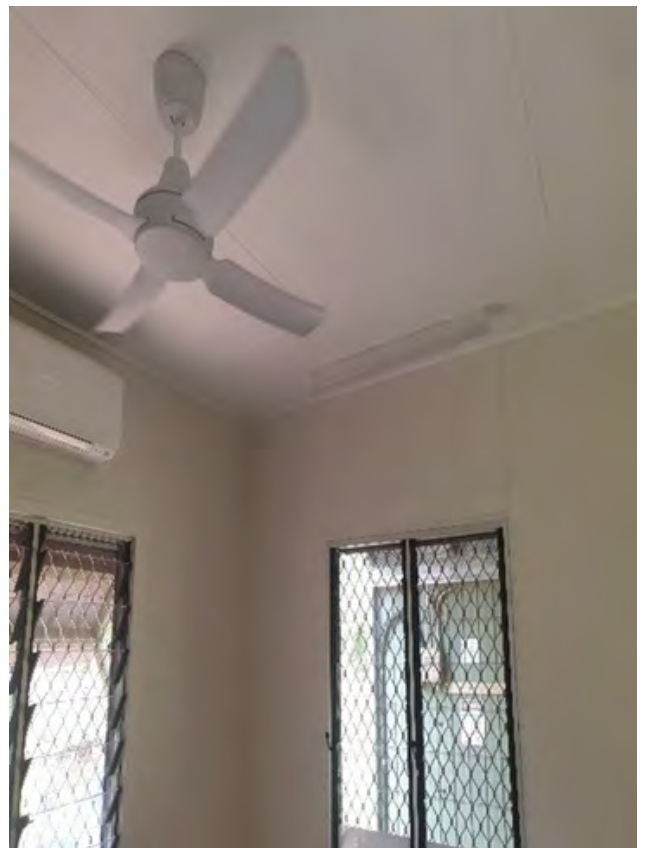
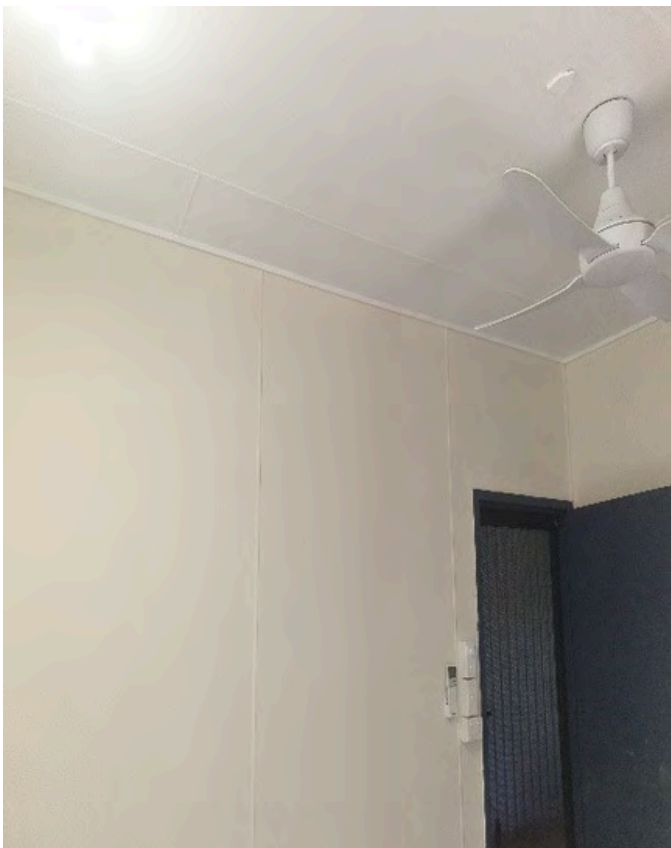
Kitchen After





New decking in the living area and kitchen along with the pantry

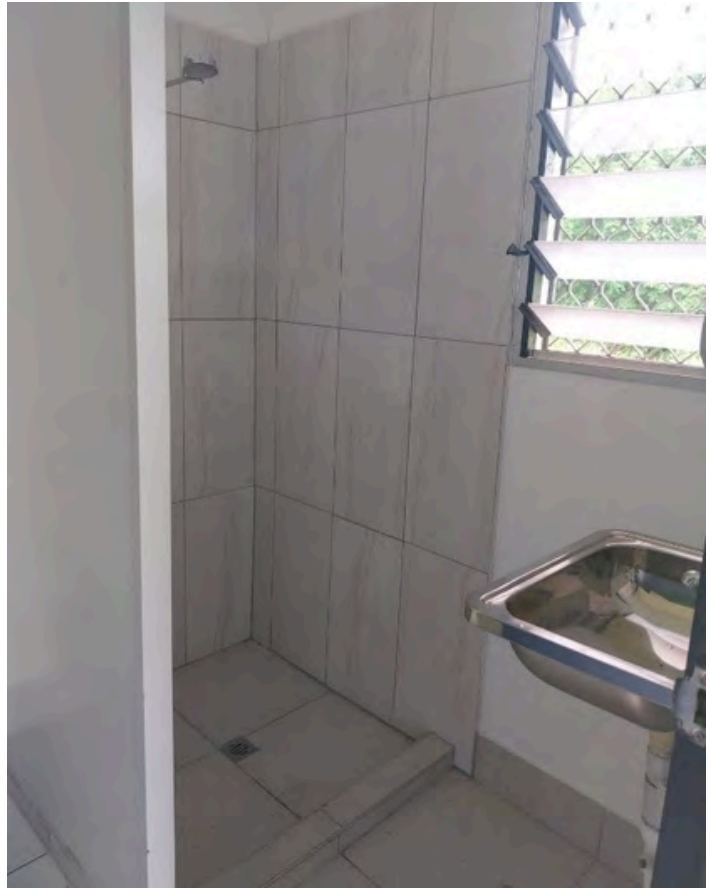
Newly painted with new fans, lights and louvre blade



Bathroom Before



Bathroom After



The finished front deck, verandah, handrail, stairs and door thresholds





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