

# Your Trusted Partner in Modular Building Solutions



**UNIPLAN**



## Every job custom designed

We don't just sell you standard plans out of a book. They're just the starting point. We customise our plans to exactly what you need.



## We make it easy

That's what we're about - making it easy for you. We take all the hassle out of it. From start to finish. Designs, right through to connecting it up on site... we make it all easy.



## 25 years of experience

With 25 years experience and a team of over 100 hard workers, we have what it takes to get the job done.

**UNIPLAN**

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## About Uniplan Group

Back in 1999 we started out as a three man team; Howard, Ben and William Scott. This family grounding stays with us today, with our solid belief in good old fashioned customer satisfaction which has earned us long-term clients.

While we began constructing buildings outdoors, we have since expanded our facilities and capabilities. Our advanced manufacturing facilities enable us to construct and furnish a complete building every day, with over 2500 already deployed in the field.

Over the years, we have achieved steady growth through delivering on our promises and making the process easy and customisable.

We welcome clients to visit our factory and display homes in Armidale to witness our capabilities. Our core value of "We Innovate to Grow" drives us to continuously seek new designs, methods and processes and attract clients who share our passion to create something exceptional.

We now have a team of over 100 staff and with excellent financial stability and well-developed systems, we look forward to continuing our enthusiasm for innovation well into the future.

# Our people

Our experienced team is committed to bringing your project to life, working together seamlessly from conception to final handover. To ensure no details are overlooked, each team member specialises in a specific area of expertise. Throughout your project, you will collaborate closely with many of us. We are excited to have the opportunity to work with you and look forward to getting to know you better!



**Ben Scott**  
Managing Director  
[ben@uniplangroup.co](mailto:ben@uniplangroup.co)



**Tom Thorncroft**  
Sales Manager  
[thomas@uniplangroup.co](mailto:thomas@uniplangroup.co)



**Jerry Scott**  
Operations Manager  
[jerry@uniplangroup.co](mailto:jerry@uniplangroup.co)



**Sarah Fenton**  
Pre-Construction Manager  
[sarah.fenton@uniplangroup.co](mailto:sarah.fenton@uniplangroup.co)



**Nelson Sanderson**  
Commercial Sales & Design  
[nelson@uniplangroup.co](mailto:nelson@uniplangroup.co)



**Prashanth Van Houten**  
Planning & Approvals Officer  
[prashanth@uniplangroup.co](mailto:prashanth@uniplangroup.co)



**Nicholas Heffernan**  
Construction Drafting  
[nicholas@uniplangroup.co](mailto:nicholas@uniplangroup.co)



**Jackson Thorncroft**  
Construction Drafting  
[jackson.thorncroft@uniplangroup.co](mailto:jackson.thorncroft@uniplangroup.co)



**Patrick Thorncroft**  
Site Project Manager  
[patrick@uniplangroup.co](mailto:patrick@uniplangroup.co)



**Ben Scott**  
Managing Director  
[ben@uniplangroup.co](mailto:ben@uniplangroup.co)

## Our mission

Be a role model in our field of expertise, provide for the local community, elevate our employees and create lasting relationships in a hardworking, family spirit of the highest ethics.



**Matt Scott**  
Chief Marketing Officer  
[matt.scott@scottgp.com](mailto:matt.scott@scottgp.com)



**Carl Hooton**  
Business Development - Agri  
[carl.hooton@uniplangroup.co](mailto:carl.hooton@uniplangroup.co)



**Aron Power**  
Business Development – Holiday Parks  
[aron.power@uniplangroup.co](mailto:aron.power@uniplangroup.co)



**Eugene Scott**  
Business Development  
[eugene@uniplangroup.co](mailto:eugene@uniplangroup.co)



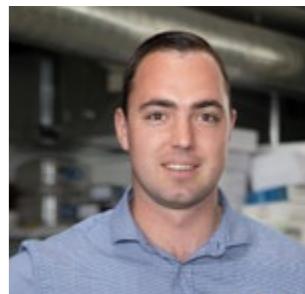
**Caroline Anthony**  
Pre-Construction Coordinator  
[caroline.anthony@uniplangroup.co](mailto:caroline.anthony@uniplangroup.co)



**Jayanta Sarkar**  
Architectural Drafting  
[jayanta.sarkar@uniplangroup.co](mailto:jayanta.sarkar@uniplangroup.co)



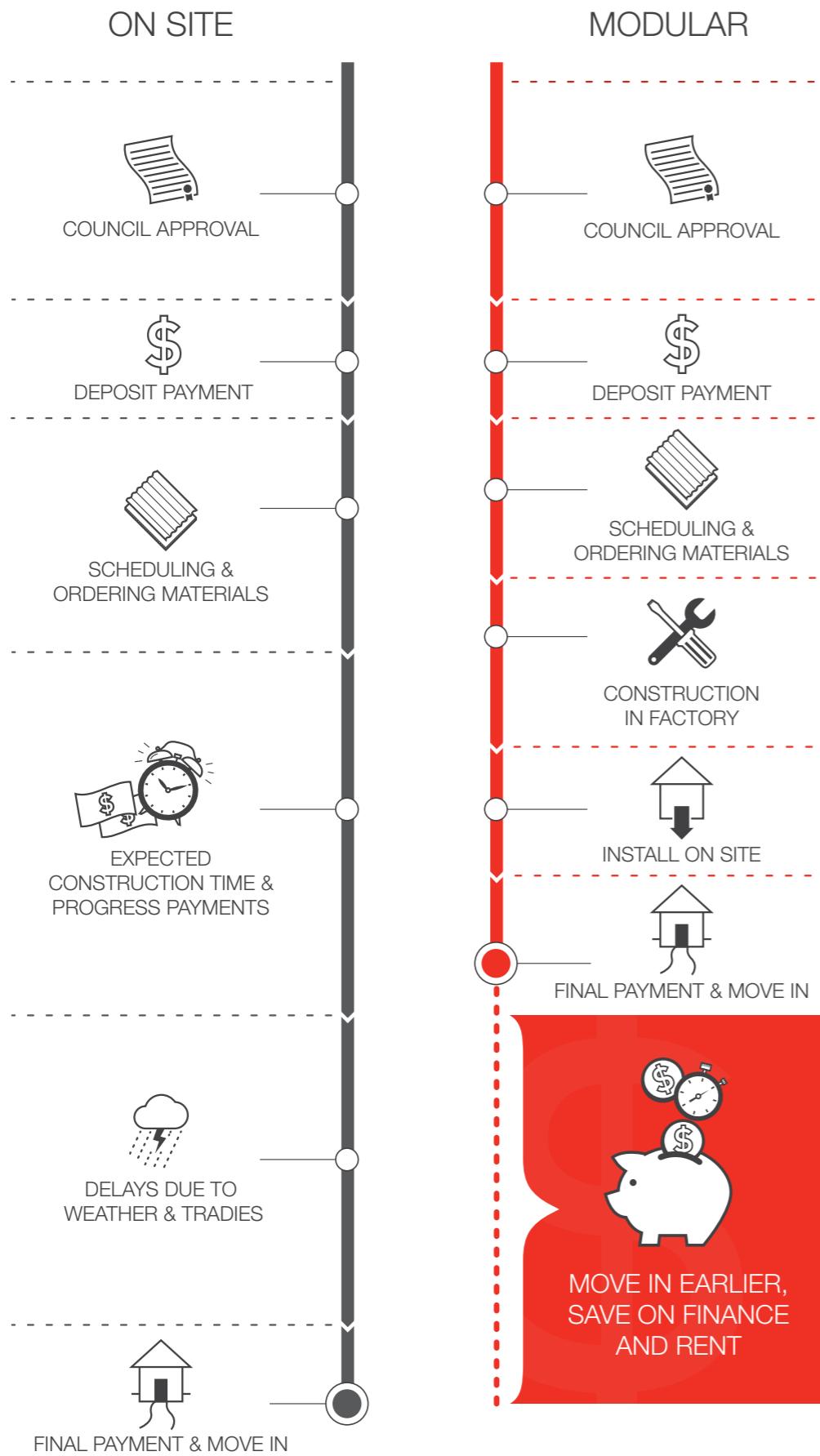
**Matt Archer**  
Production Manager  
[matt.archer@uniplangroup.co](mailto:matt.archer@uniplangroup.co)



**Bill Sargeant**  
Purchasing Officer  
[bill@uniplangroup.co](mailto:bill@uniplangroup.co)



# Onsite vs modular construction



## Why choose modular?

### Construction in all weather conditions

It's impossible to control the weather. Even if your building project is small, you'll still face delays due to the weather. By using factory-built modular homes, most of the building process takes place within our factory's controlled environment. Consequently, we can accurately predict when your building will be completed with 100% accuracy.

### The battle for tradespeople

It's a common sight to see no activity on a home building site, as tradespeople often wait for others to finish their work. For instance, the plumber may be waiting for the tiler, who's waiting on the painter and the builder might forget to inform the painter that the carpenter's job is done. There are many reasons, or excuses, for the lack of progress.

At our factory, we have control over the various trades because they're all our employed staff. By efficiently scheduling tasks to overlap, we're able to minimise the build time. This is why we're able to construct a 4 bedroom home, a cabin or granny flat in only 21 days. We handle all internal works and finishes before delivering the final product to your site.



### Fixed price contracts

Builders may offer you a price, but how many loopholes are hidden in their contracts? Building on-site can lead to unexpected surprises, which means additional expenses. However, building within our factory eliminates many unknowns and enables us to offer you a fixed price contract without any ifs, ands, or buts.

### The value of time

When considering the cost of construction, have you factored in the time-saving benefits of building with modular instead of on-site? Following council approval, an on-site builder may take 6-8 months to complete an average-sized home. However, a factory-built home could reduce this time by half to just 3-4 months from council approval. That's a time-saving of 3-4 months! What does this mean to you? Perhaps it's savings on rent or, if you're an investor, a quicker turnaround time to start earning returns on your investment.





## Built to last

Uniplan modular homes are built to last using typical 'Building Code of Australia' (BCA) compliant construction with added features to give them the extra strength required for transport to site.

By choosing a Uniplan modular home, you're not picking an inferior quality building. You're getting traditional residential building construction and finishes with the added strength of a modular building.

1	Engineered footings and piers
2	Heavy duty steel chassis beams for years of durability
3	Duragal® steel floor joists
4	Termite treated 22mm particleboard flooring
5	Steel wall frames
6	Wall insulation batts for thermal protection
7	Steel roof and ceiling framing
8	Breathable wall wrap
9	Painted plasterboard internal wall linings
10	Colorbond Custom Orb roof sheeting and guttering
11	Aluminium window frames and sliding doors
12	Painted Weathertex weatherboards with 25 year manufacturer's warranty
13	Treated timber sub floor skirting infill (optional)
14	Merbau decking and hardwood stairs
15	Underfloor insulation (optional)





We're passionate about **LEAN** manufacturing and finding new and improved ways to maximise productivity and minimise waste.

## Modular – the fastest way to build

Our cabins are manufactured through a production line, where each building passes through multiple stations to have specific tasks completed.

The entire process involves 21 stations, with each station taking a day to complete their assigned work. This enables us to build an entire home, from the ground up to painting, tiling, curtains, and floor coverings, in just 21 days!

As a result, our factory produces a fully finished cabin or home module every day.



Did you know our factory produces a fully finished cabin or home module every day?

**Create an unforgettable holiday experience for your guests.**



## **Holiday parks**

With our help, you can create cabins that not only provide an unforgettable holiday experience for your guests, but will also give you a great return on investment and serve as a reliable asset for many years.

With over 25 years of experience in the industry, you can trust us to provide you with the best possible advice to guide you to a successful outcome.

We have the knowledge to advise on the latest architectural and interior design trends, select finishes that are both stylish and durable, as well as clever design solutions that will make your accommodation appeal to the widest possible market.

Along with the other buildings necessary to make a successful holiday park, such as camp kitchens, amenities and ensuite units, Uniplan's modular factory-built system allows all of them to be constructed off site without any disruption to your daily operations.

We make it easy.

### **What does a successful project look like?**

- Holiday cabins that make your guests go 'WOW'
- Great return on your investment
- Durable construction resulting in a reliable asset

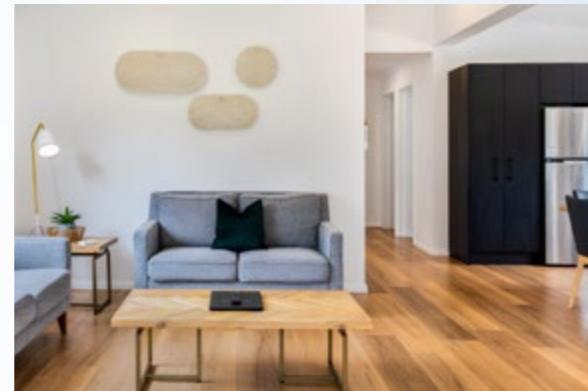
## Lifestyle villages

Are you looking for ways to make your village more profitable?

We specialise in modular homes designs which are fully customised to vacant sites in your village, allowing you to maximise your return and attract high quality clients.

Our experienced team is dedicated to providing a hassle free process that allows for the growth and development of your village with cost-effective designs, while making sure the community is aesthetically pleasing.

Every job custom designed.



**Fully customised home designs that will maximise the return from your village.**



## Social housing

At Uniplan, we partner with you to solve housing challenges. With 25+ years of modular building expertise, we work alongside community housing providers, local councils, and government agencies to deliver modular homes that meet demand, budget, and compliance — without compromising on quality.

We understand the demands of tight timelines and growing needs. That's why we manage the entire

process; from planning and approvals to construction and delivery. Whether a single dwelling or multi-unit development, we tailor our approach to your objectives, allowing you to focus on delivering safe, reliable housing to those who need it most.

At Uniplan, it's not just about building, it's about making a difference.

**Assisting with social housing solutions to meet a range of needs.**





**Imagine walking into a home  
that is uniquely yours.**

## Residential

Designing and building a new home is an exciting journey. The process of creating your dream home can be overwhelming, but with the right team of professionals, it can also be a rewarding experience.

At Uniplan, we take pride in our ability to create beautiful homes that are fast and affordable to build. Each home is built in our factory, ensuring strict quality control and outstanding attention to detail.

Imagine walking into a new home built to your own needs, style and layout. Every detail of the house tailored to your preferences, from the colour of the walls to the type of flooring. It's an opportunity to create a living space that is uniquely yours.

With 25 years of experience in the building industry, our accomplished team are on hand to help you every step of the way. We offer a range of designs that can be customised to suit your individual needs and give you the ability to have as much or as little input as you wish.

We can deliver to almost any site in NSW.

### Selections Guide

Our Selections Guide is the perfect place to start when it comes to customising your interior and exterior spaces. We offer a wide range of colours and finishes that cater to different preferences and styles.

**Let us turn your dreams into reality with stylish accommodation you and your visitors will love.**

## Agritourism

Whether you're a seasoned developer or a first-timer, launching a new tourism or accommodation opportunity involves a multitude of considerations.

Initially, you may envision a picturesque scenario of welcoming delighted guests to your newly established property. However, once you initiate the process, you may feel inundated with local regulations, unforeseen expenses and extensive design work.

We've assisted numerous individuals throughout this journey, whether it entails constructing a couple of cozy cabins for rural getaways or conceptualising a comprehensive property design featuring multiple units.



**Now its easy to provide safe and cost-effective living spaces for your farm workers.**



## Agribusiness

Attracting and retaining good workers is probably near the top of your issues list. And finding somewhere for them to live is probably close behind.

Uniplan's modular buildings are a perfect solution. Our homes are built in a factory in Armidale and delivered to site 100% complete. It will be the most 'no fuss building' project you will ever do.

### Modular staff accommodation will:

- Help you attract and retain quality workers
- Secure worker accommodation quickly
- Provide quality buildings they're proud to call home

We can deliver nearly anywhere, ensuring that even the most secluded locations benefit from our expertise.

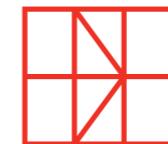


**Building design is a responsibility.  
We have the ability to make a world of  
difference to the buildings we produce.**



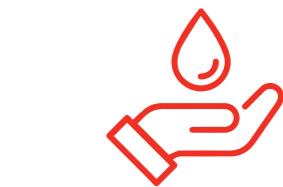
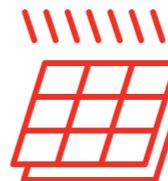
## A greener building choice

Are you aware that modular building is the most eco-friendly method of construction? Modular building has an 80% reduction in waste compared to traditional building methods, resulting in less site disturbance and zero emissions during construction. Uniplan ensures that all our builds are planned and designed with the environment in mind.



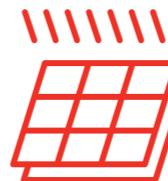
### Steel framing

We use steel framing which eliminates worries about structural damage caused by insects, water, fire or transportation. Steel is an eco-friendly choice as it is fully recyclable and has an infinite lifespan, making it the most recycled material globally.



### Water conservation

Implementing water-saving tapware is essential in reducing water consumption. Many tapware manufacturers offer water-saving showerheads that not only provide a superior shower experience but also consume less water. Remember – every drop counts.



### Solar access and orientation

This simple yet often overlooked aspect makes a huge difference to heating, cooling and user comfort. By strategically aligning new buildings to optimise solar advantages, the need for winter heating and summer cooling is reduced. Every site is unique, that's why we carefully tailor designs to your location.



### Insulation

Investing in better insulation is a wise decision that will yield long-term benefits including significantly reducing heating and cooling costs. To ensure effective insulation, it is essential to safeguard the entire building envelope, which encompasses the walls, roof, floor and windows.



### Energy efficiency

With energy costs continually on the rise, minimising consumption is an effective approach to significantly decreasing operating expenses. The latest advancements in LED lighting present reasonably-priced options that decrease power usage by up to 90%, making them an excellent alternative.



### Waste reduction

We actively promote LEAN construction methods to dramatically minimise waste. By utilising efficient procurement of materials and highly efficient production practices, we can significantly reduce the amount of waste going to landfill and pass on the cost savings to our customers.

We can access almost any site - something only professionals with years of experience can do!



## Delivery and installation

With our experienced team and specialised wide-load trucks, we can access almost any site — no matter how difficult it may seem. It's something only professionals with years of experience can do!

We fit special wheels under the building in order to remove it from the truck and wheel it into position and if your site is sloping or has difficult access, we may need to use a crane. Along with the delivery, we also arrange the concrete footing, piers and tie-downs for added security.

We understand that not every delivery is a walk in the park. Flood zones, difficult access, sloping sites, elevated piers, we've done them all.

Talk to us today.



## We are specialists in regional sites

A modular build is ideal for regional, remote and rural sites since it eliminates the need for costly on-site construction. Having to drive out to a regional site every day and incur extra expenses for every delivery is eliminated in factory building. We offer a more cost-effective solution with no compromise on quality and provide convenience and flexibility when it comes to delivery.

“

**Hometown have every confidence that Uniplan can deliver on time. During this challenging period in the construction industry, they predicted the challenges and put measures in place to ensure the program was met.**

MICHAEL GROSVENOR  
HOMETOWN

**Our goal is to build lasting relationships with our clients that are based on mutual trust and respect.**



## Testimonials

Don't just rely on our word alone, check out what other people are saying about Uniplan. It's important to feel comfortable and have faith in the company you choose to invest with.

At Uniplan, we're committed to acting in the best interests of our clients. Of course, we're all prone to errors, but it's how we address and resolve them that matters. Our goal is to achieve satisfied and loyal clients.

“

Over the past 9 years we have worked with Uniplan on more than 15 cabins. Throughout this time we have forged a firm working relationship with them establishing great results for us with the development of our Tourist Park.

Uniplan has a great team; they have a fantastic ability in transforming your project from a design on paper to a well-appointed finished product in a very reasonable timeframe.

We have been extremely pleased when working closely with Uniplan's design team in adapting plans to suit our individual needs and budget. We would not hesitate to recommend the Uniplan team; they have always provided us with quality products and exceptional customer service.

MATHEW & TARYN  
PARADISE TOURIST PARK

“

On behalf of all the team here at Colonial, we would like to say a Big Thank-you to all of you. We certainly enjoy working alongside such a proficient, energetic and caring bunch of people.

We greatly appreciate all the work you do for us and our little park. And we look forward to the years ahead.

KANE  
BIG4 COLONIAL HOLIDAY PARK



### Some of our clients



## What's next?



### Get in touch

We would be delighted to collaborate with you and exchange ideas for your upcoming project:  
T: (02) 6773 8567 E: [sales@uniplangroup.co](mailto:sales@uniplangroup.co)



### Visit our website

Head over to [www.uniplangroup.com.au](http://www.uniplangroup.com.au) to check out our collection of floorplans. We can tailor any plan to meet your specific requirements.



### Visit us

Contact us to make an appointment to visit our display homes located at 53 Seaton Street, Armidale.



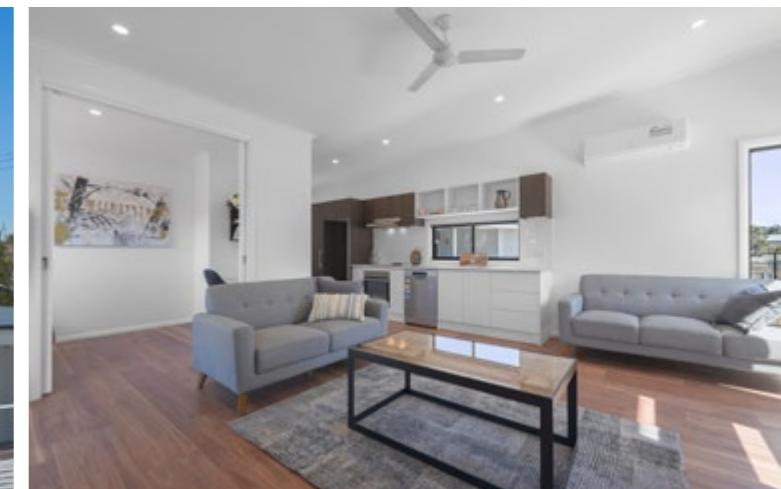
### Follow us on social media

We share useful tips, inspiring ideas, product updates and insights into our homes.

 [linkedin.com/company/uniplan-group-pty-ltd](https://www.linkedin.com/company/uniplan-group-pty-ltd)

 [@uniplan.group](https://www.facebook.com/uniplangroup)

**We're here to make it easy!**



**Want something custom?**

Talk to our team today to design a  
solution tailored to your needs.

**UNIPLAN**

53 Seaton St, Armidale NSW 2350  
(02) 6773 8567 | [sales@uniplangroup.co](mailto:sales@uniplangroup.co)  
[www.uniplangroup.com.au](http://www.uniplangroup.com.au)

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