



# 30Five Homes

A Kingsman Concept

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Introduction

*20/04/2026 - Commercial in Confidence*



# '35 HOMES'

Construction PTY Ltd

OUR 35-DAY GUARANTEE  
"\$500 TO YOU FOR EVERY DAY WE ARE LATE"

DELIVERED IN **35 DAYS**  
YOUR **NEW HOME** IS READY!  
#35DayBuild #Completed

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**SOLD**

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# What Is 30Five Homes?



## The Concept

30Five Homes delivers a 3 or 4-bedroom single-storey home from grass to keys in just 35 days — an engineered, turnkey solution that bypasses traditional construction constraints.

# 35

days  
grass to keys

No timber • No plasterboard • No traditional labour



### Seismically Resilient

Engineered floating floor and foundation system



### Fire Resistant

Fire-resistant wall linings throughout



### Engineered Solution

Damage-resistant Magroc walls replace drywall



### Game-Changing Tech

Smart systems and innovative construction methods

# Strategic Fit with WA Requirements

This product sits squarely with Western Australia's existing local resource — no new product lines or supply chains required.



## Leverages Existing Capabilities

Utilizes WA's existing supply chain, subcontractor base, and design/build expertise without requiring new capabilities.



## Scalable Model

Subdivision-scale capability for partners such as DevWA and potential AUKUS programme housing solutions.



## US Defence Partnership

A US-based defence and government developer is actively seeking a Perth-based partner for AUKUS housing delivery.



## Addresses Housing Shortage

Provides WA with a high-volume housing input without competing for traditional residential labour or materials.



## Faster Than Modular

Delivers full turnkey homes faster than volumetric modular construction, with a fraction of the on-site labour.



## Ready-Made Delivery Team

An experienced team is available to manage design, delivery, and marketing in partnership with interested parties.

# Pricing and Validation

A high-specification 30Five 3-bedroom home is priced comparably to a standard no-frills home — at a fraction of the build time.

## 30Five Homes

**35 days**

build time

High-specification finish included

Cost-validated by QS and main contractor

Reduced labour requirements

## Traditional Build

**7–9 months**

average in Perth

Standard specification

Higher labour dependency

Subject to trades availability

# Home Specification Highlights

## Smart Living

- Bluetooth-controlled lighting
- Home security via smartphone
- Smart TV ready
- Solar power system
- Power skirting with USB charging

## Build Quality

- Double-glazed windows
- Damage-resistant Magroc walls
- Fire-resistant wall linings
- Seismic floating floor system
- Raked ceilings throughout

## Included Amenities

- LG appliance package
- Air conditioning and fireplace
- Wool-blend carpeting
- Landscaping and fencing
- Greywater recycling system

*All doors are accessible width. Fully accessible-compliant homes available on request. Carport included; garage options available.*

# Construction Methodology

A streamlined sequence of just seven steps enables the 35-day build programme:

- 1 Screw-Piled Foundations** No ground preparation required
- 2 Precast Concrete Floors** Bonded insulation, potential Hollowcore
- 3 SIP Panel Roof and Walls** Structural insulated panels
- 4 Pre-manufactured Joinery** Double-glazed windows and doors
- 5 Modular Pods** Bathroom, laundry, and kitchen units
- 6 Interior Fit-out** Pre-manufactured kitchen, wardrobes, dividers
- 7 Handover** Keys delivered, fully turnkey

# Engineering Details

Numerous proprietary micro-details underpin the 30Five system. Key engineering innovations include:

Structural and Environmental	Interior and Services
Screw pile head with seismic isolator	Concrete slab with integrated insulation
Roof overlay and solar integration	Bathroom pod floor integration
Acoustic room-to-room insulation	Acoustic timber joinery to ceiling/wall
Bluetooth lighting system	Wardrobe and kitchen joinery detailing
Customised Flexitank design	Power skirting and data track system

# Technology and Innovation



## Relocatable Power and Data

The proprietary track system houses live, earth, and neutral busbars in a safe, discreet housing. Sockets insert and twist to connect — providing power and data access wherever needed, with no restrictions. All country-specific sockets are compatible with the same track.



## Bluetooth Smart Lighting

Full smartphone-controlled lighting throughout every home. Residents can manage scenes, schedules, and brightness from their devices — no traditional wiring switches required.



## Solar Integration

Roof-integrated solar power system included as standard



## Greywater Recycling

Rainwater collected via Flexitank for toilet supply



## Smart Security

Full home security system accessible from smartphone

# Insurance Advantages

The Australian home insurance market is under significant pressure from natural disasters. 30Five Homes are specifically engineered to mitigate these risks, unlocking potential premium savings for homeowners.



## Seismic

### Resilience

Isolated floating foundation system designed to withstand seismic events



## Fire

### Resistance

Fire-resistant wall linings and non-combustible structural materials



## Flood

### Protection

Foundation system designed above flood plane with water management



## Damage

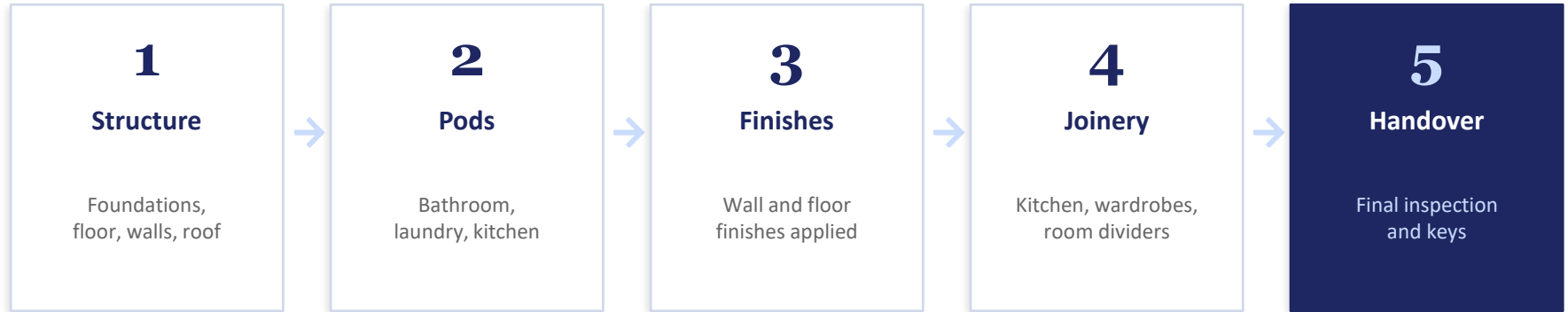
### Resistance

Magroc walls resist everyday damage, reducing maintenance claims

These design features position 30Five Homes to negotiate substantial insurance premium reductions for homeowners — a significant market differentiator.

# Build Process Overview

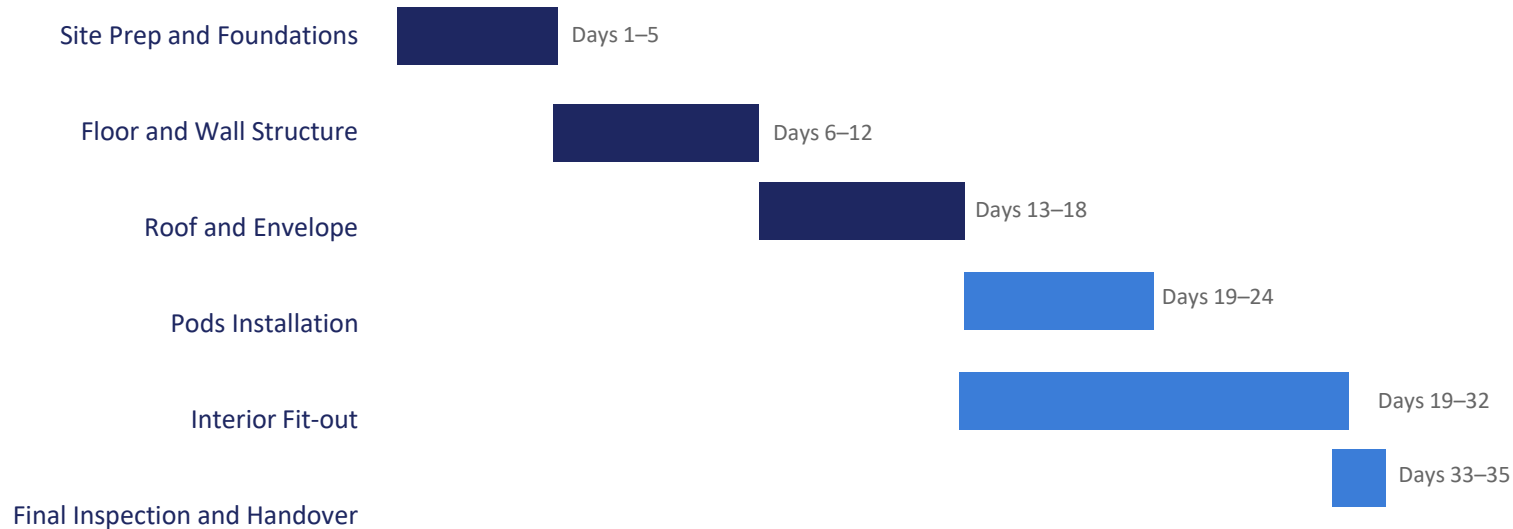
From site preparation to handover in five streamlined phases:



The 30Five process eliminates traditional construction bottlenecks. Pre-manufactured components arrive on-site ready for rapid assembly, with minimal wet trades and no dependency on conventional building labour availability.

# Programme Summary

The 35-day programme has been independently validated by a project management company and a main contractor. Both confirmed the timeline is achievable given the proposed methodology.





# Next Steps

- ✓ Arrange a technical briefing with the Kingsman PM
  - ✓ Share detailed design documentation and proprietary micro-detail specifications
  - ✓ Explore the AUKUS housing opportunity with US-based defence developer partner
  - ✓ Develop a joint business case for subdivision-scale delivery in Western Australia
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30Five Homes | A Kingsman Company

*Commercial in Confidence*