



Advice Guide

smarter **BATHROOMS+**

smarter **KITCHENS+**

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About us

smarterBATHROOMS+ is a fully licensed and insured registered builder, HT Construction & Development Pty Ltd.

- First Resort Home Warranty Insurance (CDB-U 49851)
- 10-year guarantee on structural work & waterproofing
- 2-year guarantee on minor defects
- Full time maintenance & post-renovation team



REGISTERED
Building Practitioner

At smarterBATHROOMS+ and smarterKITCHENS+, we're passionate about transforming homes through thoughtful design, quality craftsmanship, and a genuinely enjoyable renovation experience. As Melbourne's leading bathroom, kitchen, and multi-room renovation specialists, we bring creativity and technical expertise together to craft spaces that are as functional as they are beautiful.

From the first consultation to completion, every stage is managed by our in-house professionals who work together to deliver a seamless, stress-free journey. We take the time to understand your needs, guide you through each decision, and ensure the finished result enhances the way you live.

Reliability and trust are at the heart of what we do. That's why every project comes with guaranteed start and finish date because your time matters. And if we don't meet those deadlines, we compensate you daily. It's our commitment to keeping your renovation on track and worry-free.

Visit our showrooms in Port Melbourne and Burwood East to explore the latest in bathroom, kitchen, and laundry designs. See the quality of our workmanship firsthand and meet the team who will help you select the perfect fixtures, fittings, and finishes.

With more than 3,800 projects completed across Melbourne from heritage-listed homes to challenging inner-city locations, we bring proven experience to every style and setting. Our work is consistently recognised through industry awards, but our greatest reward is seeing clients enjoy their transformed homes.

At smarterBATHROOMS+, we believe exceptional design, build quality and service go hand in hand. Our goal is simple: to deliver a space and an experience you'll love from start to finish.



Your Renovation Process



Home Consultation or Showroom Experience

Your Designer will assess your space, explore your ideas, offer tailored solutions, and provide an on-the-spot estimate. You'll also have the opportunity to proceed with a detailed design proposal (fee per room) ensuring clarity and confidence in your renovation journey.



Detailed Design Proposal

Join us in our showroom to review your detailed design proposal, including conceptual floor plans, immersive 3D renderings, and an itemised building work breakdown. It's a transparent and inspiring preview of your renovation's full potential following your Home Consultation.



Project Design, Specification & Building Inspection

Before signing a contract, you'll finalise your renovation plans based on the proposed cost summary (pre-contract fee applies). Together with your Designer and Detailer, you'll review technical drawings and detailed renders, and select all fittings and fixtures to confirm every element with confidence.



Building Contract

Your comprehensive building contract outlines itemised building works, chosen fixtures and fittings, total project costs, milestone payments, start and finish dates, insurances, and pre-renovation advice, ensuring clarity and confidence. Previously paid fees will be applied toward your final contract price.



Renovation Begins

Once your contract is signed, your dedicated Project Manager and skilled trades team will oversee every aspect of your renovation. They prioritise protecting your home, coordinating the trades, and ensuring each milestone is met, delivering a seamless and expertly managed experience.



smarterBATHROOMS+ for life

Upon completion, a thorough final inspection ensures our high standards are met and your satisfaction is achieved. You will then receive your completion pack, including all warranties and guarantees, allowing you to relax and fully enjoy your beautifully renovated home with confidence.

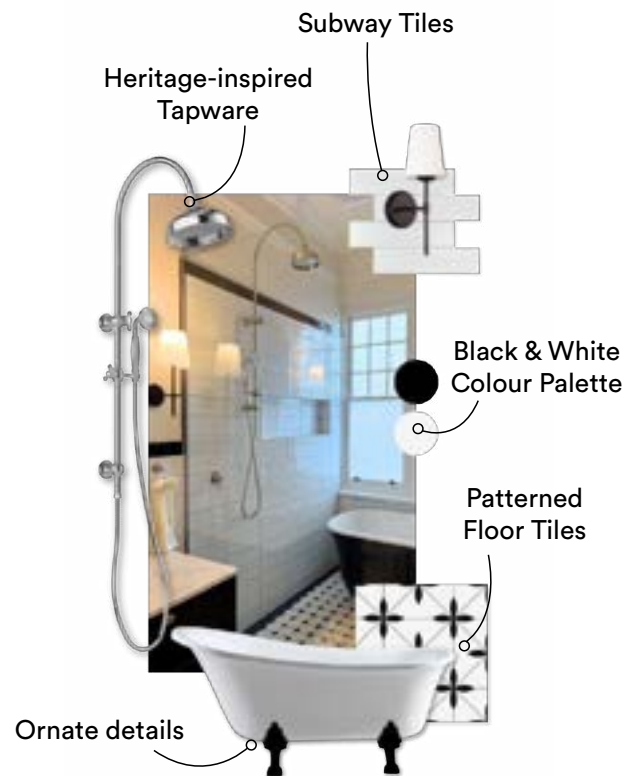


Bathroom Secrets
smarter **BATHROOMS+**

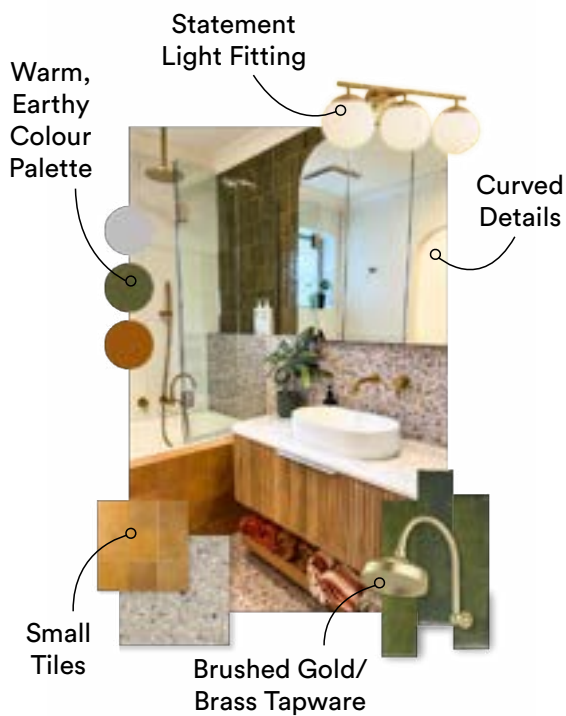
Bathroom Styles



Contemporary



Heritage-Inspired



Mid-Century
Modern



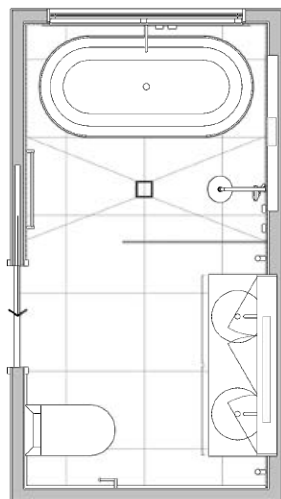
Scandinavian
Neutral

Bathroom Layouts

Bathroom layouts balance space, function, and personal priorities, so it's important to decide early what matters most, whether that's a generous shower, storage, or a luxurious bath.

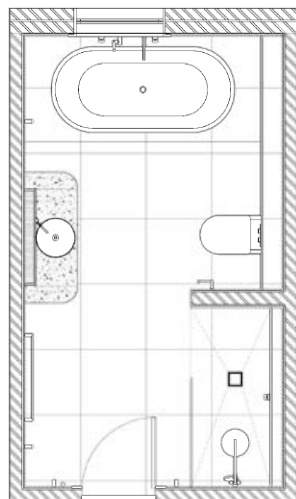
In smaller bathrooms, smart solutions like sliding doors, recessed storage, walk-in showers, and wall-hung fittings can maximise space. While simple finishes, mirrors, and minimal clutter help create a more open feel to the room.

Ultimately, a well-designed bathroom should suit your lifestyle, and professional guidance can help avoid costly mistakes while making the most of your space.



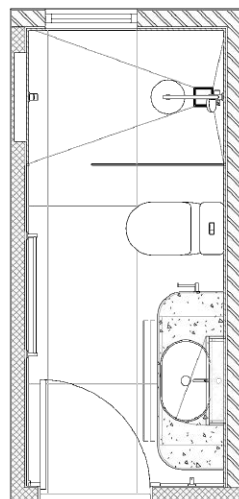
Wet Zone

Combining a bath and shower into one wet area gives you the best of both worlds while saving valuable bathroom space.



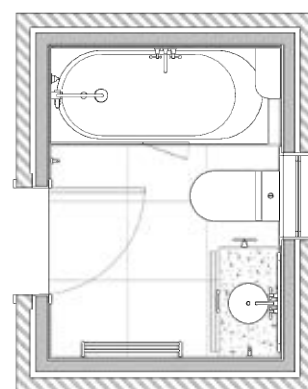
Separate Bath & Shower Zone

If you have the space for it, having a separate bath and shower zone improves functionality, allowing multiple users to use the space efficiently.



Walk-in Shower

Having a walk-in shower allows you to see your entire space, providing an illusion of a large bathroom.



Shower over Bath

If you are really tight on space but don't want to give up your bath, a shower over bath might be the right option for you.



Waterproofing

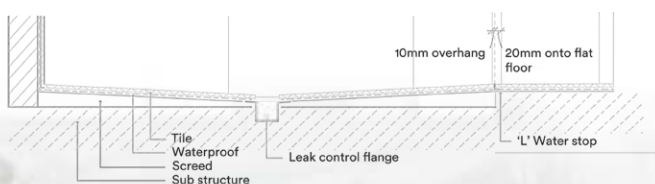
We employ two proven waterproofing systems in our bathroom renovations, both fully compliant with the National Construction Code (NCC) and selected based on the specific requirements of each project.

Traditional Liquid-Applied Waterproofing System

This traditional system is a multi-layered approach installed in accordance with AS 3740:2021 and using membranes compliant with AS/NZS 4858. This method has been refined over time to deliver consistent, long-term performance in domestic wet areas.

The system incorporates a series of integrated barriers, including reinforced junction detailing, flexible sealants at all critical penetrations, and multiple layers of high-performance liquid membrane applied to floors and wet walls. Additional protection is achieved through the use of water stops, epoxy grout to minimise water absorption, and flexible silicone movement joints to all internal corners.

This approach provides a robust, redundant waterproofing solution designed to manage movement, prevent water migration, and protect the structural integrity of the space. All applications are carried out by trained professionals, and we support this system with a 10-year warranty.



Wedi Waterproofing System

The Wedi system is a fully integrated, prefabricated waterproofing solution manufactured in Germany and backed by CodeMark Certification, providing non-contestable evidence of compliance with National Construction Code performance requirements.

Constructed from a 100% waterproof XPS closed-cell core, Wedi building boards and shower bases eliminate the need for traditional screeds and liquid membranes. The system provides a stable, pre-formed substrate that is ready for tiling, while maintaining precision and reliability.

Wedi's inherent waterproof properties remove risks associated with application inconsistencies such as pinholes or membrane failure. The material is also resistant to mould and mildew and is suitable for both residential and heavy-duty applications.

This system is supported by comprehensive manufacturer warranties, alongside our own 10-year warranty.

Both systems deliver compliant, high-quality waterproofing outcomes, and the selection of system will be made to best suit the design, structural, and performance requirements of your renovation.



Lighting, Fixtures & Fittings

Mirrors & Lighting

LED mirrors are not only practical for getting ready each day but also enhance your bathroom by brightening the space and creating a soft, ambient glow. Many mirrors feature de-fogging technology and adjustable lighting, ensuring a crystal-clear reflection at any time of day. When choosing a mirror, consider what shape best complements your space—whether it's a classic rectangle, a round mirror, or something more organic like an arch, pill, or pebble shape.

Sensor-activated LED strip lights are an excellent way to highlight cabinetry or specific features in your bathroom. They can also double as nightlights, you'll never have to fumble around in the dark for a light switch again.

If you are after something a little more natural, an LED skylight can elevate and brighten your space, mimicking the effect of a traditional skylight without the hassle of installation. They are especially ideal for apartment living or darker spaces in need of extra light.

Tapware & Accessories

When selecting tapware and accessories for your bathroom, consider factors such as style, functionality, and finish. You might choose a twin shower rail, which offers the convenience of both an overhead showerhead and a handheld shower—perfect for tasks like washing your hair or cleaning the shower.

Planning for the future doesn't have to feel daunting. Accessibility accessories, such as grab rails and shower seats, are now available in sleek, modern designs and a variety of finishes to complement your bathroom's aesthetic.

Heated towel rails are a luxurious upgrade for any bathroom. They not only provide a warm, cozy towel to wrap yourself in after a shower but also help dry the towel afterward. They are paired with a programmable timer for added convenience, so you don't even have to think about it.



Tiles

Tiles are the back drop to all bathrooms. While many appreciate the “blank canvas” they offer, they also provide an opportunity to bring real personality into your space.



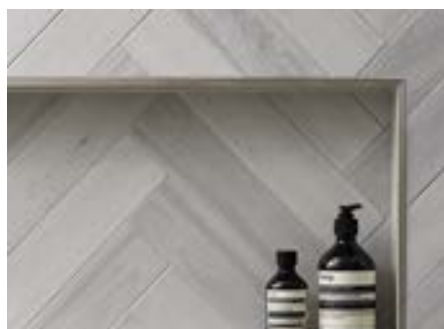
Texture

Whether introduced through the tile's format or its surface texture, tiles can create tactile touchpoints that enhance your renovation with a more multi-sensory experience.



Colour & Pattern

Subtle or bold, applied to an entire room, a feature wall, or select areas, the clever use of colour and pattern can make your renovation a statement.



Format & Lay

Varied tile formats (sizes) or tile arrangements can subtly create a point of difference. Contrasting the grout can further enhance these details.



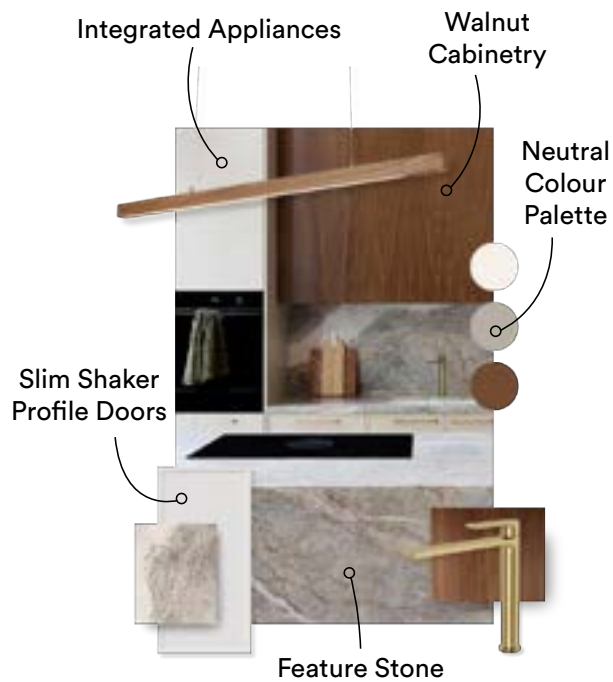
Underfloor Heating

For an added touch of luxury, programmable underfloor heating warms your floors before you even wake up, creating a cozy start to your day.



Kitchen Secrets
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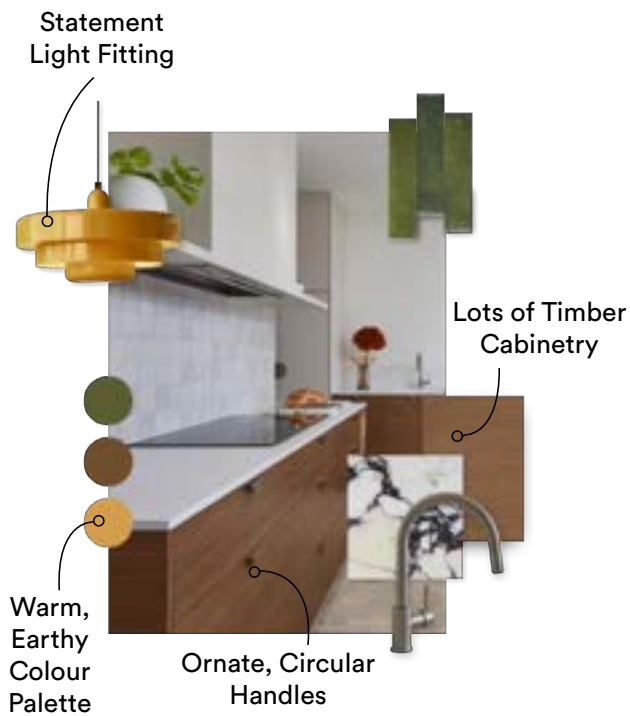
Kitchen Styles



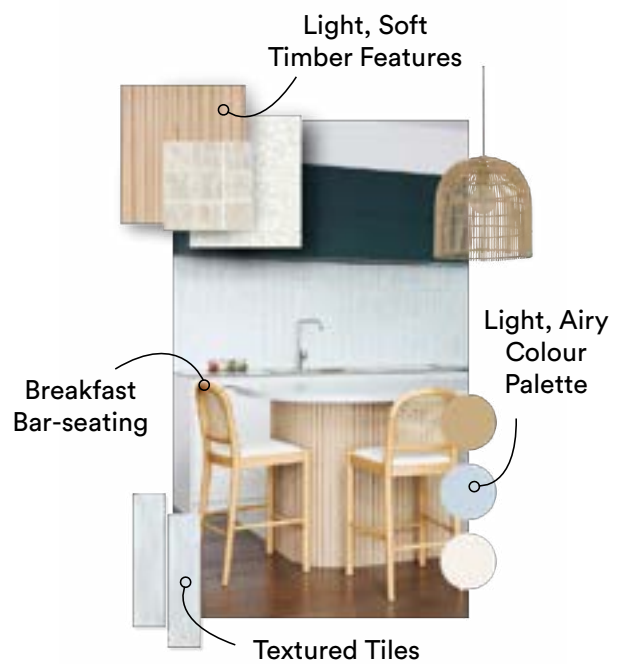
Contemporary



Farmhouse



Mid-Century
Modern

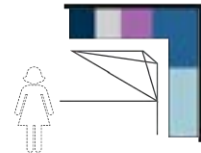
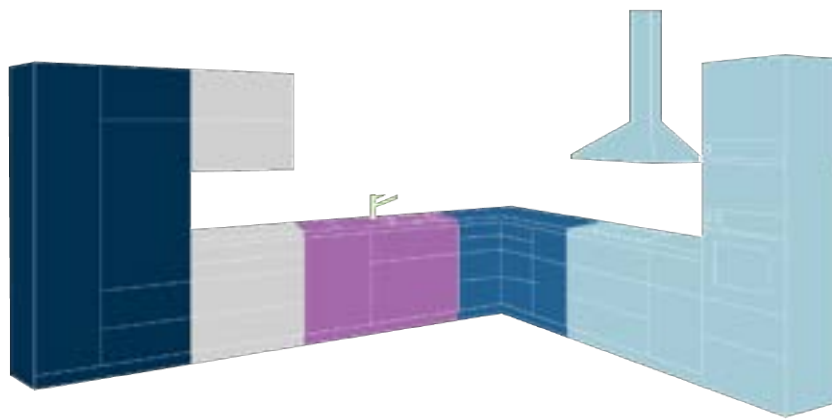


Coastal

Kitchen Layouts

A well designed kitchen begins with thoughtful planning of key work zones to support how you move and use the space. Typically, these zones include areas for consumables, non consumables, cleaning, preparation and cooking. Arranged in a way that feels intuitive, often flowing clockwise for right handed users.

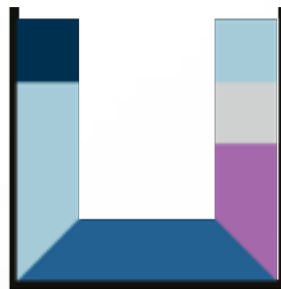
By considering how each zone connects and tailoring the layout to your daily habits, you can create a kitchen that feels efficient, functional and effortless to use.



- Consumables**
- Non-consumables**
- Cleaning**
- Preparation**
- Cooking**



G-shaped kitchen



U-shaped kitchen



L-shaped kitchen



One-counter kitchen



Island kitchen



Galley kitchen

Cabinetry



Melamine is a cost effective option that can be highly durable when a quality product is chosen, and it offers an enormous range of colours and finishes; however, it is limited to flat panel designs, has visible edge seam lines, and is harder to repair if damaged.



Thermo-formed is a cost effective and versatile option, offering a wide range of colours, seamless edges and the ability to achieve detailed profiles, and when a quality product is selected it can be quite durable. Care should be taken to avoid heat, moisture and impact damage as it is not repairable.



Timber Veneer finishes provide a timeless and durable option that is not prone to warping over time, with a wide variety of colours, textures and finishes available to suit different styles. Considerations include higher costs for premium quality, UV sensitivity, and a visible edge seam line.



2 Pack Painted is a highly versatile option that can be applied to almost any profile or contour, offering a large colour range and a smooth, seamless finish with no visible edge lines. When a quality product is used and applied correctly, it can be very durable, and even allows for repairs if needed, making it a premium and flexible choice for detailed joinery.

Sinks

When choosing a new kitchen sink, here are a few key factors to consider:

- **Bowl Configuration** – Think about the number and size of bowls you'll need.
- **Drainer Options** – If you regularly wash and dry dishes, an integrated drainer is likely a good choice. If not, or if space is limited, a removable drainer tray that sits on the sink or countertop might be ideal.
- **Sink Shape and Design** – Sink models vary in design, so think about the shape and radius of the corners. Sharp, square corners can look modern and architectural, but softer radii are often easier to clean and maintain.
- **Materials and Finishes** – Sinks come in a range of materials and finishes. Each option has its pros and cons, your Designer will advise on the best fit for your style and needs.



Benchtops

The benchtop is where style meets practicality, so it is important that the right material is selected for your home.



Natural stone options like marble, quartzite, dolomite, and granite offer a wide variety of patterns and colours to suit your space.



Engineered stone are now re-entering the market with silica-free options that closely mimic the look of natural stone.



Laminate is an excellent choice for specific situations such as extended island benches.



Stainless steel stands out for its high durability and hygiene, adding a sleek industrial touch.



Resin-based surfaces allow for creative designs with seamless joins and are easily repairable.

Storage

While style is important, the primary function of kitchen cabinetry is storage. Consider what you'll store in each cabinet and how frequently you'll need access to it.



Waste Management

Streamline food prep by installing a concealed bin within your cabinetry. Consider the ideal location for bin access in relation to your workspace.



Space Towers

The pull out drawers allow clear visibility and easy access to your pantry goods.



Blind Corner Cabinets

Maximises unused corner space, providing storage for bulkier items like food processors/ blenders or large pots and pans. Chat to your Designer about what blind corner cabinet is best suited for your needs.

Appliances

Integrating appliances allows you to conceal large, bulky appliances within your cabinetry, creating a sleek, streamlined look. Commonly integrated appliances include fridges, freezers, and dishwashers. Chat to your Designer to explore your options.





Laundry Secrets

Laundries

When designing a functional and practical laundry space, there are a few important factors to consider.

If space is limited, a Euro laundry allows you to incorporate laundry appliances into a cupboard, helping diminish their appearance when they are not in a traditional laundry room. Bi-fold or pocket doors can further enhance this setup, allowing you to push the doors out of the way, maximising your laundry space.

Additional features to elevate your laundry:

- **Pull-Out Systems:** Perfect for laundry hampers, ironing boards, or bulkier cleaning equipment.
- **Hanging Rails:** Ideal for hanging freshly ironed clothes.
- **Racking Systems:** Organises your vacuum cleaner, iron, and cleaning products neatly within your cabinets.
- **Fabric Care Cabinet:** A luxurious solution that gently refreshes, dries, deodorises, and sanitises your garments with efficiency and care.





smarterBATHROOMS+ and smarterKITCHENS+ provides renovated clients:

- Full-time maintenance & post-renovation team
- After-hours support
- 10-year guarantee structural work & waterproofing
- 2-year guarantee on minor defects



FAQs & Maintenance

Are you a registered builder?

HT Construction & Development Pty Ltd, trading as smarterBATHROOMS+, is a fully licensed and insured registered builder (CDB-U 49851). Every project we deliver is covered by First Resort Home Warranty Insurance, giving you complete peace of mind.

Who will guide me through my renovation?

When you choose smarterBATHROOMS+, you're supported by a dedicated team assigned specifically to your project. Each client has their own Interior Designer, Detailer, and Project Manager, ensuring a seamless and personalised experience from start to finish.

Your Interior Designer helps bring your vision to life, guiding you through layouts, finishes, and fixtures to create a space that's both beautiful and functional.

The Detailer translates your design into precise plans and specifications, ensuring everything is ready for construction. Meanwhile, your Project Manager coordinates all trades, deliveries, and timelines, keeping you informed and your renovation on track.

Do you organise all trades and supply fixtures and fittings?

Yes, we manage the entire renovation process as a professional renovation service. Our trusted in-house team and long-term trade partners handle everything, so you won't have to coordinate individual contractors. All fixtures, fittings, and appliances — from tiles and tapware to dishwashers and ovens — are supplied and professionally installed to ensure a seamless, stress-free experience.

What kind of finishes or products can I choose from?

Our Port Melbourne and Burwood East showrooms are stocked with a wide range of premium bathroom and kitchen fixtures, fittings, and finishes to suit every style. From tiles and tapware to benchtops and cabinetry, everything is available for you to see, touch, and compare. If you're after something unique, we can source custom finishes and materials to ensure your renovation perfectly matches your vision.

How long will my renovation take?

A standard bathroom renovation typically takes around 4 weeks to complete. More complex projects involving layout changes, stone benchtops, walk-through showers, multi-room renovations, structural work such as wall removals or window installations will extend the timeline.

A kitchen renovation usually takes around 4–6 weeks before it's fully functional, though temporary options can be arranged to help you use the space sooner. We provide guaranteed start and finish dates so you can plan ahead, and if we miss our deadline, we'll compensate you daily.

Can I remain in my home during the renovation?

You can remain in your home throughout your renovation, although your kitchen or bathroom will be temporarily out of use. For single-bathroom homes, we can provide a temporary shower and toilet for your convenience. Many clients choose to stay elsewhere during the early stages for added comfort, while homes with multiple bathrooms can often be renovated in stages to minimise disruption.

Why renovate multiple rooms at the same time?

Renovating your bathroom, kitchen, and laundry together is often faster, more cost-effective, and less disruptive. It also ensures a cohesive design throughout your home and simplifies project management by having one expert team handle everything from start to finish.

What support do you offer after the renovation is complete?

At smarterBATHROOMS+, our dedication to excellence continues long after your renovation is complete. We understand that maintaining the beauty and functionality of your renovated spaces is just as important as creating them. That's why we provide a full-time maintenance and post-renovation team, ready to manage all issues that may arise, including but not limited to warranty claims, cistern issues, cracked tiles, grout and caulking, and chips or scratches in vanities, baths, or other surfaces (Fees may apply).

We also offer after-hours support, ensuring you can access professional guidance whenever it's needed. Every project is backed by a 10-year waterproofing and structural guarantee and a 2-year guarantee covering minor defects, providing reassurance and confidence in the quality and longevity of our work.

With smarterBATHROOMS+, your renovation experience is stress-free from start to finish. We take care of all maintenance matters, large or small, so you can enjoy your beautiful, functional space with complete peace of mind. Our team's proactive approach ensures that your home remains in pristine condition, reflecting the same high standards that guided the renovation from the very beginning.



Our Showrooms



Port Melbourne Showroom

77 Salmon Street, Port Melbourne VIC 3207

Monday – Friday: 8:30am – 4:30pm

Saturday: 9:30am – 1:30pm

Sunday: Closed



Burwood East Showroom

275 Burwood Highway, Burwood East VIC 3151

Tuesday – Friday: 8:30am – 4:30pm

Saturday: 9:30am – 1:30pm

Sunday – Monday: Closed

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