

HOLYMESS REPAIRS

Licensed Roofing · Compliance · Lasting Work

Licence No. 32176 · ABN 31 666 327 813

QUOTATION

Q-HMR-2026-0928

28 September 2026

CONTACT

0426 204 244

info@holymessrepairs.com.au

PREPARED BY

Victor C

Compliance Manager

VALID UNTIL

28 October 2026

30 days from issue

BILL TO [REDACTED] [REDACTED] [REDACTED]	JOB SITE [REDACTED] Traralgon VIC 3844 Single-storey Colorbond roof · Rental / investment
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Job summary

Thank you for the call and the product / property links. This quotation covers supply and installation of a powered roof-space ventilator at your Traralgon investment property, exactly as discussed.

The house is a single-storey brick home with a pitched Colorbond roof (solar already on one plane). You advised it was built around ten years ago, likely without a breathable wrap, so the roof space is trapping moisture — “sweating like a plastic bag” — and the home is beginning to go mouldy. The AiroMatic is a low-power 240 V unit that plugs into a GPO and is rated to move roughly six to eight times the moisture of a passive vent. You already have a power point in the roof cavity at the heater.

You nominated the CSR Bradford 250 mm Woodland Grey AiroMatic (Bunnings link sent 28 September 2026) and asked us to match the roof as closely as stock allows. There is no rush if Traralgon or Warragul need to order the colour in.

Scope of works

- Source the nominated AiroMatic and all peripherals: call Bunnings Traralgon or Warragul, confirm colour and stock, collect or arrange delivery, and bring sealant, fasteners and the extension lead / double adaptor.
- Attend [REDACTED] Traralgon and inspect the Colorbond roof, pitch, solar array and existing roof-space GPO before cutting.
- Confirm the closest available AiroMatic colour to the existing roof sheets. Woodland Grey is quoted as nominated; listing photos show a lighter roof (likely Surfmist / Shale Grey). We will use whatever Bunnings Traralgon or Warragul have that is closest, or order in, as you requested.
- Select a high point on the pitched metal roof — not more than 900 mm below the ridge where practical — that will draw moisture effectively and sit clear of the solar array and structure.
- Cut the roof sheet, form the factory flashing into the profile, silicone the three exposed edges and fix with Colorbond-compatible tek screws / sealed rivets.
- Install the indoor speed controller and 24 V power supply in a dry location in the roof space, secured off damp surfaces.
- Run the included lead plus a heavy-duty extension to the existing heater GPO. Fit a double adaptor if that outlet is a single point, so the heater is not displaced.
- Commission the unit (auto humidity / temperature mode), confirm the fan is free of obstruction, and leave the roof weather-tight.
- Issue a compliance certificate for the licensed roofing works on completion.
- Remove offcuts and leave the property tidy. Photos available on request after completion.

Quoted price

#	DESCRIPTION	QTY	UNIT (ex GST)	AMOUNT
01	CSR Bradford 250mm AiroMatic Smart Roof Vent	1	\$481.55	\$481.55

#	DESCRIPTION	QTY	UNIT (ex GST)	AMOUNT
	Woodland Grey as nominated, or closest Colorbond match confirmed on site / at Bunnings Traralgon or Warragul. Bunnings I/N 0811143.			
02	Heavy-duty extension lead Approx. 10 m, suitable for roof-space use. The AiroMatic supply lead is only ~1.8 m; client confirmed a GPO at the roof heater that will need extending.	1	\$44.55	\$44.55
03	Double adaptor In case the existing roof-space outlet is a single GPO, so the heater and vent can share the point without losing the existing use.	1	\$10.91	\$10.91
04	Roofing consumables Colorbond-compatible tek screws / sealed rivets, roof-grade silicone, flashing forming, cable ties to secure the indoor controller and power supply off damp surfaces.	1	\$63.64	\$63.64
05	Labour — procurement, install, compliance and commission Source and organise the AiroMatic and peripherals (call the store, collect or arrange delivery), select a high point on the pitched metal roof, cut opening, form and seal flashing, connect fan to controller and existing GPO, test auto/manual operation, tidy site, and issue a compliance certificate for the works.	1	\$745.46	\$745.46

PRICING NOTES

Unit price for the AiroMatic is the current Bunnings retail of \$529.70 inc GST, shown here exclusive of GST. Colour may be ordered in if Traralgon or Warragul stores do not hold stock — you confirmed that is acceptable and there is no rush.

We will beat any genuine comparable written quote by 10%.

Subtotal (ex GST)	\$1,346.11
GST (10%)	\$134.61
TOTAL PAYABLE	\$1,480.72

Total payable \$1,480.72 including GST

One thousand four hundred and eighty dollars and seventy-two cents, GST inclusive.

What this does not include

- A new dedicated GPO or any hard-wired electrical work. The AiroMatic is a plug-in appliance. If the existing roof-space outlet is dead or unsafe we will stop and quote that separately.
- Additional AiroMatic units or eave / makeup-air vents. Bradford recommend makeup air (typically eave vents) so the fan can pull replacement air. This quote is for the single unit you asked for. If we find the roof space is sealed tight we will tell you before adding anything.
- Internal mould treatment, plaster, insulation replacement or wall-wrap works.
- Relocation of solar panels, TV aerials or other roof plant.
- Council or owners-corporation fees, if any apply.

Colour and stock

You asked us to match the roof rather than the gutter and fascia, and to take whatever is closest if the exact colour is not on the shelf. The link you sent is Woodland Grey. From the realestate.com.au photos the roof reads as a pale Colorbond (Surfmist or similar), with a dark garage door. We will confirm the sheet colour on site and buy the closest 250 mm AiroMatic held at Bunnings Traralgon or Warragul. If it has to be ordered, that is fine — you said getting the job done matters more than speed.

Why HolyMess Repairs

This is licensed, compliant roof work — not a cash job off the back of a van. You were referred because the first crew could not take it. We will.

- Victorian building practitioner licence 32176. Work is done to Australian Standards for metal roof weatherproofing (AS 1562.1) and the manufacturer's metal-roof install guide.

- We beat any genuine comparable written quote by 10%.
- If you are not genuinely impressed with the advice from our tradesperson, we pay \$99 to your account or a charity of your choice (T&Cs apply).
- The company stands behind the workmanship even if the individual tradesperson is later unavailable — that is the point of a licensed business with a fixed address, not a lone operator.
- No inflated “Melbourne tax” on a regional job. Materials are at current retail. Labour covers sourcing, pickup or delivery, install and the compliance certificate — not a mystery lump sum.
- Plain English, photos if you want them, and a human on the phone — Victor C, Compliance Manager, victor.c@holymessrepairs.com.au.

Reviews and background if you want to check us before you approve:

Website holymessrepairs.com.au

Roof repairs holymessrepairs.com.au/roof-repair-melbourne

Google reviews g.co/kgs/ezuh8bk

Facebook facebook.com/holymessrepairs.com.au

Who we are (video) youtube.com/watch?v=6YKaP0SJDf0

Warranty

The AiroMatic carries the manufacturer's product warranty. HolyMess Repairs warrants workmanship and weather-sealing of the penetration for 12 months from the date of installation. If a leak is traced to our flashing or fixings in that period, we return and make it good at no charge.

Timing and access

You said there is no rush. Once you approve, we will confirm stock, lock a date that suits tenant access, and typically complete the install in a single visit (about two to three hours on the roof plus commissioning). We need clear access to the roof space (manhole) and to the heater GPO, and a dry, safe roof. If the tenant is in, we will work around a reasonable access window.

Terms

1. This quotation is valid for 30 days (until 28 October 2026).
2. Deposit of 50% (\$740.36) is payable to order the vent if it is not on the shelf. Balance due on the day of completion.
3. Price assumes a standard single-storey metal roof in sound condition, an existing working GPO in the roof space, and safe access. Anything outside the scope above will be quoted before we proceed.
4. Acceptance of this quotation is acceptance of these terms. Reply by email or text to proceed.

How to accept

Reply to this quotation at victor.c@holymessrepairs.com.au or info@holymessrepairs.com.au, or call 0426 204 244. Tell us if the tenant needs notice and whether you want Woodland Grey locked in or the closest match to the actual sheet colour once we see it.

HolyMess Pty Ltd trading as HolyMess Repairs

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Unit 10, 236–244 Edwardes Road, Reservoir VIC · 19 Chivers Road, Templestowe VIC

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Prepared by Victor C, Compliance Manager · 28 September 2026