



# Handbook



Modpacs exists because the traditional way of building no longer serves homeowners well.

Aussie built on 50 years of practical building DNA

Modpacs is not a new idea — it is the evolution of decades of experience.



## **Our foundations trace back to:**

Large-scale residential construction  
in the 1970s and 1980s

Component-based housing  
systems refined through cyclonic  
and remote projects

Lessons learned from complex  
regional and government housing  
programs

Continuous improvement through  
testing, compliance and modern  
materials

Our history is embedded in every  
Modpacs home.

**What has changed is how we  
deliver it.**

# A Better Home Starts with a Better System

Traditional homes are built  
almost entirely on site, one  
step at a time, exposed to:

Weather delays



Labour shortages



Inconsistent quality



Cost blowouts and time  
overruns



**Modpacs homes are  
different.**

**They are delivered using  
engineered flat-pack  
components, including:**

Wall systems



Floor systems



Roof systems



Window systems



# Features & Specs

James Hardie  
claddings

Highest cyclone  
rating

*Certified by James Cook  
Cyclone Testing Station*

Colorbond Steel  
& Bondor panel  
roofing

Hail  
resistant

7 Star energy  
rating

Flood  
resistant

Panels  
made with  
galvanised  
steel &  
insulation

BAL40  
bush fire  
rating

2.7m premium ceiling height

Square set walls to ceiling

Or  
2.4m standard ceiling height

Space utilisation options

Council compliant

Full height door and windows

Gold standard social housing compliance - including NDIS requirements

**Modpacs wall systems have been independently tested to the highest cyclonic wind rating under full-scale structural testing at the James Cook University Cyclone Testing Station.**

This testing confirms performance under extreme wind loads consistent with Australia's most severe cyclone classifications, providing confidence that Modpacs homes are engineered for conditions well beyond typical residential requirements.



**Because Modpacs homes are built using engineered flat-pack components, much of the work is completed before materials ever arrive on site. This allows:**

Manufacturing and site works  
to run in parallel



Rapid, controlled on-site assembly



Reduced weather exposure



Fewer trades working over  
shorter periods

**The result is significantly faster construction timelines — without rushing trades, cutting corners, or compromising workmanship.**



# Built for Australia — Today and Tomorrow

**Modpacs homes are designed for  
Australia's climate, regulations and  
lifestyle.**

**Speed. Quality. Competitive pricing.  
With Modpacs, you don't have to  
choose between them.**



# Tell us about your vision

Scan the QR code and share a few details about your site and goals, and we'll send you our current designs and indicative kit pricing tailored to suit.



Contact the Modpacs Sales Team  
for Design & Pricing

[sales@modpacs.com.au](mailto:sales@modpacs.com.au)

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