

COMPANY PROFILE

UNICO

CONSTRUCTION & BUILT ENVIRONMENTS

From foundation to finish — a story of craft, discipline, and people who build for keeps.

OUR STORY

From the Ground Up

UNICO began the way most lasting things do — small, hands-on, and close to the ground. The company opened its doors as a modest site-work and masonry outfit, a handful of tradespeople who believed that the way a wall is built matters as much as the way it looks. There was no fleet of cranes in those early years, no glass-walled head office — only a toolbox, a truck, and a standing promise to every client: what we build will outlast us.

That promise became the compass. Word of a foundation poured true, a roofline that never leaked, a job finished on the day it was promised — travelled faster than any advertisement could. One residential build led to a row of them. A row of homes led to a community hall. The community hall led to a client trusting UNICO with its first commercial block, and then its first mid-rise. Growth was never chased for its own sake; it was earned, contract by contract, handshake by handshake, by a team that treated every project — however small — as the one that would define the company's name.

Today UNICO operates across residential, commercial, institutional, and large-scale infrastructure work, with in-house design coordination, engineering oversight, and its own skilled trade crews. The scale has changed. The site trailers have become project offices, and single-storey builds have become towers. What has not changed is the discipline that started it all — the belief that a company is only ever as strong as the foundation of its last project.

“We didn't grow by building more. We grew because people trusted what we already built.”

The Journey, in Stages

Stage	What Defined It
The Trade Crew	A small team of masons and site workers building homes one street at a time, learning every material by hand.
The Builder	Formal contracting begins — structured crews, our first project managers, and a reputation for finishing what we start.
The Contractor	Commercial and institutional projects join the portfolio; in-house engineering and quality control take shape.
The Company	Multi-site operations, large-scale developments, and a full design-to-handover capability under one roof.

Our Principles

UNICO is held together less by procedure and more by a small set of principles that every site, every crew, and every client interaction is measured against. They are simple on purpose — easy to remember on a scaffold, and hard to argue with in a boardroom.

- **Integrity in Every Layer** What's behind the wall matters as much as what's in front of it. We build to spec even in the places no one will ever inspect twice, because a structure's integrity is decided long before the finishes go on.
- **Precision Over Shortcuts** Deadlines are honoured, never at the cost of tolerance. Every measurement, weld, and pour is checked against drawing and code before it is signed off — not after a problem appears.
- **Safety as a Non-Negotiable** No schedule, budget, or client request overrides the safety of the people on site. Every crew member has the authority to stop work the moment something looks wrong.
- **Accountability, Named** Every phase of a project has a person responsible for it, reachable by name — not a department. When something needs answering, the client should never have to search for who.
- **Craft Is Not Optional** Efficient construction and skilled construction are not opposites. We invest in the trade skill of our people because a fast build and a well-made one should be the same build.
- **Respect for the Site and Its Surroundings** A construction site is a temporary guest in a permanent neighbourhood. We build clean, keep noise and disruption managed, and leave a site better than the plans required.

Who We Are

UNICO defines itself not by the size of its projects but by the consistency of its standards across them. We are builders first — engineers, masons, project managers, electricians, finishers, and site supervisors who see a project through from the first survey stake to the final walkthrough. We describe ourselves in three words we ask our own teams to live up to: **Grounded**, because every decision starts with sound fundamentals; **Precise**, because construction leaves no room for approximation where it counts; and **Accountable**, because a client's trust is the only asset we cannot rebuild once it's lost.

OUR CRAFT

Foundation to Rooftop

Every UNICO building is read the same way an engineer reads a section drawing — from the ground up. Each layer of a structure carries its own discipline, its own materials, and its own standard of inspection before the next layer is allowed to begin. This is our reference for how a building comes together, floor by floor, to the roofline.

Layer	Building Stage	What We Do Here
01	Site & Substructure	Soil testing, excavation, and foundation design suited to the load and the ground beneath it — strip, raft, or piled foundations engineered rather than assumed. Reinforced concrete footings are poured to verified depth and cured on schedule, never rushed to meet a date.
02	Structural Frame	Columns, beams, and load-bearing walls in reinforced concrete or structural steel, built to the tolerances in the structural engineer's drawings. Every frame is inspected and signed off at each floor before formwork moves up to the next.
03	Floors & Vertical Circulation	Slab work, staircases, and lift shafts constructed with attention to slab flatness, expansion joints, and fire-rated separation between floors — the parts of a building occupants rarely notice specifically because they were done right.
04	Envelope & Facade	External walls, insulation, waterproofing membranes, and cladding or masonry finishes chosen for the climate the building sits in. Facades are detailed to shed water, resist wind loads, and age well rather than simply look well on day one.
05	MEP Systems	Mechanical, electrical, and plumbing runs coordinated before walls close, so wiring, ducting, and pipework are accessible for maintenance rather than buried in guesswork. Every system is pressure-tested and load-tested before it is signed over.
06	Interiors & Finishes	Flooring, joinery, paint, fixtures, and fittings installed with the same tolerance checks as the structural work. Finish quality is inspected room by room, not sampled at random.
07	Roof & Rooftop Systems	Roofing structure, insulation, waterproofing, drainage falls, and any rooftop plant or amenity space completed as the building's final and most exposed layer — built to the standard that determines whether everything beneath it stays dry for decades.

This sequence is our internal reference on every project regardless of scale — a single home, a warehouse, or a multi-storey development. No layer is signed off by the same person who built it; each stage is checked by a supervisor who did not do the work, so quality is verified rather than assumed.

OUR STANDARD

Quality & Craftsmanship

Quality at UNICO is treated as a system, not a slogan. It is built into how materials are chosen, how work is inspected, and how our tradespeople are trained — not added at the end as a final walkthrough.

- **Materials Sourced on Merit** We select materials for performance and durability first — verified suppliers, tested batches, and specification sheets kept on file for every structural material used.
- **Skilled Hands, Trained Continuously** Our masons, electricians, welders, and finishers are trade-qualified and kept current through ongoing on-site training, so technique keeps pace with material and code changes.
- **Multi-Stage Inspection** Every project moves through checkpoints at substructure, frame, envelope, MEP rough-in, and finishing — each independently verified before the next stage is released to begin.
- **Documented, Not Assumed** Site diaries, material certificates, and inspection sign-offs are kept for the life of the project and handed to the client at completion, not left to memory.

“Craftsmanship is what a client finds five years later, still holding.”

Our Relationship With Clients

A building is one of the largest decisions a client will make — financially and personally. UNICO treats that decision with the seriousness it deserves, from the first conversation about a plot of land to the day the keys are handed over, and long after.

- **A Single Point of Contact** Every client is assigned a dedicated project lead who understands the full scope of the build and is reachable directly — no call centre, no chain of hand-offs.
- **Transparent, Regular Communication** Progress updates, budget tracking, and any changes to timeline are shared on a set schedule, in plain language, before the client has to ask.
- **Honest Numbers From Day One** Estimates are built from real material and labour costs, not rounded down to win the contract and adjusted upward later. If a cost changes, the client hears why immediately.
- **Involved, Not Excluded** Clients are invited to site walkthroughs at key stages — foundation, frame, and pre-finish — so decisions are made with eyes on the actual work, not just renderings.
- **A Handover That Doesn't End at Handover** Every completed project comes with a defects liability period, maintenance guidance, and a direct line back to UNICO — because our responsibility to a building does not end at the ribbon-cutting.

How We Define Satisfaction

We don't measure client satisfaction only by a signed completion certificate. We measure it by whether a client would hand us their next project without asking anyone else for a quote — and by whether they'd put their own name behind a recommendation. That standard shapes everything from how disputes are resolved to how snag lists are closed out: promptly, in writing, and without the client having to chase.

Respond	Resolve	Report
Every client query is acknowledged by the project lead directly — no unanswered calls or emails.	Snags and defects raised during the liability period are actioned on a committed timeline, tracked to close-out.	Clients receive a written progress and cost report at every agreed milestone, without having to request it.

BUILT ON PURPOSE

What We Stand For

UNICO grew from a small crew into a full-scale construction company by holding one belief constant: that trust is built the same way a wall is — layer by layer, checked at every stage, never rushed. From the first foundation we poured to the tallest roofline we've topped out, that is still the only way we know how to build.

UNICO Construction & Built Environments — Grounded. Precise. Accountable.