

NITPIK

Professionally picky designer defecting.

Estate Security & Service Specification

Discretion is part of the service.

Nitpik provides designer-led cosmetic defect inspections for private residences, estate managers and luxury households across Victoria. The inspection is focused, documented and conducted without marketplace hand-offs.

CONFIDENTIALITY

A signed non-disclosure agreement can be executed before address details, plans, access instructions or household information are shared.

PERSONNEL

All Nitpik specialists are police background checked. Your engagement is not passed to unknown marketplace operators.

DELIVERY

Nitpik uses zero third-party contractors. The person entrusted with the residence is the person accountable for the inspection and report.

DOCUMENT CONTROL

Reports are supplied directly to the authorised client contact. Builder, architect, concierge or estate-team distribution occurs only as instructed.

SCOPE

- Practical completion and private handover inspections
- Renovation completion and finish-quality reviews
- Room-by-room cosmetic defect documentation
- Photographic evidence, clause references and applicable tolerances
- One re-check of original cosmetic items within 90 days

One accountable line of contact.

01 PRIVATE CONSULTATION

Confirm the residence, stage of works, authorised contacts and privacy requirements.

02 SECURE BRIEF

Agree access, NDA, photography boundaries, report recipients and site protocol.

03 ON-SITE REVIEW

Conduct the finish-focused inspection with restrained attendance and no subcontracting.

04 CONTROLLED REPORT

Deliver photographed findings with room, clause and tolerance information to authorised recipients.

05 RECTIFICATION RE-CHECK

Return within 90 days to mark each original cosmetic item Rectified or Outstanding.

PRIMARY VICTORIAN SERVICE CORRIDORS

TOORAK / ARMADALE / SOUTH YARRA

BRIGHTON / KEW / CANTERBURY

MALVERN / HAWTHORN / IVANHOE

PRIVATE CONSULTATIONS

0494 791 429 · hello@nitpik.com.au