

Dear Jane,

I am writing to provide you with legal advice on your options for claiming against ABC Construction for the defects and deficiencies in the construction work that they completed on your home.

Based on our review of the contract and relevant building codes and regulations, we believe that ABC Construction has breached its contractual obligations by failing to meet the agreed-upon quality standards and local building codes. As a result, you are entitled to pursue legal remedies to address the defects and deficiencies in the construction work.

There are several legal options available to you, including:

1. Requesting that ABC Construction fix the issues: You may send a letter to ABC Construction outlining your concerns and requesting that they address the defects and deficiencies in the construction work. This may include requiring that the work be redone, or that compensation be provided for the damages suffered.
2. Withholding payment and drawing down on security: You may withhold payment and draw down on the security you hold under the contract until the issues are resolved, or until a settlement agreement is reached between you and ABC Construction.
3. Pursuing legal action: If ABC Construction is unwilling or unable to rectify the issues, you may need to pursue legal action. This may include initiating a lawsuit to recover the costs of repairing the defects and deficiencies in the construction work, as well as any other damages that may be incurred as a result of ABC Construction's breach of contract.

We recommend that you consider all of these options carefully, and we can assist you in deciding which option is best for your particular situation. Please note that pursuing legal action can be time-consuming and expensive, and it may not always result in a favourable outcome. However, we will work with you to ensure that your legal rights are protected and that you achieve the best possible result.

Please do not hesitate to contact me if you have any further questions or if you would like to discuss your legal options in more detail.

Kind regards,

[Your Name]
Construction Lawyer