



5 Costly Mistakes to Avoid When Building in Nigeria

Master Mind Construction Company Ltd

Helping you build without stress, waste, or costly errors.

INTRODUCTION

Building a home or any property is one of the biggest financial investments you will ever make.

For many people, it is a lifetime goal, but unfortunately, many projects end up costing far more than expected, taking longer than planned, or even being abandoned halfway through.

This is not always because of a lack of money...

☞ Most of the time, it is due to poor planning, wrong decisions, and a lack of proper guidance.

In this guide, you will learn the 5 most common and costly mistakes people make when building in Nigeria and how you can avoid them to save money, time, and stress.



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MISTAKE 1: STARTING WITHOUT A PROPER PLAN

Problem: Many people rush into construction without having a clear and complete plan.

They may start building with: Incomplete drawings, No structural design, and No building approval

👉 **This leads to:** Confusion on site, Frequent changes, Delays in construction, Increased costs

✅ **Solution:** Before starting any building project, ensure you have: Architectural drawings, Structural design, Necessary approvals, and A clear execution plan

👉 Proper planning gives direction and prevents costly errors from the beginning.

MISTAKE 2: NO BILL OF QUANTITIES (BOQ)

Problem:

One of the biggest mistakes in construction is starting without a BOQ.

Without a BOQ: You don't know the real cost of the project, you spend money blindly, materials get wasted, and the budget keeps increasing

👉 This is why many projects run out of funds halfway.

✅ **Solution:** Prepare a detailed Bill of Quantities (BOQ) before starting.

A BOQ helps you: Know the exact cost of materials and labor, plan your finances properly, control spending, and avoid surprises

👉 A BOQ is your financial guide throughout the project.

MISTAKE 3: HIRING THE WRONG PEOPLE

Problem: Trying to save money by hiring unqualified workers or cheap contractors can lead to serious problems.

👉 **Risks include:** Poor workmanship, structural defects, use of substandard materials, and costly corrections later

✅ **Solution:** Always work with qualified and experienced professionals such as: Registered builders, Architects, and Engineers

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👉 The right team ensures your project is done correctly from start to finish.

MISTAKE 4: CHANGING DESIGN MIDWAY

Problem: Many people keep changing their building design after construction has started.

👉 **This results in:** Additional costs, Wasted materials, Delays in completion, and Structural complications

✅ **Solution:** Finalize your design before starting construction.

👉 **Take time to:** Review your drawings, make necessary adjustments early, and be sure of what you want

This helps you avoid unnecessary expenses later.

MISTAKE 5: LACK OF PROPER SUPERVISION

Problem: Without proper supervision, many things can go wrong on site: Wrong materials may be used, Workmanship may be poor, Materials can be wasted or stolen, and Work may not follow the design

✅ **Solution:** Ensure there is consistent professional supervision on your project.

👉 **A supervisor will:** Monitor quality of work, ensure materials are used correctly, maintain standards, and keep the project on track.

FINAL ADVICE

Successful building is not just about spending money...

👉 **It is about:** Proper planning, working with the right professionals, and making informed decisions

When you get these right, your project becomes easier, smoother, and more successful.

📞 READY TO BUILD THE RIGHT WAY?

Avoid costly mistakes and build with confidence.

If you need help with: Design, BOQ preparation, Construction, and Project supervision

👉 Reach out today and let's guide your project from start to finish.

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