




Making European Housing Affordable Again



# Products



Model A is a compact yet spacious home, featuring a large bedroom and an open-plan living room and kitchen for an airy, welcoming atmosphere.

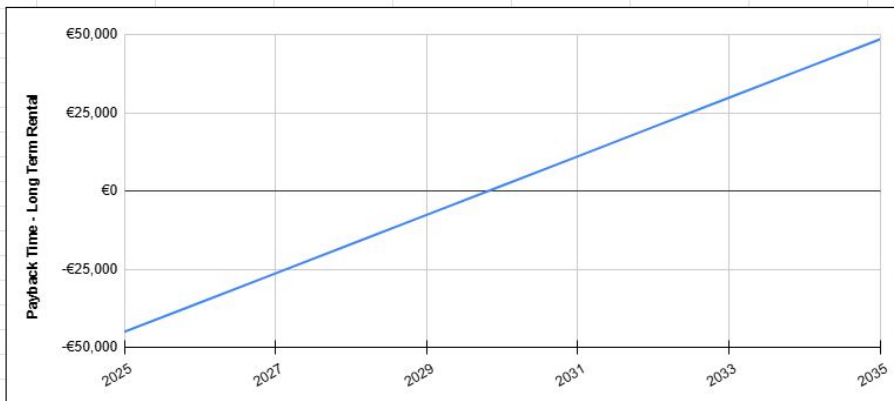
Built to comply with standard residential regulations, it's designed for permanent living. With excellent insulation, efficient heating, and an active ventilation system, it maintains a comfortable indoor climate year-round with minimal cost.

It's a perfect choice for those with extra garden space seeking a secondary home for family or friends, or as an investment for short-term (e.g., Airbnb) or long-term rentals. Its versatile design is ideal for tiny housing solutions or even larger projects like student- & social-housing accommodations as it has been designed to easily be stackable up to five floors forming buildings.

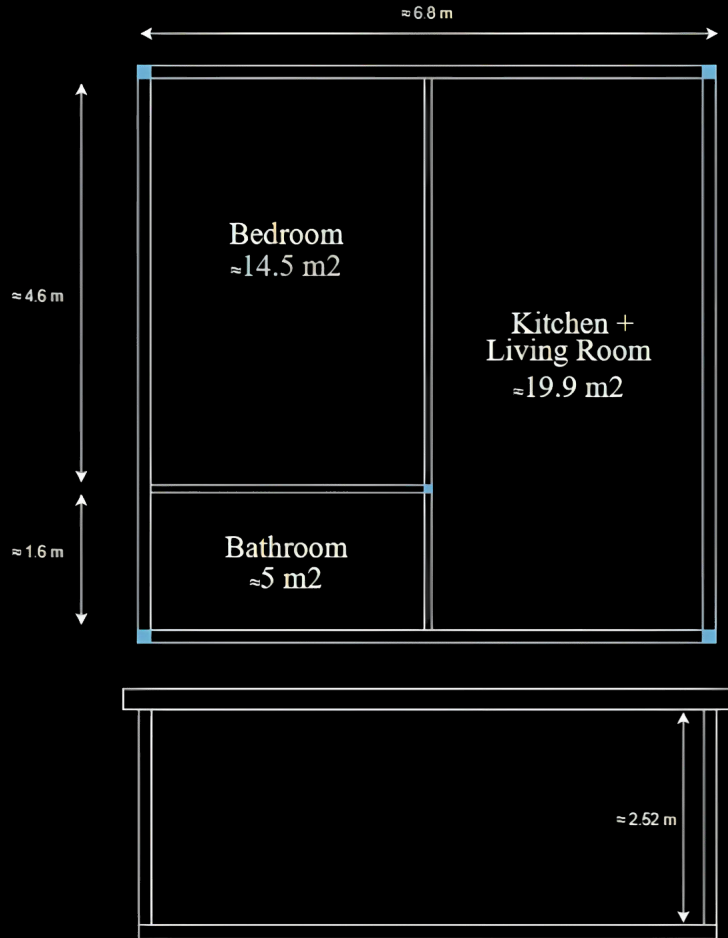
**Model A**  
46 m<sup>2</sup> - 45,000€  
Free shipping included

# Too much garden? Make it pay rent

	A	B	C	D	E	F	G	H	I	J	K	L	M
1	Long term investment case for model A - 1200€ monthly rent (expenses paid directly by renter)												
2	Location: Denmark, Copenhagen												
3													
4	Year	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	
5	Model A	-€45,000											
6	Rent		€14,400	€14,400	€14,400	€14,400	€14,400	€14,400	€14,400	€14,400	€14,400	€14,400	
7	Tax (35%)		-€5,040	-€5,040	-€5,040	-€5,040	-€5,040	-€5,040	-€5,040	-€5,040	-€5,040	-€5,040	
8	Net Income		€9,360	€9,360	€9,360	€9,360	€9,360	€9,360	€9,360	€9,360	€9,360	€9,360	
9													
10	Payback time	-€45,000	-€35,640	-€26,280	-€16,920	-€7,560	€1,800	€11,160	€20,520	€29,880	€39,240	€48,600	
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# Layout & Specifications



## Dimensions

- ❖ Internal size (useable area) - 39.8 m<sup>2</sup>
- ❖ External size (footprint) - 45.7 m<sup>2</sup>
  - Exterior length - 6.76 m
  - Exterior width - 6.76 m
- ❖ Three rooms:
  - Bedroom - 14.5 m<sup>2</sup>
  - Bathroom - 5 m<sup>2</sup>
  - Kitchen + Living room - 19.9 m<sup>2</sup>
- ❖ Internal height (to ceiling) - 2.52 m
- ❖ External height (to roof) - 2.95 m
- ❖ Adjustable clearance from ground - 0 to 0.2 m

## Thermal Performance (U-values - Insulation)

- ❖ Roof - 0.11 W/m<sup>2</sup>.K
  - ❖ Walls - 0.15 W/m<sup>2</sup>.K
  - ❖ Floor - 0.13 W/m<sup>2</sup>.K
- Typical U-values across Europe: [See Plot.](#)

## Materials

- ❖ Exterior walls - SCG Smartboard Rustic Lining (8x1200x2400 mm)
- ❖ Interior walls - SCG Cementboard (8x1200x2400 mm)
- ❖ Indoor flooring - SPC Zmartbuild Vinyl
- ❖ Ceiling - SCG Cementboard (8x1200x2400 mm)
- ❖ Roof - Torched Bitumen Roofing (PF 5100 SBS + PF 3000 SBS)
- ❖ Foundation (add-on for stand alone homes) - Krinner V89 Earth Screws

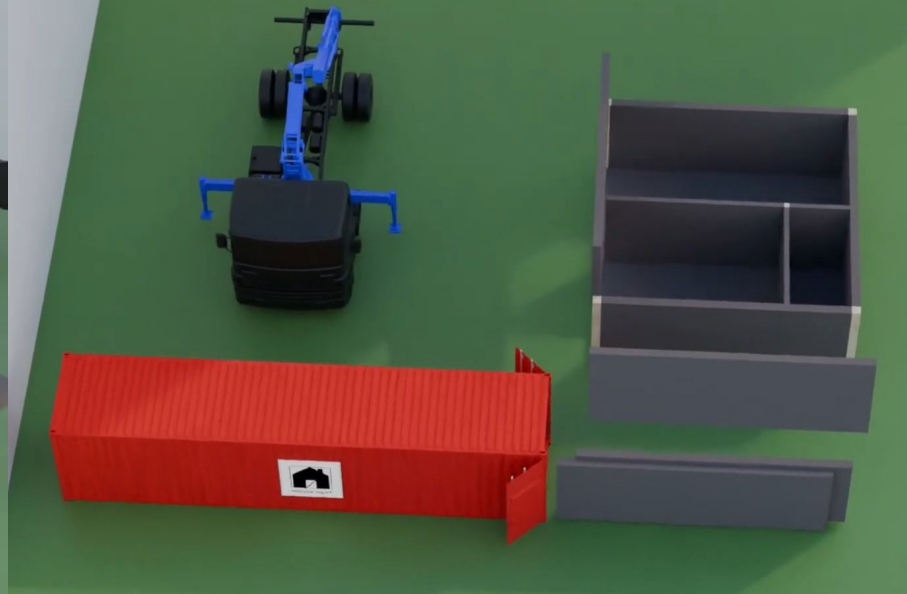
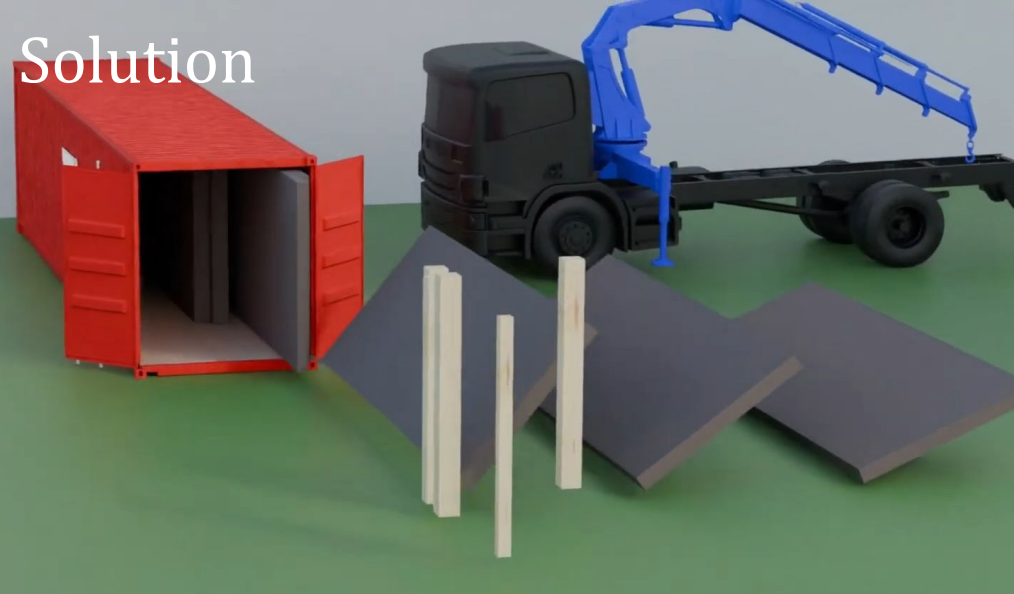
## Standard equipment

- ❖ Heating - Air-to-Air Hybrid Heat-Pump/Air-Condition
- ❖ Ventilation - Mechanical Heat Recovery Unit
- ❖ Automation - Smart Control of Humidity and Temperature
- ❖ Kitchen - Standard
- ❖ Bathroom - Standard

*Can be stacked up to and including 5 floors to form building units*



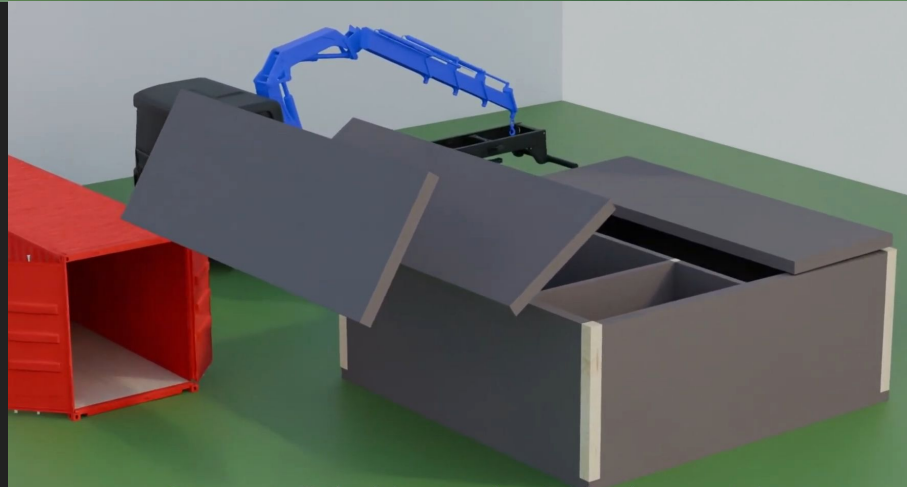
# Solution



Model A consists of 13 parts including internal walls - each are almost completely finished from factory including cladding, electrical, plumbing etc.

This allows us to install the home within a single day requiring only minor work to make it ready for use.

We can ship “anywhere” and can install any time of the season - only needing a crew of 3 people and a small crane.



# Building Code

Our goal was to design a home that serves all of Europe—one that meets the North's strictest insulation standards, complies with the world's toughest fire safety regulations, and adapts to climates from wet, arctic,

However, to uphold our critical engineering standards and maintain our promised pricing, we couldn't meet every country's requirements, and for this we apologize to those affected.



# Team

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Andre N.K. Kansa  
Engineer



Oskars Raiskums  
Sales & Operation



Jānis Niklāvs  
Architect





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