



# POPPY GARDEN ROOM

This 24.8 m<sup>2</sup> garden room balances simplicity and function, featuring a kitchen in the living room, a separate bedroom, and a compact bathroom for versatile living.



Product Name	POPPY
Category	Garden room
Size	W 6.2x5.0m   H 2.5m
Roof area	31.1 m <sup>2</sup>
Living space	24.8 m <sup>2</sup>
Insulation	Insulated A+   SIPS 124mm   SIPS 174mm
Product type	Self Build KIT



## EXCELLENT INSULATION

The insulation capacity is elevated by up to 50% compared to conventional building materials



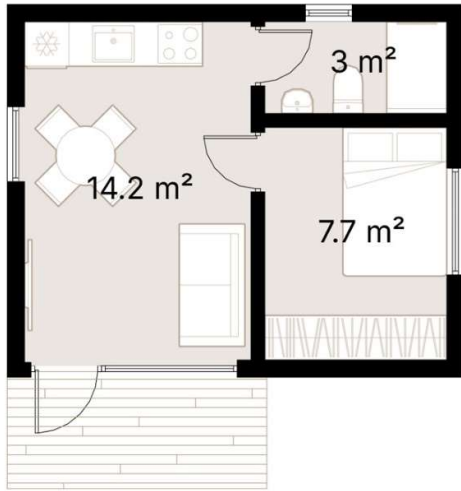
## PREMIUM MATERIALS

Our kits are comprised of top-tier components and materials, ensuring superior quality and finishes



## SUSTAINABILITY

Our KITS are made from renewable materials and produce less waste than traditional construction methods



This cozy retreat features a 14.2 m<sup>2</sup> living room flooded with natural light, providing an inviting space for relaxation or productivity. Whether you're unwinding with a book or working from home, this versatile room accommodates your needs effortlessly.

Adjacent to the living room is the 7.7 m<sup>2</sup> bedroom with ample room for a comfortable bed and storage. With panoramic windows illuminating the space, it's an ideal spot for restful nights and rejuvenating mornings.

Completing the garden room is a well-appointed 3 m<sup>2</sup> bathroom, providing everything you need without sacrificing space.

This minimalistic yet functional garden room is perfect for various use cases. From a guest house to a compact home office, it ticks all the boxes with a minimal footprint.

## SPECIFICATION

Dimensions	W 6.2x5.0m   H 2.5m
Category	Garden room
Roof area	31.1 m <sup>2</sup>
Living space	24.8 m <sup>2</sup>
Exterior Walls	SIPS 124mm, EPS Carbon treated, 0,031 W/mK, OSB3
Roof structure	SIPS 174mm, EPS Carbon treated, 0,031 W/mK, OSB3
Internal walls	SIPS 124mm, EPS Carbon treated, 0,031 W/mK, OSB3
Windows / doors	PVC Double-glazed, 6-chamber profile, Anthracite grey (both sides)
Roof cover	Elevate's RubberGard™ EPDM, 1.14mm thick, fully adhered system
Exterior trim	Natural Pine/Spruce trim, sanded to a smooth finish Low-maintenance Thermowood Pine/Spruce trim, sanded to a smooth finish (optional) T&G Low-maintenance Iron Sulphate coated Larch timber cladding (optional)
Breathable membrane	DuPont™ Tyvek® Housewrap
Exterior sills	Steel, Anthracite grey
Parapet Flashing	Steel, Anthracite grey
Interior covering	T&G natural Pine/Spruce trim, sanded to a smooth finish Wood fiber board paneling, Pure white / Light grey (optional)
Flooring	Laminate flooring, 8mm, AC5
Skirting	Natural wood, sanded to a smooth finish
Interior sills	Solid wood panel, sanded to a smooth finish
Interior door	Durable Laminated Board, full KIT including door skirting and handle
Foundation (not included)	Any type of foundation can be used: Concrete Pad / Concrete Base / Ground Screw / etc.
Water Supply and Sewerage, Electrical installation, HVAC (not included)	Any type of Water Supply /Sewerage, Electrical installation, HVAC systems must be done ensuring local requirements