

THC

HOMES

# TINY HOUSES

Compact homes for living sustainably

*Let's Live Differently*



# Contents

Why choose a tiny house?  
Why we stand out  
Who would suit a tiny house?  
Features that stand out

## Our Models:

Nomad 2 bedroom  
Avon 1 bedroom

Power & Services  
Technical Info  
Contact Us



*Being green is more than just buying 'eco'. It is an unshakable commitment to a sustainable lifestyle.*



# Why choose a tiny house?

**Tiny houses are an architectural and social movement that is sweeping the world by offering low-cost housing that is healthier with a low carbon footprint.**



Tiny houses have been around for decades yet they are starting to shine as bright as diamonds since the cost of living is at an all time high, not to mention the worlds environmental goals are not being met.

Taking matters into your own hands means reducing your carbon footprint significantly by living in a compact space that offers everything you need to live well, just a little smaller than usual!

Our homes come fully prefabricated so that you can move in the same day. All you'll need to do is prepare your water and electrical connections and your home will be ready to move into!

*Live big in a tiny house, live well in a greener home.*

# WHY WE STAND OUT

## Tiny Houses / Cabins

Materials	Our unique Specification	Typical 'eco friendly' construction	The Benefits of our Specification
<b>Wall</b>	Isover KL - 0.31W/mK (12% better than rockwool) <ul style="list-style-type: none"> <li>• 200mm Wall</li> <li>• 250mm Floor</li> <li>• 250mm Roof</li> </ul>	Rockwool - 0.35W/mK <ul style="list-style-type: none"> <li>• 100mm Wall</li> <li>• 100mm Floor</li> <li>• 200mm Roof</li> </ul>	Heat retains for longer Lower energy and heating bills Improved sound absorption
<b>Glazing</b>	Thermowood Cladding 30-60 year lifespan.  Metal Standing Seam 50 year lifespan.	Composite Cladding 20-25 year lifespan.  Timber cladding or other materials.	Designed to last a lifetime Minimal maintenance No chemicals or plastics used
<b>Membrane</b>	SIGA Majcoat 150 Membrane with Siga Wigluv tape.  (used in all Passive Haus homes)	Basic housewrap, with minimal insulative value or low air-tightness ability.	Eliminates draughts Fully watertight and breathable structure Heat retains for longer
<b>Structure</b>	C24 Structural Timber <ul style="list-style-type: none"> <li>• 200mm Wall</li> <li>• 250mm Floor</li> <li>• 250mm Roof</li> </ul>	C16 Structural Timber 100-150mm Wall 100-150mm Floor 100-1500mm Roof	C24 is the superior to C16 in terms of strength, resilience with less defects. Thicker walls means additional insulation for a better performance.
<b>VCL</b>	SIGA Majpell® 5 Vapour Control Layer with Siga Rissan Tape.  (used in all Passive Haus homes)	Tyvek or other membrane with basic tape for minimal airtightness.	Create an airtight layer to help with vapour control
<b>Windows &amp; Doors</b>	Windows - Triple Glazing 0.8W/mK (U-Value)  Doors - Triple Glazing 0.8W/mK (U-Value)	Windows - Double Glazing 1.2-1.6W/mK  Doors - Double Glazing 1.2-1.6W/mK	U-values measure how effective a material is as an insulator. The lower the U-value, the higher performing the windows will be.
<b>Mechanical &amp; Heating</b>	MVHR - Superior airflow & recuperation  Air source heat pump - cooling & heating ability	Air vents and membranes - no MVHR  No heat pumps. Usually gas heating or wood burner.	MVHR provide cleaner air and reduce condensation. Air source heat pumps provide energy efficient heating and cooling.

# Experience Greener Living

Greener cleaner homes for a healthier you and planet



## Non Toxic

Proud to be using no toxic glues, solvents and paints as well as real wood finishes to ensure a breathable home for you and your family.

## Healthier Living

Exposure to real wood interiors show several health benefits in common with spending time in nature.

## Modern Design

Our modern designs make your tiny home feel like a real home, just more compact!

## Operational Efficiency

Our all electric, highly energy efficient solar powered homes allow you to run your home off the grid for up to 80% of the year, only needing additional energy in the winter months.

## Greener Technology

Our green technologies such as air source heat pumps, MVHR systems, and aerated shower heads help you to reduce your carbon footprint and energy usage.



# SPOT THE DIFFERENCE



## BS3632 STANDARD

## 'ECO' TINY HOUSE

		BS3632 STANDARD	'ECO' TINY HOUSE
Passivhaus design for energy efficiency	✓	✗	✗
Non toxic materials for cleaner air	✓	✗	✗
High-performing insulation (energy saving)	✓	✗	✗
Triple Glazing reducing heatloss	✓	✗	✗
Aerated showers/taps (reduce water usage)	✓	✗	✓
All electric models	✓	✗	✓
Green Technology for energy savings	✓	✗	✗
LPG Gas Models	✗	✓	✓
Luxury finishes / modern design	✓	✓	✓
Air Source Heat Pump	✓	✗	✗

# Who would suit tiny house living?

- Those wanting to live a simple/greener lifestyle
- Additional home/space to live/work in away from the main dwelling
- Niche holiday lets (many people want to trial the lifestyle before committing to a purchase of a home)
- Downsizing (lived big and want to live with less?)
- Starter homes - a private home (usually positioned in a parents back garden) in order to save up for your dream home





## Features that stand out

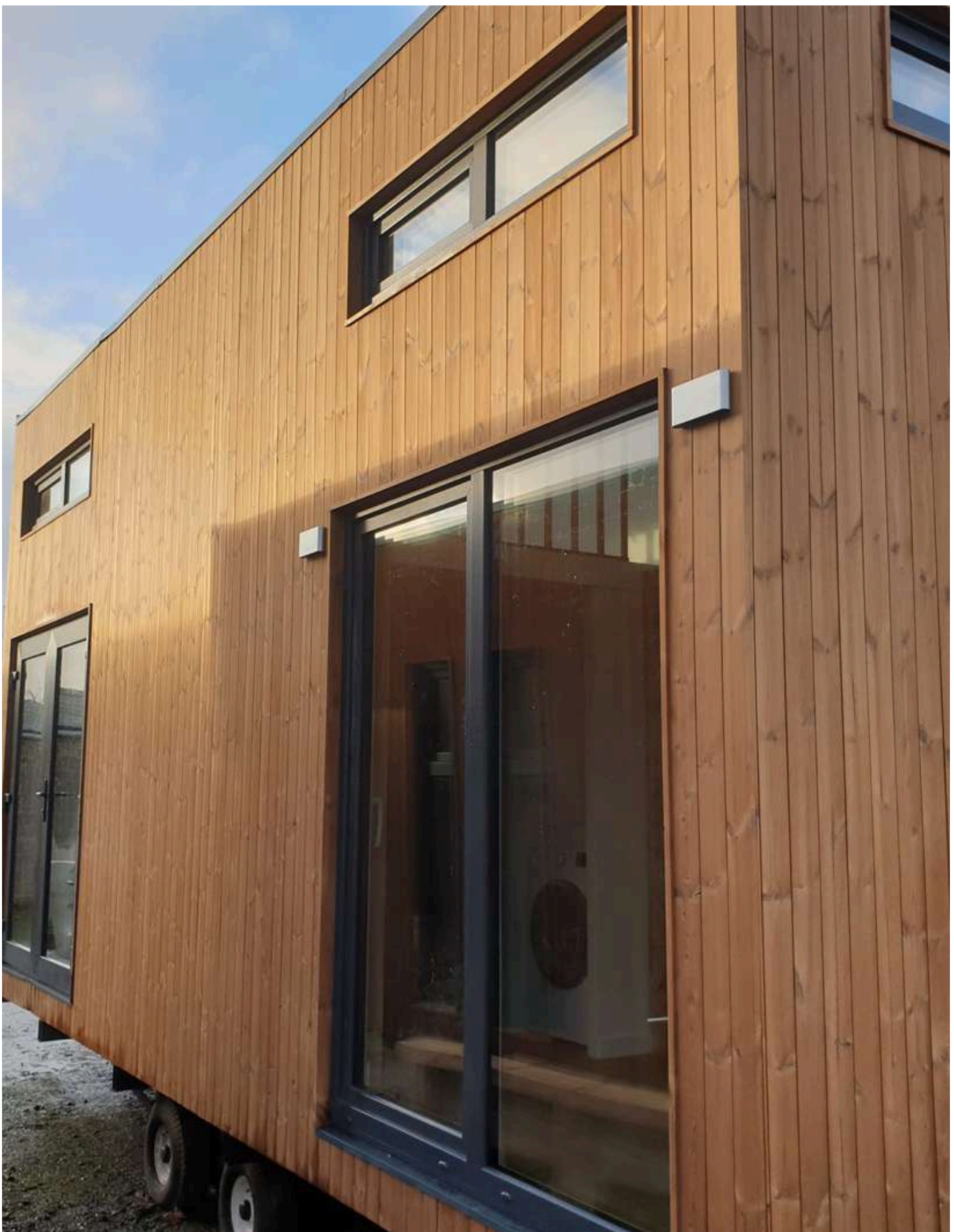
Using **Modern Methods of Construction** (MMC), we provide a truly sustainable, high-performing building to reduce running costs and the carbon emissions of each module.

All of our models are super-insulated, with 200mm of specially-designed Isover Wool in the walls, 250mm in the floor & ceiling, that pairs with high-tech breather & vapour membranes, ensuring that the homes are airtight to near Passive Haus standards.

We utilise **Triple Glazing** as standard, to reduce energy bills as heat escapes largely through the windows, whilst providing **superior sound absorption**, giving the homes a silent, relaxing atmosphere.

As our climate changes, buildings need to do their part for the environment, and that's why we use **intelligent MVHR ventilation** systems to reduce moisture inside, keeping the home at an ambient temperature too. Coupled with **air-to-air source heat pumps**, we've worked hard to ensure that all of our models are future-proofed and good for the world, as well as your pocket.





# Tiny House Collection



# Nomad

23sqm

2 bedroom tiny house

Non-towable Chassis - £61,500

Towable Chassis (*road legal*) - £60,750

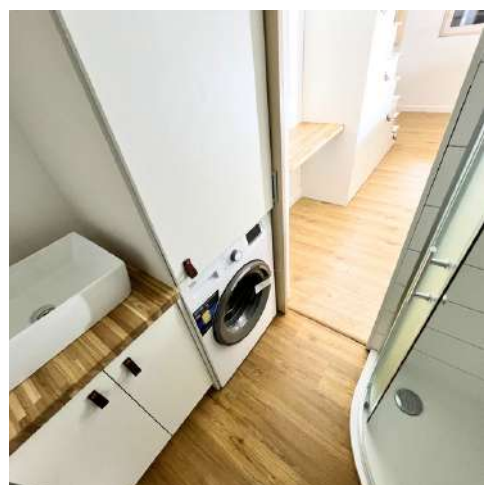
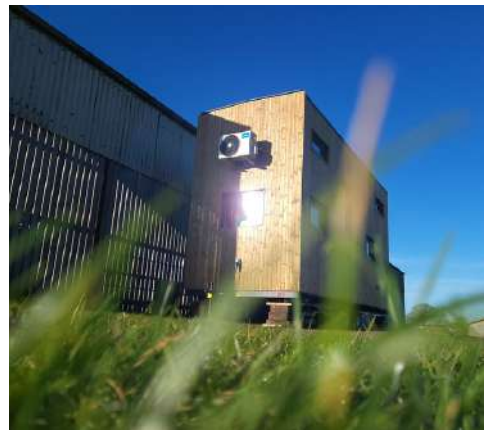
**Excluding delivery cost**

The Nomad 2 bedroom tiny house has the look and feel of a crisp country cottage. Upon entry, you'll be greeted by the bright white interior that leads into the living room followed by a ladder up to the first single bedroom. On the left, you'll see a large fitted storage staircase that leads to the kingsize loft which has ample space on either side for a small table for lamps/reading.

The oak wood kitchen offers plenty of storage space, full-size sink, oven and two-ring hob with a pantry cupboard and integrated fridge. Across from the kitchen is a lovely oak wood dining table to seat two individuals.

The compact bathroom has a single-sized shower, composting toilet with vanity and sink with a cupboard that holds the boiler.

For 2024, we're also pleased to announce that we're offering the Nomad with a fully road-legal, towable version. You'll still get the same quality, healthy materials and longevity, but with a slightly different specification to ensure that it meets the road legal weight limits.





2.56m W x 7m L



## The Details

External Dimensions 2.56 W x 7m L x 3.75m H

Internal Height 3.3m

Exterior Thermowood / Metal Standing Seam Cladding

Interior Huntonit boards (white)

Bedroom 1 with staircase

Bedroom 2 with ladder

600mm sink unit, 500mm 3 drawer unit, 600mm oven with 2 ring hob,

550mm integrated fridge with pantry cupboard

Long-wear laminate flooring

Separate composting toilet or flushing toilet, shower and vanity sink and boiler cupboard

## Utility

3/4 person space

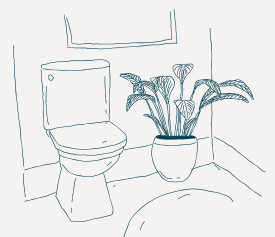
Kingsize bedroom & child's bedroom

Living area with space for sofa bed for sleeping

Good size kitchen with dining space for two person

Compact bathroom

Sunamp Energy Efficient Boiler, 32amp Caravan Hookup (230v)



Modern design meets sustainable build practices



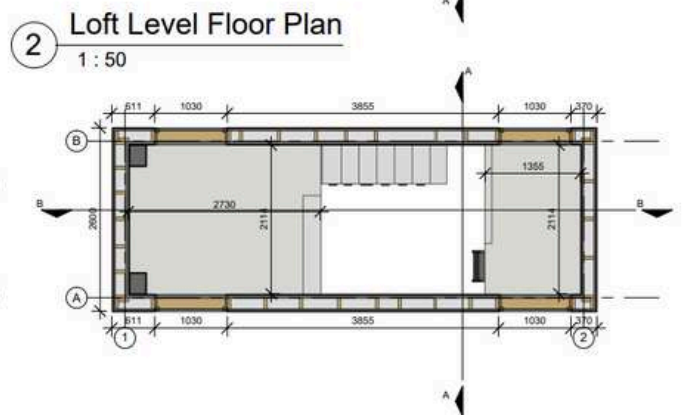
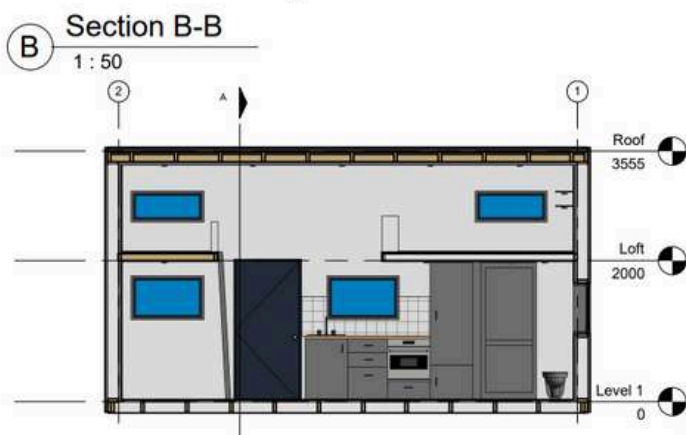
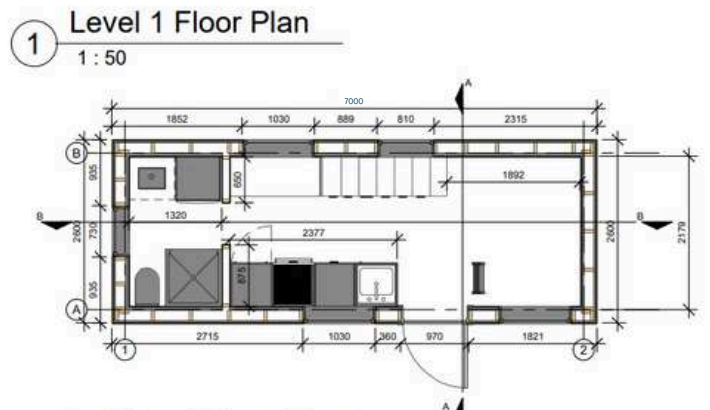
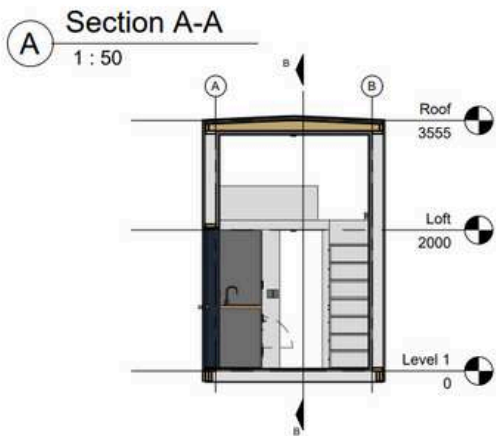
# NOMAD 2 BED



Video tour of this model is available via our website.

- 1 King size bedroom
- 1 Child's bedroom
- Full size kitchen
- Compact bathroom
- Living room
- Dining area





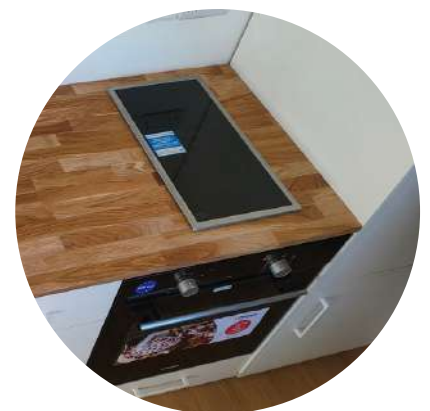
## CUSTOMISATION



Thermo wood - Natural  
Finish  
Spruce  
Anthracite / Black



Wall finish can be  
modern plywood finish



Oven/two ring hob optional  
Composting toilet or  
flushing toilet

# Avon

22sqm

1 bedroom tiny house

£60,500

## Excluding delivery cost

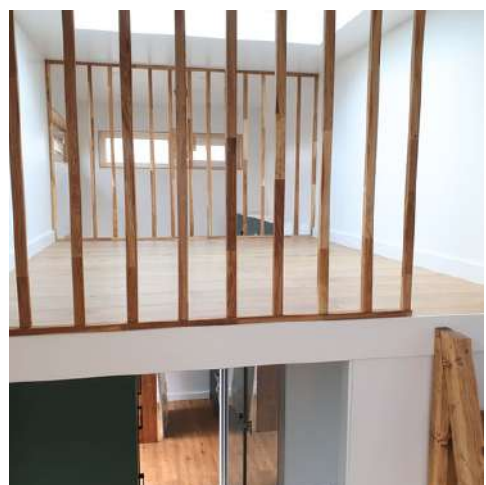
The Avon 1 bedroom, is an ultra-modern home that compels you to want to live the tiny house lifestyle.

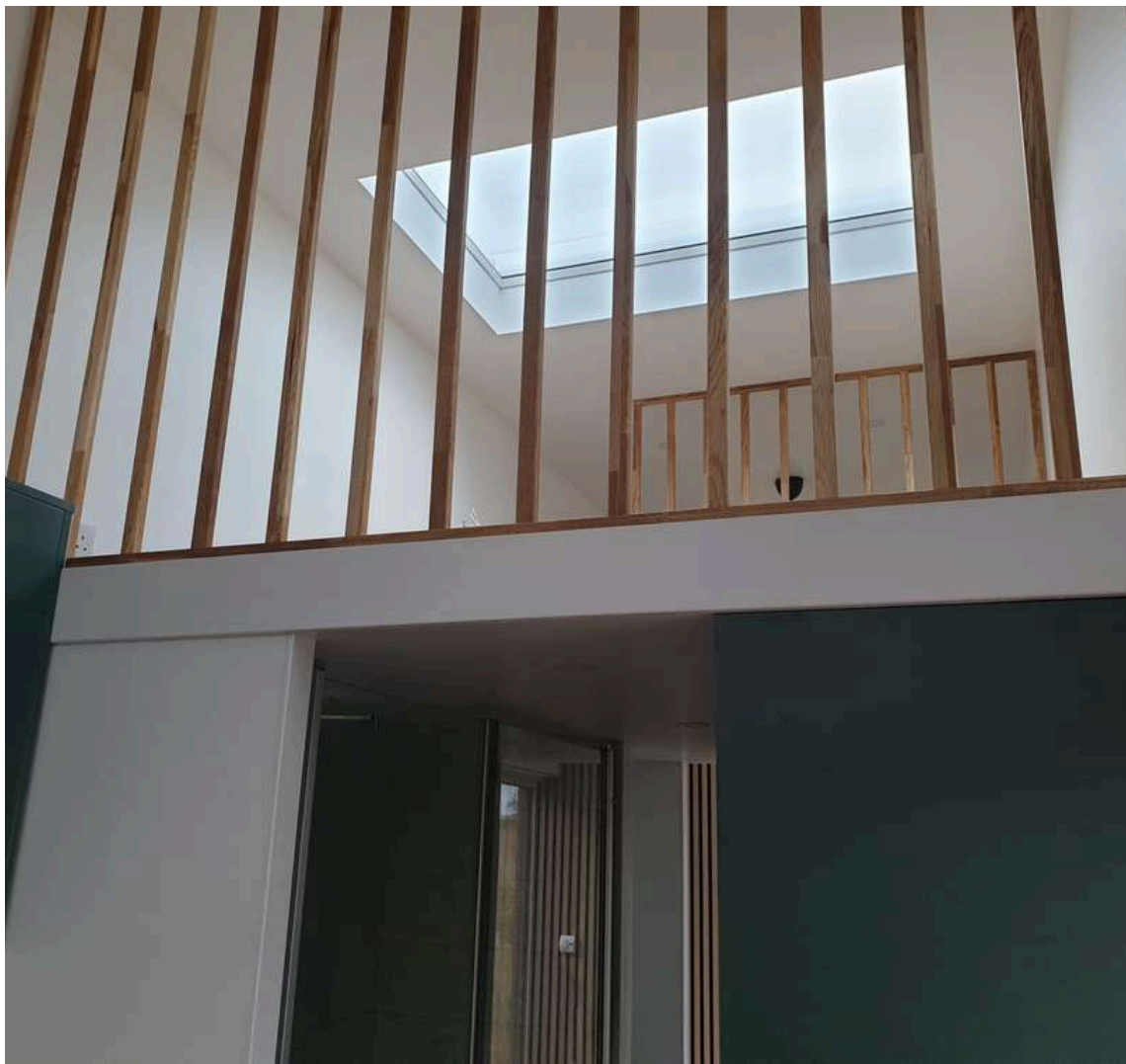
Ideal for those who are concerned with height as this model has high ceilings in the living room and kitchen with the bathroom being the most compact part of the home.

The bedroom offers ample space, enough to creep into rather than a crawl-in loft. It is complimented with a skylight to sleep with the stars with access to this bedroom via a ladder.

The walkway between the living room and kitchen holds the bathroom and storage area with two wardrobes, storage holes, a desk for dressing and a pantry cupboard with an integrated fridge.

The modern green kitchen with an oak worktop is paired with an oak dining island situated in front of the glass double doors to soak in the views.





2.78m W x 7.2m L



## The Details

External Dimensions 2.78m W x 7.2m L x 3.6m H

Internal floorspace 22sqm

Internal Height 3.3m

Exterior Thermowood

Interior Hutonit boards (white) with acoustic panelling in living room

1 Bedroom for kingsize bed with skylight

Bespoke fitted kitchen with oak dining island

Long-wear laminate flooring

Separate composting toilet, shower and compact sink

## Utility

Kingsize bedroom with ample light

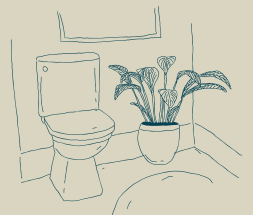
Living room with high ceilings

Kitchen and dining island with high ceilings

Single shower cubicle with cubicle for toilet and compact sink

Storage area for washing machine, fridge, wardrobes, desk for dressing

Sunape Energy Efficient water heater & 32amp caravan hookup (230v)



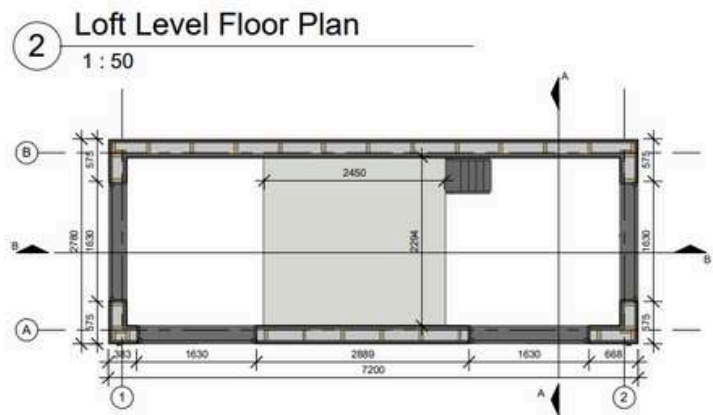
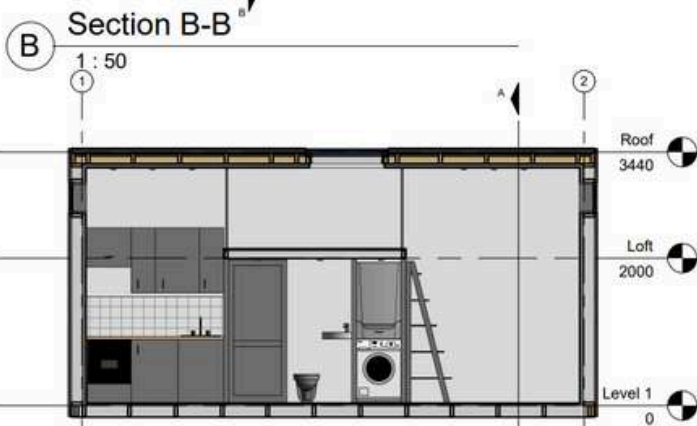
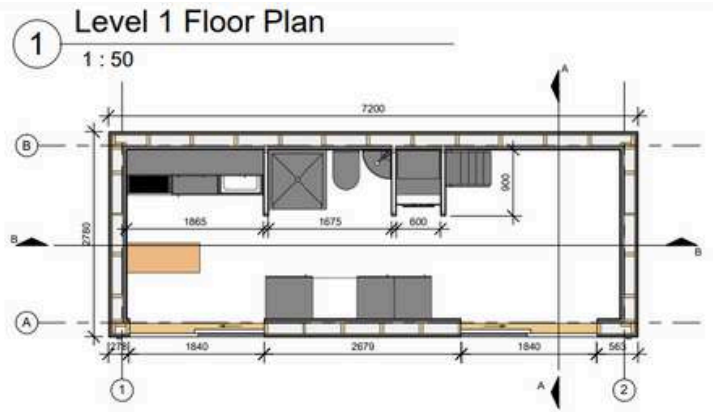
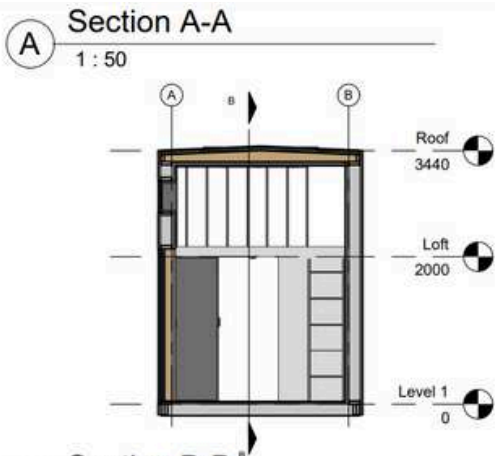


Modern design meets sustainable build practices

## AVON 1 BED



- Ultra-modern design
- 1 king size bedroom with skylight
- Open plan bathroom with storage area
- Living room with high ceilings
- Kitchen with oak island with high ceilings
- 2x double sliding doors for ample light



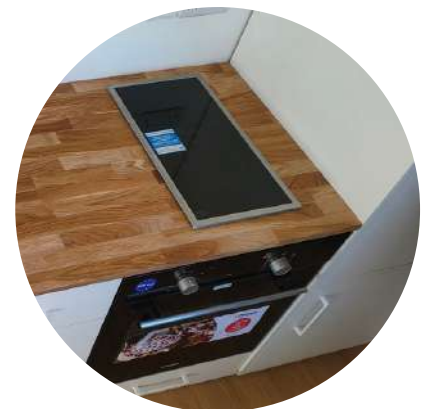
## CUSTOMISATION



Thermo wood - Natural  
Finish  
Spruce - Anthracite /  
Black



Choice of white Huntonit  
board  
or plywood wall finish



Oven/two ring hob optional  
Composting toilet or  
flushing toilet

# Solar PV Package

**REDUCE YOUR DEPENDENCE ON THE GRID**

From £8,500\*



In recent times, energy independence has moved to the forefront of discussions, primarily driven by soaring energy costs. For certain EU regions, there's a genuine concern about extreme weather events. Such phenomena can disconnect small, rural communities from the grid, potentially leaving them without power for extended periods.

These growing concerns, combined with an increasing reliance on traditional power grids, have highlighted the benefits of solar PV systems. These systems not only empower individuals to manage and monitor their energy consumption but also grant them the freedom to produce their own electricity. This self-reliance minimises concerns about fluctuating energy costs and the effects of severe weather on their daily lives.

## **Energy Independence through Solar PV Systems**

Solar PV packages are designed to provide you with energy autonomy. For those keen on decreasing their monthly energy expenditures, we present a standard package. However, if you're aiming for a comprehensive off-grid solution, our team can provide a detailed assessment to determine the precise solar capacity you'd need.

If you're contemplating is right for you, don't hesitate to contact to schedule a complimentary 20-minute Solar consultation with us. During this session, we'll provide a comprehensive calculation of the solar potential in your area, outline what our standard package entails, and make suggestions on supplemental panels and batteries if you're considering a fully off-grid setup.

Email: [info@thetinyhousing.co](mailto:info@thetinyhousing.co) to book your free consultation today!



# Power & Services

## What should I prepare for the installation?

Every project is unique with our customers as far as the North of Scotland to the South tip of England. Each land may require different access and siting solutions which is why we arrange a siting consultation prior to the delivery of your home to ensure you are ready for your delivery.



## What is placed under my home?

Included in the price is a bespoke traile allowing your home to be towed to your door and sited upon arrival. The trailer is then fixed in place with axle stands.

## How do I access services?

Our models are plug in and play with a 32amp hook-up and water inlets ready for a food grade hose to connect from your chosen water connection.

## How about wastewater?

Wastewater pipes are prepared under the home for you to connect to a sewer or soak away. We use composting toilets to remove black water from the system. Pair your model with eco friendly products for a home that is kind to your environment.

## What planning do I need?

Our models fit within the caravan act, conforming and exceeding BS3632 that not only reduces your VAT cost, but allows the models to work within tried & tested planning routes.

Each and every plot is different, and we'll do our best to advise you on the right route for planning, however we do advise you to speak with the local council and/or a planning consultant.



# SPECIFICATION COMPARISON

Method & Materials	Typical Lodge Specification	THC Specification	THC Benefits
<b>Insulation</b>	Rockwool - 0.35W/mK <ul style="list-style-type: none"> <li>• 100mm Wall</li> <li>• 100mm Floor</li> <li>• 200mm Roof</li> </ul>	Isover KL - 0.31W/mK <ul style="list-style-type: none"> <li>• 200mm Wall</li> <li>• 250mm Floor</li> <li>• 250mm Roof</li> </ul>	Heat retains for longer Lower energy and heating bills Improved sound absorption
<b>Cladding</b>	Composite Cladding 20-25 year lifespan.  Timber cladding or other materials.	Thermowood Cladding 30-60 year lifespan.  Metal Standing Seam 50 year lifespan.	Designed to last a lifetime Minimal maintenance No chemicals or plastics used
<b>Membrane</b>	Basic housewrap, with minimal insulative value or low air-tightness ability.	SIGA Majcoat 150 Membrane with Siga Wigluv tape.  (used in all Passive Haus homes)	Eliminates draughts Fully watertight and breathable structure Heat retains for longer
<b>Framing</b>	Timber frame or SIPs 100-150mm Wall 150-200mm Floor 150-200mm Roof	C24 Structural Timber frame <ul style="list-style-type: none"> <li>• 200mm Wall</li> <li>• 250mm Floor</li> <li>• 250mm Roof</li> </ul>	Stronger, more resilient with less defects. Thicker walls means for additional insulation
<b>VCL</b>	Tyvek or other membrane with basic tape for minimal airtightness control	SIGA Majpell® 5 Vapour Control Layer with Siga Rissan Tape 0.76 m3 (q50 test)	Used in all Passive Haus homes to create an airtight layer and to help with vapour control
<b>Windows &amp; Doors</b>	Windows - Double Glazing 1.2-1.6W/mK  Doors - Double Glazing 1.2-1.6W/mK	Windows - Triple Glazing 0.8W/mK (U-Value)  Doors - Triple Glazing 0.8W/mK (U-Value)	Reduce heatloss by up to 40% Better sound absorption for quiet homes
<b>Mechanical &amp; Heating</b>	Air vents and membranes  Gas heating or wood burner.	MVHR - Superior airflow & recuperation  Air source heat pump - cooling & heating ability	Provides cleaner air and reduces condensation. Reduces heating bills by up to 70%

# OUR ECO-FRIENDLY MATERIALS & CERTIFICATIONS



**HUNTONIT**  
*Malte tak- og panelplater*

Wall Boards

BREEAM® NOR



Bathroom Wall Panels



**STEICO**

Woodfibre Underlay



PVC Roofing Membrane



**SIGA**  1966

Vapour Barriers, Tapes & Membranes



 **TIKKURILA**

Ultra-low VOC, super-hard wearing, allergy-friendly paints



**THC** HOMES

Team of certified expert architects, engineers & tradespeople build our models