

GARDEN ROOM LILLY

This 12.1 m² garden room offers cozy charm and versatility. A panoramic window brightens the space, ideal for a creative studio, garden room, or office.



Product Name	LILLY
Category	Garden room
Size	W 5.2x3.0m H 2.5m
Roof area	15.6 m ²
Living space	12.1 m ²
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



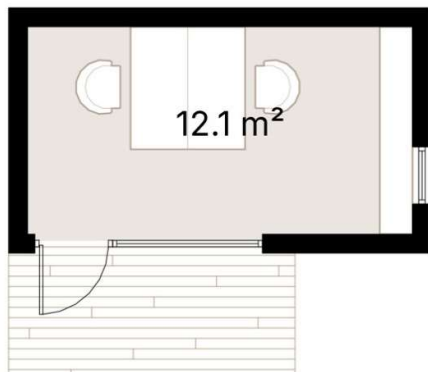
PREMIUM MATERIALS

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



With a bit more space, this 12.1 m² garden room maintains its cozy charm while offering versatility. Its panoramic window invites ample natural light, making it an ideal setting for a hobby workshop where you can indulge in your creative pursuits.

Additionally garden room can easily convert into an overflow guest bedroom for visiting friends or family, providing a comfortable retreat for overnight stays. Alternatively, it can serve as a fitness studio, offering a serene environment for yoga, workouts, and exercises.

Whatever your needs, this garden room provides a versatile space for relaxation and productivity. Its slightly larger size allows for more extensive customization options, such as the addition of storage solutions, shelving for equipment or supplies, or even a small seating area for breaks between activities

SPECIFICATION

Dimensions	W 5.2x3.0m H 2.5m
Category	Garden room
Roof area	15.6 m ²
Living space	12.1 m ²
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	-
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	-
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