





Now your home

Welcome to nHouse

The nHouse range of homes have been designed for developers who want green, affordable, spacious and modern new houses with a contemporary look and no compromise on quality





Fast modern modular housing... for everyone





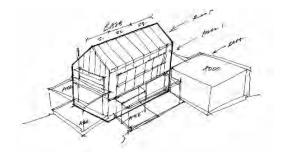
The culmination of a lifetime's architectural vision and experience





Homes that make us happier and healthier





Day one design ideas for a 'new' sort of home

nHouse: The 'n'stands for New

In 2017, nHouse founder Nick Fulford decided to build a home for his young family. He wanted it to be modern, eco-friendly, made using natural materials and designed to last many lifetimes.

But Nick couldn't find what he wanted. Using an architect to design a big budget 'Grand Designs' type house might take years. Importing an expensive European kit house would be a headache. And the house sizes, styles and quality offered by the big house builders didn't appeal.

There was only one answer, Nick would simply have to design his own house.

When Nick started showing his design ideas to friends and family it became clear from the positive feedback that he wasn't the only home buyer looking for something better and different.

An idea was born to create a new house building company committed to making spacious, green, high quality homes full of natural materials and constructed using the latest high tech building methods.



Nick and a team of architects and builders spent two years developing a range of architectural designs, testing materials, prototyping, completing all the necessary engineering work and achieving the accreditations needed for the houses to be mortgage and warranty approved. They even settled on a name for the company when the working title of 'nHouse' stuck.

In 2020, nHouse was finally ready to start supplying houses. Since then they have delivered numerous homes across the UK as far afield as Devon and Cambridgeshire. Their homes have achieved energy efficiency ratings in the top 1%, have been profiled across the UK media and have even received accolades such as a Gold at the London Design Awards.

Today, nHouse offer five different houses from its core range. Designs can be amended and designed for volume orders. Additionally, nHouse is able to 'modularize' existing property designs so they can be manufactured and made using modules. Units are completed 20 weeks after construction commences. nHouse is able to offer up to 100 units per year.

nHouse - now your home



Winners at the London Design Awards 2021

A healthier and greener home

Modern buildings can often feel ill-lit. By contrast nHouse homes are filled with daylight thanks to large windows and roof lights. Our main rooms and our high ceilings create a welcome sensation of light and space.

The nHouse is filled with materials like wood and stone. The human body responds positively to natural environments which can help to create a sense of calm. High levels of acoustic performance provide the enhanced peace and quiet essential to modern living.



An nHouse can be located in almost any environment, from urban to rural, and on most land types. There are few limits to where we can build homes.

The strength and lightness of the nHouse results in its foundations needing to be less ecologically invasive. They are also quicker to install and typically less expensive than foundations needed for houses made out of brick and concrete.



nHouse eco achievements

nHouse has a strong focus on environmental standards. Each home comes with:

- ✓ "A" rated Energy Performance (depending upon client specification) in the top 1% of new build houses in the UK
- ✓ High levels of insulation and airtightness due to precision offsite construction techniques
- ✓ Good levels of daylight due to 20% more glazing reducing the reliance on artificial lighting
- ✓ High quality double-glazed windows to boost air tightness and minimise heat loss
- Each nHouse has a high level of thermal mass helping to improve building comfort and lower heating and cooling bills
- ✓ Deep overhangs help to manage overheating in the Summer and retain heat in the winter - boosting energy efficiency



- Heating and/or hot water provision from a renewable source (such as solar panels or a Ground Source Heat Pump)
- Energy efficiency is booster by a Mechanical Ventilation Heat Recovery System (MVHR)
- Renewable energy systems with solar PV, inverter and a house battery
- ✓ An electric car recharging point
- Use of sustainable natural materials and an avoidance of plastics
- ✓ A target of Zero landfill in the manufacturing process through recycling and careful material management
- ✓ Dramatically less traffic congestion, noise and pollution around your plot during the construction process

RANWATER CAN BE CAPTURED FOR RE-USE SOLAR SHADING & AXIMISED NATURTAL DAYLIONHT HIGHLY INSULATED & AIRTIGHT BUILDING ENVELOPE SUSTAINABLY RESPONSIBLE HEAT RECOVERY TECHNOLOGY MATERIALS & CONSTRUCTION LOW ENERGY LED PHOTOVOLTAIC POWER. GENERATION & STORAGE LIVART FITTING LOW LEVEL THERMAL SKIRTING BOARD HEATING WATER-SAVING SANITARYWARD MINIMUM IMPACT ON LOCAL ECOLOGE SPACE TO GAROW & EXTEND REDUCED MAINS WATER US SMART BUILDING CONTROUS TO REDUCE ENERGY USE SITE SPECIFIC ORIENTATION TO MAXIMISE DAYLIGHT LEVELS BLECTRIC CAR CHARGENGE POINT ENSURE HOUSE DOES NOT OVERHEAT CYCLE STORAGE

Other eco-benefits of offsite

Offsite can result in a 50% reduction in material waste, which normally ends up in landfill, compared to conventional construction. (Research by Building Green.)

Modular Construction reduces site traffic and therefore local community pollution, congestion and infrastructure damage by approx. 90%. (Research conducted by McGraw-Hill Construction.)

The residential property sector emits approximately 15% of all CO2 emissions. (Department for Business, Energy & Industrial Strategy). The UK government aims to cut carbon emissions by 78% by 2035.

Factory-produced homes can produce up to 45% less carbon than traditional methods of residential construction. (2022 research by academics from the University of Cambridge and Edinburgh Napier University.)

nHouse support Developers

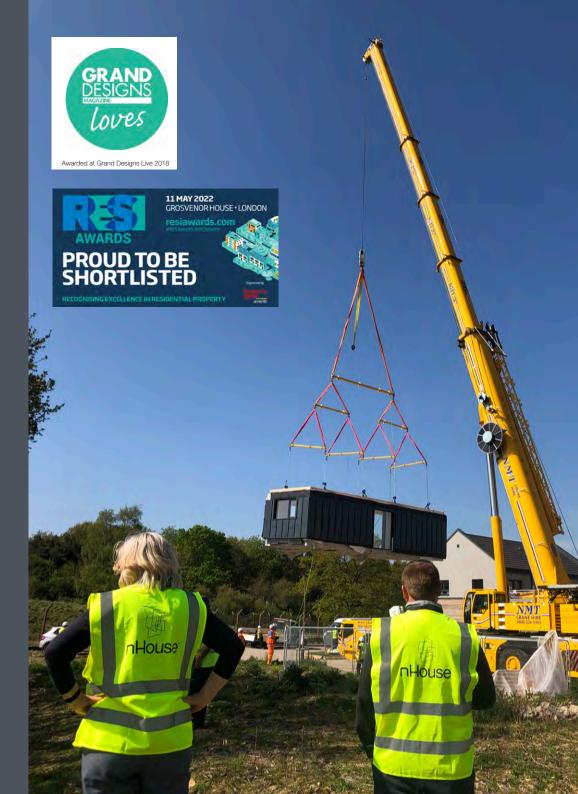
nHouse are able to provide early stage site assessments and quotations to support developers undertaking feasibility assessments.

Developers looking to proceed into planning are able to save on the costs of commissioning new architectural designs if they select units from the nHouse core range. We are also able to give greater certainty on cost at an early stage when compared to traditional construction.

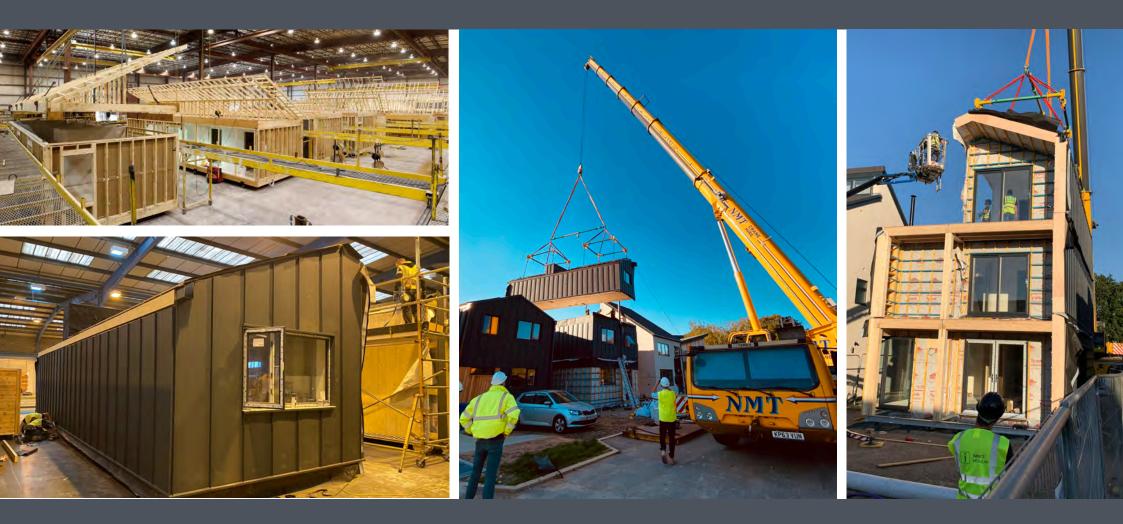
The nHouse core range of homes are pre-designed and approved meaning they are Building Control and Warranty friendly.

nHouse partner price discount for volume orders over five units.

If you become an nHouse Development Partner we will present to you pre-qualified sites suitable for nHouse schemes.



Howmodularworks



Why modular?

Speed

We are not held back by the weather, limited light or design and build issues. Using a production line is very efficient. 20 weeks after placing your order, your first finished nHouse will be ready for occupation. And we can deliver 100+ homes per year.

Quality

Everything is checked and checked again and built to exacting standards in a state or the art factory on a modern production line. Would you rather your car was built in a rainy field? Same with houses.

Reliability

Pre-existing designs and engineering. Pre-warranty and mortgage approval. Known prices. Consistent timelines. Repeated processes.

Planning / finance support

The government is providing more support for developers looking to use modern methods of construction and demonstrate innovation.



Cost savings

Faster delivery times reduce the project period by approx. 33% with cost savings at site.

Choice

nHouse offer 5 house types in a variety of sizes, materials and finishes to suit different tastes and needs. An nHouse is designed to sit on any foundation solution and can be detached, semi-detached or terraced. We deliver to most of the UK.

Support

We offer an end-to-end service from the provision of submission ready house planning pack to sales and marketing support.

Sales

Our nHouse range has been designed by award winning architects to be more spacious, eco-friendly and long lasting. With lower running costs and 'Grand Designs' styling more people want to live in an nHouse than a typical new build. For your development this means more demand, faster sales and better exit prices.



Bespoke Design Service

We start with a review of your house design to confirm its suitability to be made in modules.

We work alongside you to adapt the design to work with your existing planning approval or intended submission We provide a price estimation for your bespoke houses After planning we put the revised designs through a full production process including structural work, warranty preapproval, building control pre-approval and then final engineering and production pack creation.

We then supply final prices and contracts.

Additional 12-16 week design process Bespoke design service costs of £25,000 to £35,000



Design Adaptation Service

We work with with you to change and adapt our existing designs to your needs.

We create revised drawings suitable for planning We provide you with an estimate and pricing for your adapted house.

After planning we put the revised designs through the final engineering and production process.

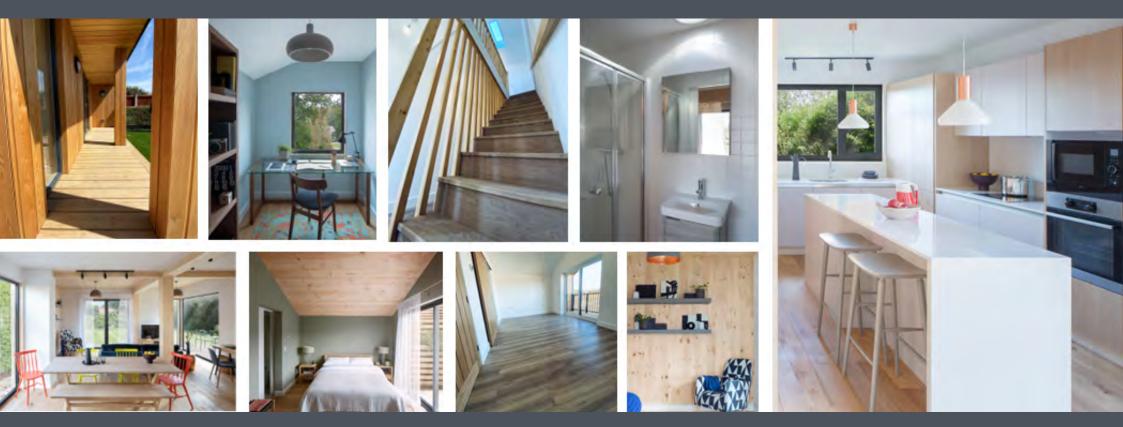
We then supply final prices and contracts.

Additional 4 week design process Design adaptation process costs approx. £10,000



Recent Builds











nHouse4+



nHouse4X



nHouse5



nHouse5+

Three Bedrooms. Three Bathrooms.





GIA

104 sq m / 1119 sq t

Bedrooms3Bathrooms2Storeys2Modules4





nHouse3 is a three bedroom, two bathroom self build house with over 100 sq m of internal living space overtwo storeys. It's available with or without an optional carport.

You can position the main entrance door at either the front or the side of the house.





nHouse4+



Four Bedrooms. Three Bathrooms.



nHouse4+

GIA

150 sq m / 1614 sq ft

Bedrooms4Bathrooms2Storeys2Modules6

The nHouse4+ offers four spacious bedrooms, two bathrooms and additional ground floor living space.

The ground floor features a large hallway, WC, advanced kitchen with work island, and spacious living area with access to a decked veranda.

The additional ground floor room makes an ideal dining room, playroom or office.

An optional sun room can also be added to increase the living space further.

The first floor has a master bedroom with en suite bathroom and access to a balcony, three further bedrooms, family bathroom and storage space.

19













GIA

150 sq m / 1614 sq ft

nHouse4×





Bedrooms	4
Bathrooms	4
Storeys	2
Modules	6

The nHouse 4x is a four bedroom, four bathroom home over two storeys

The ground floor features a large hallway, WC, modern kitchen with work island, floor-to-ceiling windows and spacious living area with veranda.

An additional room, ideal proportioned to accommodate a large dining room, is accessible from the main living space.

On the first floor is a spacious master bedroom with ensuite bathroom and balcony.

A further large bedroom features another en-suite.

The remaining two bedrooms, a single and a double, share a family bathroom. An additional large hallway and linen cupboard are located on the first floor.





Five Bedrooms. Four Bathrooms.



GIA

156 sq m / 1679 sq ft

Bedrooms5Bathrooms4Storeys3Modules6

nHouse5





The nHouse5 is a five bedroom, four bathroom home over three storeys.

The ground floor features a large hallway, WC, modern kitchen with island, floor to ceiling windows and spacious living area with veranda.

The first floor has two spacious bedrooms, a balcony, two bathrooms and storage space.

On the second floor is a master bedroom with a balcony and an ensuite bathroom, as well as two further bedrooms and a family bathroom.





nHouse5+



Five Bedrooms. Four Bathrooms.



nHouse5+

GIA

208 sq m / 2238 sq ft

Bedrooms 5 Bathrooms 4 Storeys 2 Modules 8





The nHouse5+ is a five bedroom, four bathroom home over two storeys.

The ground floor features a large hallway, WC, well equipped utility room, modern kitchen with work island and space for a large table with access via double doors onto an attractive and partly covered veranda. To complete the downstairs area there is an additional large separate living room.

The first floor has five spacious bedrooms including a master bedroom with balcony and ensuite. A further three double bedrooms and a single bedroom share two bathrooms.

Specifications, Options and Upgrades



Timber Frame Structure - KEY

Your home will be constructed using a timber frame platform system and internal racking walls. This is a sturdy system that will ensure your home lasts many lifetimes. Top specification insulation and thick wall build-ups mean your home will achieve a good thermal mass and high air tightness. This results in a high level of energy efficiency and lower running costs

Main Door Location - KEY

Each nHouse can be configured with the main entrance door either at the front of the house or to the side. Both options are including in the KEY specification

If you want to locate the main door at the front of the house this will mean that the downstairs WC needs to be moved to a different location - next to the ground floor stairwell. Selecting this option will also result in the kitchen pocket door becoming the main access from hallway to the ground floor



Standing Seam Wall Cladding- KEY

A long lasting, high quality steel 'seam' system available in a multitude of colours (see swab below). Provides a contemporary look. Comes with 25 year Guarantee and achieves A+ within the BRE (British Research Establishment) Green Guide. This cladding is applied to all external walls above Ground Floor





HighqualityLarch - KEY

Kiln dried, vertical larch timber cladding with a shadow gap. Ungraded and unsorted for a natural warm finish. Fitted to the external facade of the ground floor of your house



Burnt Larch - Upgrade

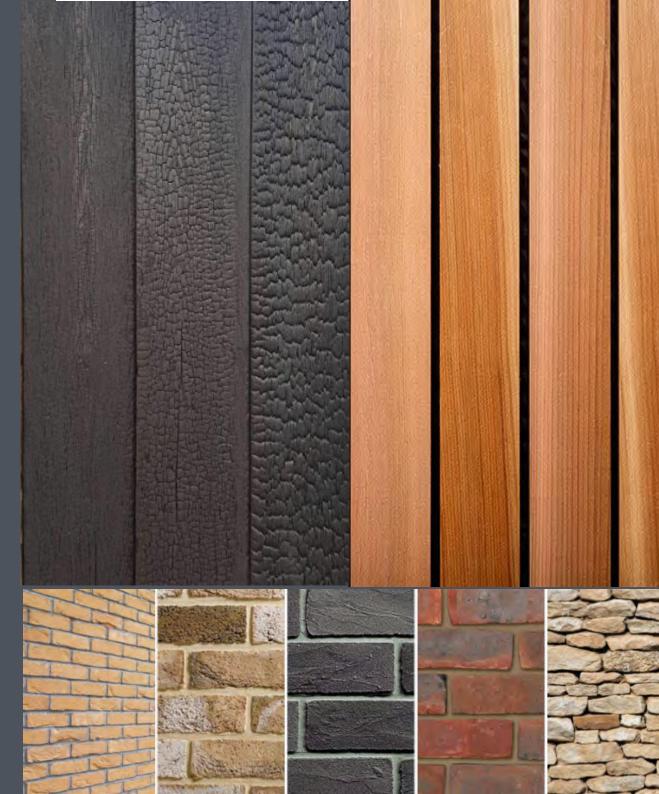
Vertical kiln dried burnt arch with a shadow gap

Red Cedar - Upgrade

Grade 4 Clear horizontal timber with shadow gap From

Brick Slips or Stone Slips - Upgrade

Bricks and stone slips can be applied to some or all external walls. They come in a variety of styles. They are mounted onto insulation boards and finished with mortar. The finished effect is indistinguishable from full brick or stone. Matching Lintels and Quoins available





Wall Render - Upgrade

A white silicon silicate (thin or thick coat) render in bright crisp white. This long last render is self cleaning and breathable

Render Is also available in a variety of colours



Options - External Roof Finish

Standing Seam Roof - KEY

Pre-finished thick steel roof using the Tata Catnic system. Multiple colours available. 25 year warranty (see Standing Seam Cladding for more details)



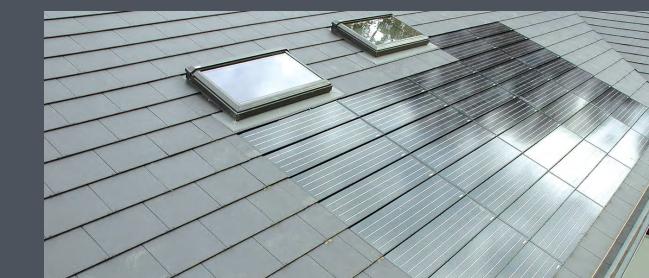
Traditional Style Tile - Upgrade

Metrotile's 'Decra Oberon' presents as a traditional split shingle red roof tile (part steel) Multiple colours available



Ceramic / Slate Effect - Upgrade

NuLok ceramic tiling system that can also seamlessly incorporate solar tiles if required provides an authentic slate effect



Options – Rainwater goods

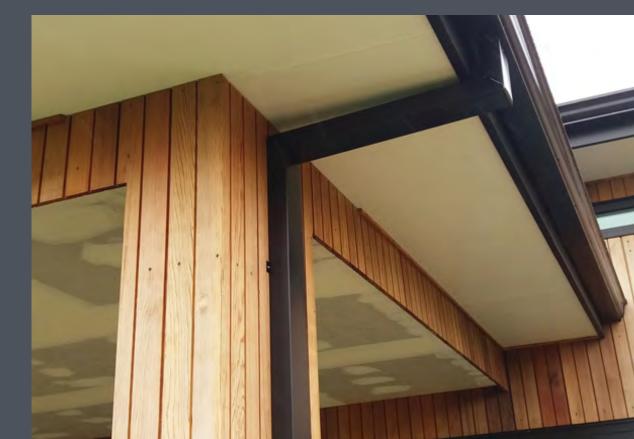
PVC System – KEY

Select long lasting Anthracite Grey or other colours such as white or black. This is a full system including downpipes, guttering and hoppers available in a variety of styles



Powder coated Aluminium - Upgrade

A higher quality treated metal which can be 'squared' in style. This is the price of an upgrade to the full system. Available in Anthracite Grey (or other colours)



Options – Balcony

Timber Balcony - KEY

A think larch timber handrail and frame is fronted by attractive vertical larch spindles

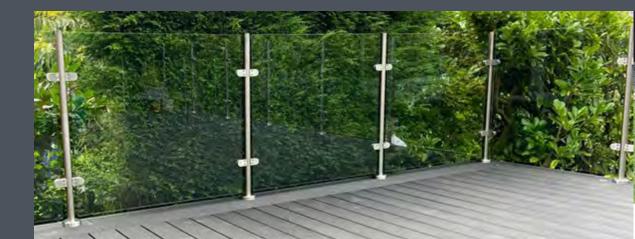
Juliet Balcony – Upgrade

Reinforced thick safety glass with powder coated / painted steel frame and stainless-steel fixings



Semi Frameless Glass Balustrades - Upgrade

Strengthened thick glass panels with 'invisible' fixing connections (to sub frame) and additional balustrade posts for additional strength. This design offer greater visibility and light



Options – Window and external doors

UPVC Flush - Key (1)

High quality and long lasting double glazed windows with a ten year warranty. These provided good insulation to the home and are easy to maintain. Available in Anthracite Grey or white external finish. Comes with white internal finish and metal finish handles and hinges

Composite Aluminium and Timber - Upgrade

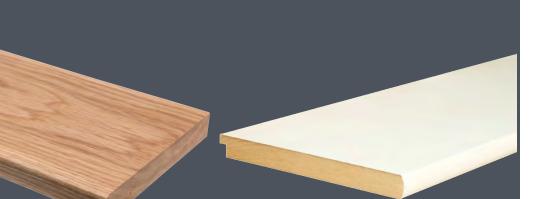
Higher quality double glazed windows achieving better levels of insulation and air tightness. These come with a 20 year warranty. Available in Anthracite external finish. Come with a natural laminated timber or white painted timber internal finish

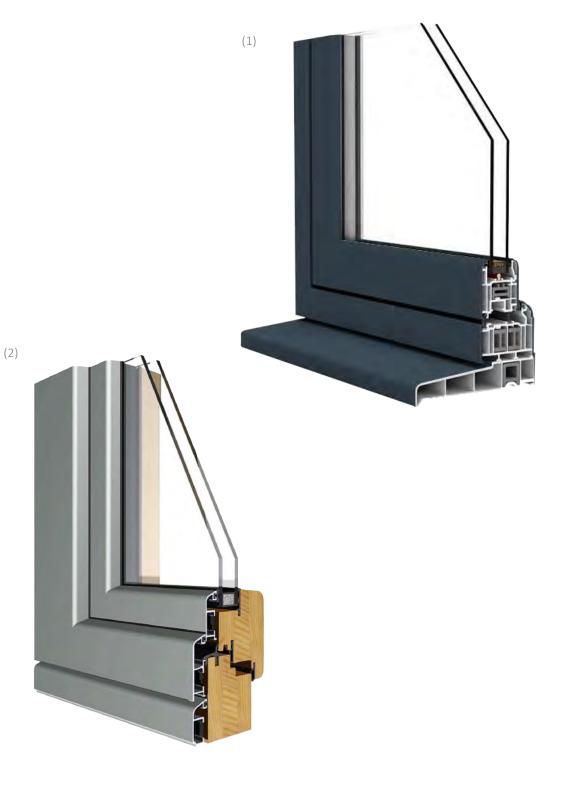
Internal Window Board - Upgrade

Internal timber boards that provide an attractive window sill Multiple edging details available

Electric Roof Window / Window Blinds - Upgrade

Remote controlled roof window opening technology is available as well as blinds for roof windows





Options – External Decking

For both veranda and balcony

Larch Decking – KEY

Grade A larch decking with thick groves to provide stability and good water run off. The edging strip is attractively cross laid. This natural material will require occasional treatment to maintain its appearance

Composite Aluminium and Timber - Upgrade

Higher quality system made aluminium with a timber style finish. Will last longer than a timber only version and will maintain its colour for longer.

Aluminium Wood Effect Decking – Upgrade

Very long lasting aluminium waterproof decking system. Available in a variety of colours, woodgrain textures, patterns and widths



Options - External Entrance Door

Flush PVC Front Door - KEY

Excellent quality and durable with a life span of around 35 years. Low maintenance and attractive. Anthracite Grey although other colours available. White chamfered internal frame. Spyhole & letter box. Metal finish ironmongery

Composite Wood GRP Door - Upgrade

With glazed viewing panel and long bar handle. A robust wood coat sits on a high-performance Cross Laminated Ply Foam core. Comes in an Anthracite external finish or other colours with white Internal finish. Separate wall mounted letter box. Metal finish ironmongery

Solid Wood Front Door - Upgrade

With glazed viewing panel and long bar handle. Oak external & internal finish. Separate wall mounted letter box. Metal finish on ironmongery



Wall Paint for all internal walls or features walls

White Matt- KEY

From Dulux. Long lasting brilliant white

Feature Walls - Upgrade

Using Dulux Trade. Wide variety of colours. Matt or Eggshell finish







Options - Internal Wood Floor Finish

(Includes stairs)

Laminate Timber – KEY

Low maintenance, high quality laminated flooring. From rustic oak designs to striking wood and tile effects

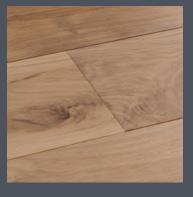


Engineered Wood - Upgrade

Providing a solid wood appearance. Made with cross ply layers with a top layer of real wood. Greater stability and more durable than laminate

Real Wood – Upgrade

Oiled, hardwood, solid flooring. In a variety of types, patterns and grades. A natural material that can be repeatedly treated to return it to near its original condition





Options - Internal Carpet Finish

(Includes stairs)

Easy Clean carpet - KEY

Stain resistant, pet & family-friendly. The Easy Clean carpet ranges are perfect for all around the home and all come with a 10 Year Stain and Wear Guarantee

Soft Deep Pile carpet - Upgrade

Cosy, luxurious and soft to the touch. These deep pile carpets are made from 100% Luxelle Polypropylene and are available inn a range of colours. Come with a 10-year stain warranty

WoolLoop carpet-Upgrade

Naturally textured and resilient with a quality feel. Wool Loop carpet options are made up a variety of different ranges all with their individual style including a striped finish or a range that has the look of natural sea-grass



Options - Internal Doors

Includes 'Pocket Door' system for kitchen 'Barn Door' system for en suite bathrooms

Wooden Door- KEY

Hollow core doors with attractive external panels (horizontal or vertical) constructed using high quality veneers for a superior finish. Available plane or in white

Wooden door with glass panel - Upgrade

Waxed / Oiled doors featuring a large semi-opaque glazed panel to allow greater light transfer whilst maintaining privacy. In White or Oak

Glass panel door - Upgrade

Internal black fully finished clear glass door for maximum transparency and light transfer



Options – Door Ironmongery

Matt Finish Bar Handle - KEY

Stainless Steel door handle, contemporary design with matt finish

Black Handle - Upgrade

Constructed from superior zinc alloy with a sleek, tubular handle, rounded edges and a robust, push on round rose cover. Comes with 10 year mechanical guarantee

Gold Handle - Upgrade

Satin brass door handles. Lever on concealed fix threaded rose. A diamond pattern knurled round bar. Comes with 10 year mechanical guarantee





Options – Space Heating

Hot Water Vertical Radiator - KEY

Standard radiator system in white or chrome. Heating provided by hot water system

Electric Vertical Radiator - Upgrade

Standard radiator system in white or chrome. Electrically heated

Thermaskirt Electric - Upgrade

An award winning system featuring a triple electric filament hidden in part of the skirting board. Saves valuable wall space and provides greater energy efficiency

Thermaskirt Wet System - Upgrade

The same Theremaskit system but using a triple hot water pipe system rather than an electric filament



Options - Kitchen

Your fully fitted and complete nHouse kitchen includes all cabinets, drawers, a central kitchen island and breakfast bar, worktops and splashbacks, oven, microwave, hob, extractor, dishwasher, washing machine, fridge, freezer, sink and tap. All cabinets are made in the UK to high standards and feature soft closing doors and hinges to avoid slamming. Your kitchen is available in a range of contemporary styles. with over 100 colours available





Options – Kitchen Worktop

Wood 'Block' effect laminate worktop – KEY

Strong, durable and easy to maintain with a thick edge. Available in a variety of wood effects and colours

Hard Wood worktop - Upgrade

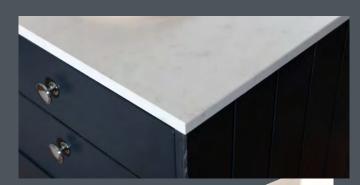
Oiled, thick, natural material with a thick edge. Typically Oak but available in other wood types

Chamfered edge Quartz Stone worktop - Upgrade

Hard stone Coral Quartz that is 20mm thick with chamfered edge. Available in a wide range of colours and finishes

Chamfered edge solid Marble worktop - Upgrade

Extremely high quality and long lasting material. Available in a wide range of colours and finishes







Options – Kitchen Taps

Matt Steel Mixer tap – KEY

Contemporary designer style with a hand polished chrome finish. Manufactured from high quality brass and featuring a swivel spout for ease of use

Squared Design kitchen mixer tap - UPGRADE

Quad 2 Lever Kitchen Mixer Tap, Brushed Nickel

Matt Black kitchen mixer tap - UPGRADE

The tap comes in a sleek matt black finish and features a swivel spout ideal for twin bowl sinks

Quooker 3-in-1 Boiling Water Tap – Upgrade

A single tap which unites both mixer and boiling water functions. Convenient, space saving and sleek. Incorporates a childproof doublepush-and-turn handle with light ring



Options – Kitchen Sink

1.5 Stainless Steel Sink – KEY (1)

A sleek, stylish sink that fits perfectly into any worktop. The main bowl has a depth of 20cm making it extremely practical

1.5 Composite Sink - Upgrade (2)

With a rough texture and matt finish this sink is dirt repellent and scratch resistant. Highly durable with a 20 Year Manufacturers Guarantee. Available in black, grey and white

White 1.5 Sink - Upgrade (3)

1.5 Bowl Under-mount white ceramic Kitchen Sink









(3)

Options – Cooking

Zanussi - KEY (1) Pyrolytic Oven, Combination Microwave. Induction hob with zone linking

AEG-Upgrade (2) Pyrolytic Oven Combination Microwave. Induction hob with zone linking

NEFF - Upgrade (3) Pyrolytic Oven Combination Microwave. Induction hob with zone linking

(2)







(3)



Upgrade – Kitchen Upgrades

Bespoke Kitchen Upgrade from +£5,000 Featuring higher quality cabinet carpentry, finishes, lighting and storage

Style suggestion Sandstone

Style suggestion Dove Grey

Style suggestion Navy





Options – Electrical Services

White – KEY (1) Long lasting and low maintenance white plastic

White with USB System – Upgrade (2) With additional USB ports in each plug socket

Brushed Stainless Steel with USB – Upgrade (3)

Colored Designer with USB - Upgrade (4)







1917



3)







Options - Bathroom

Sanitary wear, Baths and Showers

Bathroom / WC Basin – KEY

White wall mounted ceramic sink in contemporary style with single tap hole and over flow. Smaller size for downstairs WC room. Comes with chrome waste fittings



Back-To-Wall Toilet – KEY

With a modern look and made from easy to clean glazed ceramic. Features a soft close toilet seat. Cistern hidden in bathroom wall to create additional space in the bathroom

Bath - KEY

A large and deep single ended rectangular bath. Made from comfortable, warm and skin-friendly acrylic. Comes with a fitted bath panel. Single or double tap hole available

Shower Tray - KEY

A strong and lightweight white acrylic capped stone shower tray manufactured with anti-slip features



Options - Bathroom

Tiles, Taps and Screens

Bathroom Tiles – KEY

Available in White, Sandstone and Stone. White or grey grout and chrome trim. Tiled to half height. Floor Tile : 44x44cm Wall Tile: 25x44cm



Bathroom Taps – KEY

Available in highly polished chrome or matt finish. For sinks and baths. Contemporary in style and long lasting





Shower Screen – KEY

Shower door size. Made from toughened safety glass. Features chrome trim and handle. Comes with space saving concertina opening system





Options - Bathroom

Heating, Power and Mirror

Chrome Towel Rail - KEY

Stylish, chrome plated towel rail with superb output. Heated from hot water system. 750mm x 500mm. Also available in White

Shaver Point - KEY

Smart chrome power point for toothbrush and electric razor power and charging

Mirror - KEY

A square flush mirror with invisible fixings. 700mm by 600mm. Can be fitted vertically or horizontally







Upgrade – Bathroom Suites

Upgrade to a bespoke designed bathroom from +£4,000

Includes colour matched cabinets with additional storage, upgraded sanitaryware in stone/ceramic, designer taps, power-shower, shelved mirror cabinet with backlight and demister and premium tiling to full height

Style suggestion Dove Grey

Style suggestion Sandstone

Style suggestion Slate Grey





Eco Pack

Standard Solar Pack - KEY

An entry level eco-system converting sunlight into energy. A number of solar panels will be positioned on the roof of your home in the optimal position to maximize their exposure to the sun. These panels will then provide approximately 1kw of power into your home

Enhanced Solar Pack - Upgrade

A fully integrated solar roofing solution converting sunlight into energy. Includes an Inverter and double battery system. Achieving an output of approx 4.6kw Solar

ASHP (Air Source Heat Pump) - KEY

This is an outdoor unit that transfers heat energy from the air to your home for hot water and heating

Home Car Charger- Upgrade

This is an outdoor unit that quickly chargers your car





Upgrade – Bin Store / Carport

Bin Store - KEY

Spacious bin store and external storage area with double doors and level access. Sufficiently proportioned to fit large wheelie bins and bikes. Made from timber frame with external timber cladding.

The bin store is included for the nHouse4x, 4+ and 5+.

Car Port - Upgrade for nHouse3 or nHouse5

Sufficiently sized to fit a single vehicle (please check full dimensions). Made from a timber frame structure with recessed lighting, internal timber finish. Ground works and driveway finish not included in price



Upgrade – Bespoke Chimney and Flue

Includes log burner, hearth stone, flue and installation A log burner offers an ideal way to produce additional heat in your home and to create a relaxing setting in your living room. Available in a wide range of styles and sizes, nHouse will organise for your log burner, hearthstone and flue to be fitted and commissioned



Upgrade – Home Management System

Taking control of your home whilst increasing its value. Options include: CCTV and security system Monitored alarm Lighting controls Doorbell camera Solar power usage management Battery usage management Heating controls

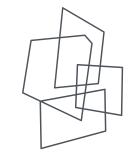


Upgrade – Sun Room

Luxury bright additional ground floor sun room for nHouse 4+ only -Upgrade

Made from a long lasting powder treated stainless steel frame in a range of colours. Additional glass doors with a variety of opening options. A ceiling lantern window (with the option for electric opening). Includes flooring, wall finishing, space heating, ironmongery, electrics. Approximately 5m length, 2.7m depth, 3m height

From: +£35,000 From: +£45,000 if integrated into thermal envelope of house



nHouse

Now your home

Contact Nick Fulford:

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