



•• SMALL SCALE, ENERGY EFFICIENT HOUSING ••

## **Tiny Homes Guide Price**

Energy Efficient Tiny Home structure is built at a guide price of €1,025 per m<sup>2</sup> or €95.23 per ft<sup>2</sup>.

Cost per m<sup>2</sup>/ ft<sup>2</sup> includes: A rated patio door and windows, Eco Floor construction (Marine ply, Kingspan, eco wool, treated joisting & W.B.P ply), eco wall detail (214mm, Kingspan insulation, damp proof & breather membrane, treated structural timber, OSB board, eco wool and your choice of exterior cladding), gutter system, delivery and 100mm insulated Kingspan roof.

## **Additional Services and Fittings**

- Internal T&G, Plasterboard or Birch ply finish (varies depending on size of structure): €1,000 - €3,000.
- Wiring, power sockets & lighting (ready for hook up): Approx. €1,000.
- Plumbing (ready for hook up): €700.
- Fitted kitchen including extractor fan: €1,500 (varies depending on client specification for kitchen).
- WC fitted toilet & sink: €900
- Water heater: €300.
- Fitted shower & cubicle: €900.
- Under sink cabinet: €100.



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- Tiled shower Area: €500.
- Internal sliding doors: €300.
- Electric heating system: €400.
- Foundation (varies with size & detail required): €800 - €2,500
- Decking (varies with size & detail required): €800 - €2,000
- Custom design work: €600 - €1,500
- Tailored planning application package (including council fees, mandatory planning application charges & option of custom design): €1,500 - €3,000.

Other optional extras include: space efficient furniture, accessibility related fittings, voice activated fittings, blinds, storage options & security system.

Please reach out to Colla McMahon if any further information is required about any of our services: 083 8116 025 or [design@tinyhomes.ie](mailto:design@tinyhomes.ie)

\*Above pricing is exclusive of VAT, charged at 13.5%