

SUSTAINABLE LIVING

MODULAR
APARTMENT
BUILDINGS



Revolutionizing Sustainable Living with Factory-Built Homes

In recent years, the world has witnessed a growing trend towards sustainable living as individuals and communities embrace the urgent need to protect our environment. Among the various approaches to sustainable living, one concept has been gaining considerable attention: premium living through factory-built sustainable housing. This innovative approach combines the best of luxury and eco-consciousness, offering a unique living experience that is both opulent and environmentally responsible.

Factory-built sustainable housing involves the construction of high-end, customizable homes in controlled environment, using advanced manufacturing techniques. These state-of-the-art factories are equipped with cutting-edge technology and precision engineering to create exquisite living spaces with minimal environmental impact. By leveraging off-site construction methods, these homes are built more efficiently and with less waste compared to traditional on-site construction.

What sets premium living apart is the emphasis on luxury and comfort. These factory-built sustainable homes are designed by renowned architects and interior designers who understand the desires of discerning homeowners. Every aspect of the living space is meticulously crafted to provide a lavish and indulgent experience. From spacious floor plans and high ceilings to premium finishes and smart home automation, no detail is overlooked in creating the perfect sanctuary.

However, luxury is not the sole focus of premium living. These homes can also be equipped with a range of sustainable features that minimize their ecological footprint. Solar panels, rainwater harvesting systems, and energy-efficient appliances are just a few examples of the eco-friendly elements that can be integrated into these residences. Additionally, innovative insulation materials and efficient HVAC systems ensure optimal energy usage, reducing both costs and environmental impact.

The factory-built nature of these homes brings numerous advantages. Firstly, it allows for streamlined and predictable construction timelines. Since the components are manufactured indoors, the building process is not hindered by external factors such as weather conditions. As a result, homeowners can expect shorter construction periods and a more reliable move-in schedule.

Beyond the individual benefits, factory-built sustainable housing contributes to a more sustainable future for all. By optimizing material usage and reducing waste, these homes help conserve natural resources. The incorporation of renewable energy systems and efficient insulation significantly lowers greenhouse gas emissions, making them a vital part of the fight against climate change. Factory-built sustainable housing is a testament to the fact that luxury and environmental consciousness can coexist harmoniously.

As we navigate an era where responsible living is imperative, premium living through factory-built sustainable housing presents a compelling solution. These homes offer an extraordinary combination of elegance, comfort, and ecological mindfulness. They provide individuals with the opportunity to enjoy a luxurious lifestyle while actively contributing to a healthier planet. In the quest for a sustainable future, this innovative approach paves the way for a new era of premium living that is both glamorous and environmentally responsible.



Think Differently, Live Sustainably!



In short

Timbeco Modular

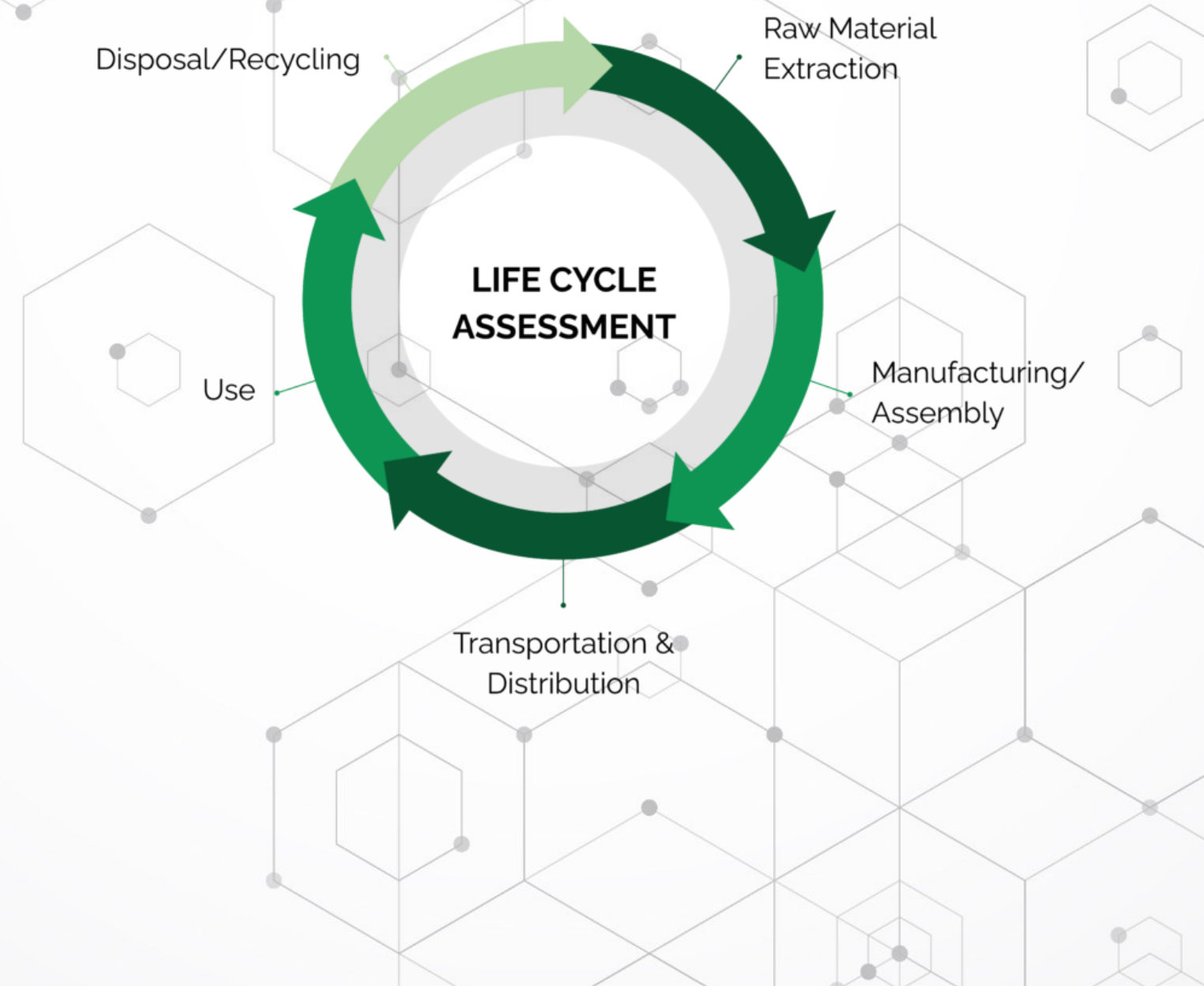
Timbeco Modular is a revolutionary new approach to building. Serially prefabricated, complete living space modules made of timber frame are combined into multifunctional living units according to the “plug & play” principle. The result is buildings that not only guarantee a modern and special ambience, but also have decisive advantages in terms of health and indoor climate. Timbeco Modular enables short construction times, reduces on-site emissions to a minimum and creates residential units that are almost 100% recyclable.

Timbeco Modular solution for real estate development company

Our service is especially suitable for a real estate developer or a start-up real estate developer who wants to make large residential construction projects. Timbeco Modular offers you a full service starting from planning the plot, fitting the suitable buildings, and maximizing the sellable m2! When using our service, customers do not need to have specialists in each field in their company because the projects of Timbeco Modular products have already been solved with statics and HVAC.

LCA calculation for buildings included as standard

Timbeco Modular buildings are also accompanied by an LCA calculation, which shows the size of the footprint of the activities involved in the production and construction of the building. In addition, it provides an overview of the size of the Co2 footprint generated by the consumption of energy, water and heating and the impact during the life cycle of the building.



30 years of dedication to wooden buildings



SIIM LEISALU
CEO, TIMBECO WOODHOUSE

30 YEARS OF TIMBECO

At Timbeco, we are proud of our 30-year history, the buildings we have built and our great team. Since the establishment of the company, we have grown and developed together, becoming a leader in the field of factory-produced buildings. Our long-term experience has made us a reliable partner who can offer high-quality and environmentally friendly solutions to customers in Estonia and elsewhere in Europe.



Advantages of modular construction

Financial cost control

Lowers hard costs, soft costs, financing costs, out of service costs, and provides a far return on investment.

Craft

The factory setting allows for the improvement of building craft.

Technology

Greater ability to manufacture components with a high degree of technical complexity.

Factory efficiency

Methods of production reduce task time.

Disturbance

Minimizes disruptions to adjacent buildings and occupants and increases cleanliness.



shorter building time



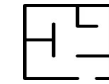
reusable





3 and 4-room apartments

TYPE 1



67,2m²
723.33 SQ.FT



1



3



TYPE 2



60,4m²
650.14 SQ.FT



1



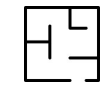
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3-room apartments

TYPE 3



46,2m²
497.29 SQ.FT.



1



2



TYPE 4



43.3m²
466.07 SQ.FT.



1



2





2 and 4-room apartments

TYPE 5



33,5m²
360.59 SQ.FT.



1



1



TYPE 6



59,5m²
640.45 SQ.FT.



1






3





2-room apartments

TYPE 7  33,5m²
360.59 SQ.FT.

  1

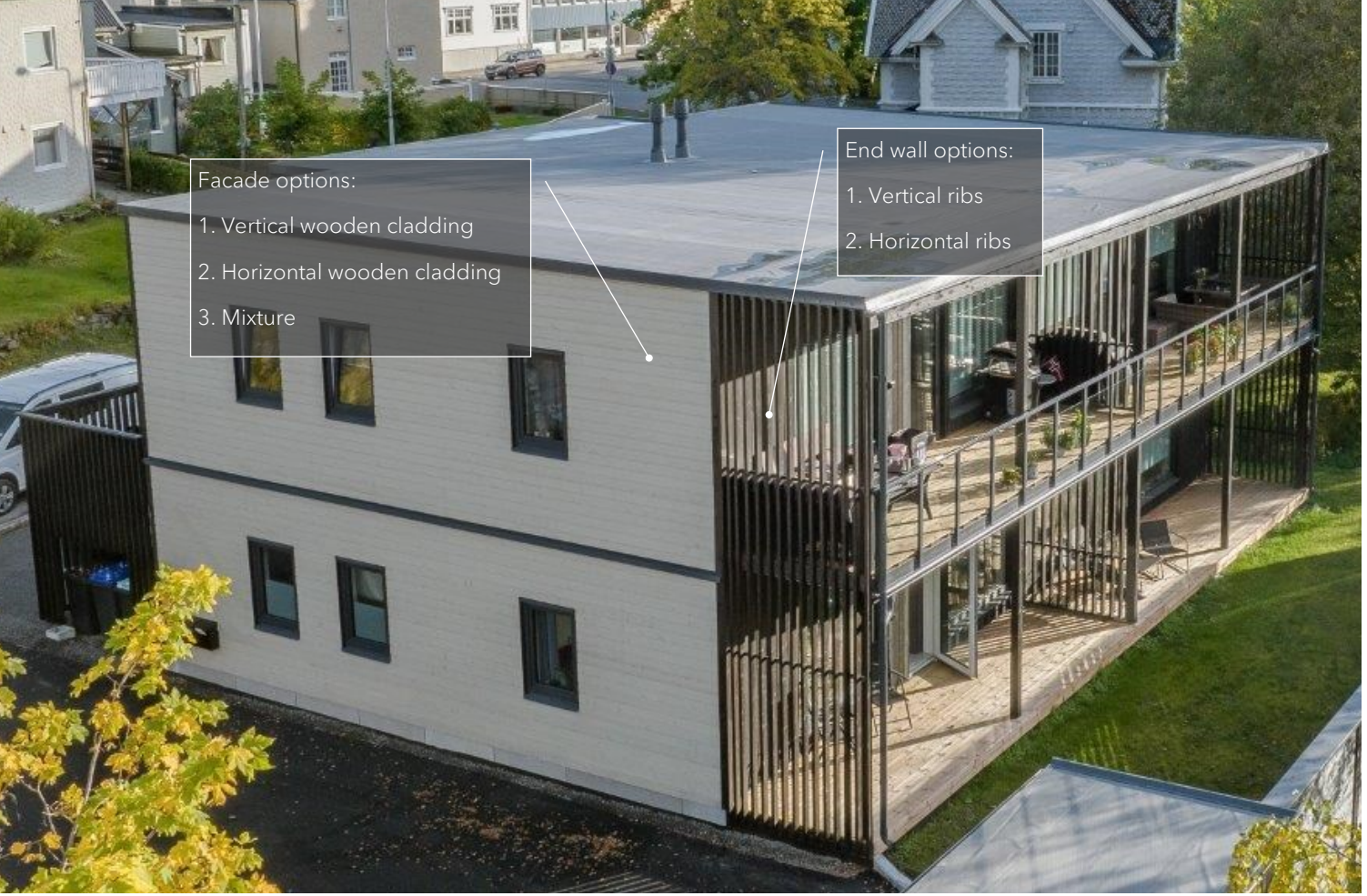
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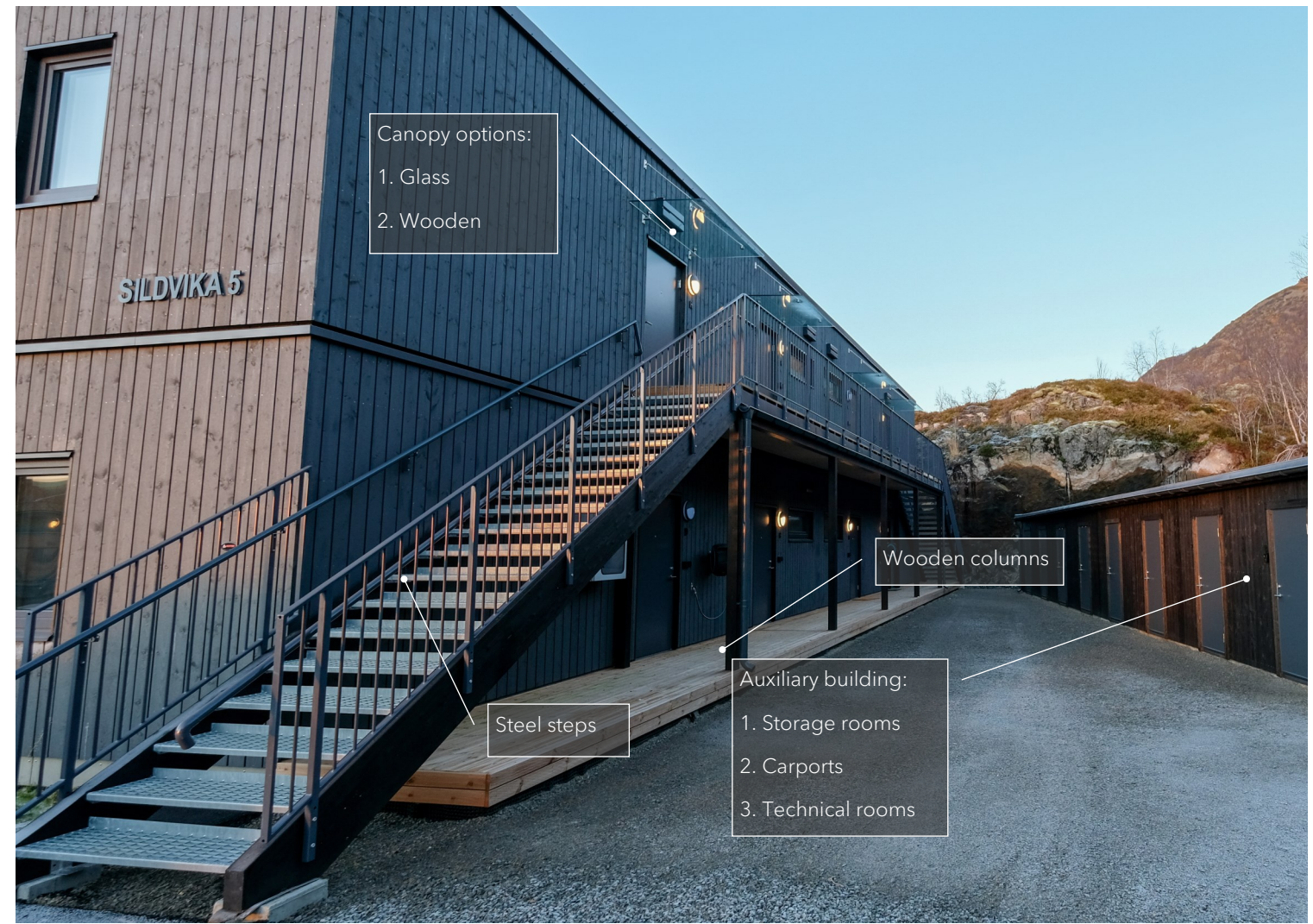
Terraced house with external terrace and staircase gallery



External terrace



External staircase



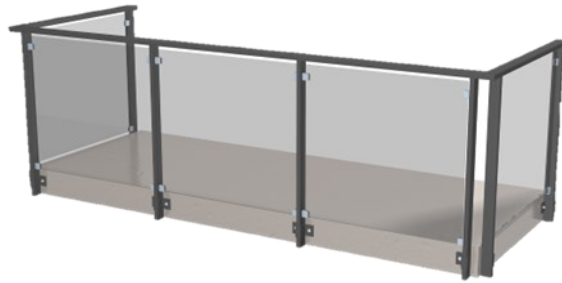
Exterior finishing materials



Facade: vertical or horizontal timber cladding, painted



Windows and balcony doors PVC, inward opening, inside white, outside anthracite



Dark grey metal balcony railings with safety glass



Exterior doors Jeld Wen



Dark grey window and roof sheets and drainpipe system

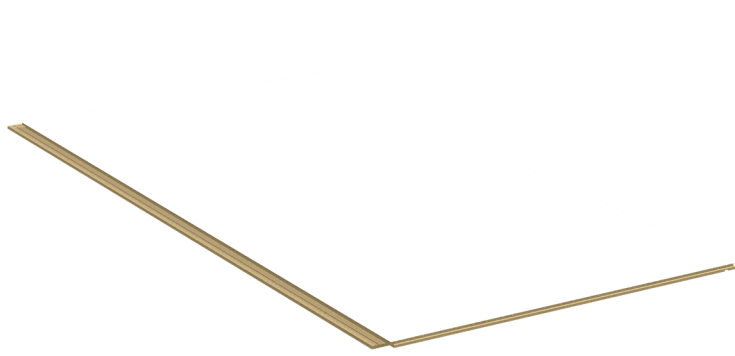


Door lock ASSA

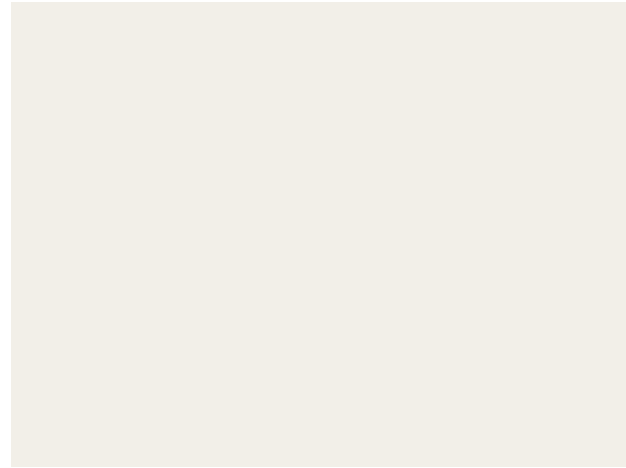


Interior finishing materials

WALLS AND CEILINGS



Ceiling
Forestia Premium ceiling panels white



Walls
White paint



FLOORS



Laminate parquet
Bassano oak



Floor mouldings
Bassano oak



Natural parquett
Natural polar white oak



Floor mouldings
Bassano oak



Natural parquett
Champagne oak



Floor mouldings
Bassano oak

Interior finishing materials

DOORS

INTERIOR DOORS
JELD-WEN SWEDOOR



DOOR HANDLES



DOOR MOLDINGS



BATHROOM FLOOR TILES

CERAMIC TILES FOR THE
BATHROOM FLOOR



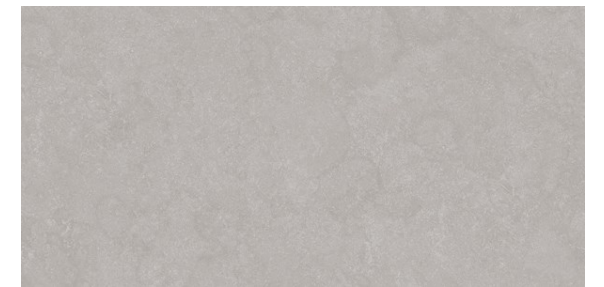
CERAMIC TILES FOR
THE BATHROOM
FLOOR



CERAMIC TILES FOR THE
BATHROOM FLOOR

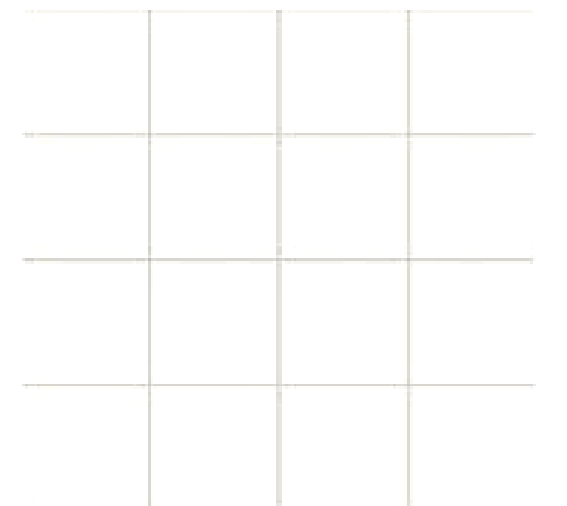


CERAMIC TILES FOR
THE BATHROOM
FLOOR



BATHROOM WALLS

BATHROOM WALL
PANELS



Interior finishing materials

BATHROOM



GLASS SHOWER WALL



MIRROR WITH LIGHT



BATHROOM CABINET

WALL HUNG TOILET



SHOWERSSET



MIXER



BATHROOM CABINET

Interior finishing materials

LIGHTING AND SOCKETS

LED LIGHTING



SPOT LIGHT



SPOT LIGHT BATHROOM



BEDROOM LIGHT



DCL LAMP SOCKET



SOCKETS AND SWITCHES



DESIGNING THE FUTURE LIVINGSACES TOGETHER



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