Timbeco Modular

LCA 286 KG CO_2E/M^2 I STARTING FROM 6–9 MONTHS DELIVERY I 1-4 BEDROOMS

Factory-Built Sustainable Living: Where Luxury Meets Eco-Consciousness

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 environments, 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.

30 YEARS OF TIMBECO

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!

Modular holiday homes are suitable for various real estate projects

HOLIDAY HOMES OR RESIDENTIAL DEVELOPMENT

GOLF CLUBS

SKI RESORTS

AIRBNB SHORT RENTAL BUSINESS

Advantages of modular construction

Financial cost control

Lowers hard costs, soft costs, financing costs, out of service costs, and proovides a fasr return on investment.

Craft

The factory setting allows for the improvement of building craft.

Technology

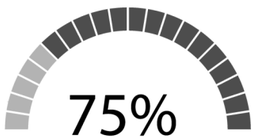
Greater ability to manufacture components with a high degree of technical complexity.

Factory efficiency

Methods of production reduce task time.

Disturbance

Minimizes disruptions to adjacent buildings and occupants and increases cleanliness.



shorter building time

reusable

Project plan

FEASABILITY STUDY

- General site planning
- Preliminary price calculation
- Evaluation of project profitability
- Drawing a time schedule
- Preparing drawings for the building permit

ENGINEERING AND PROJECT MANAGEMENT

- Developing project documentation for production and construction.

TRANSPORT

- Logistics plan
- Transport of the modules to the site according to the plan

SALES SUPPORT

- Customer-based design of sales materials for TMS products, marketing support.
- LCA analysis and Co2 footprint calculation for the building.

TECHNICAL CONSULTATION

- Detailed site planning
- Fire analyses
- Sound analyses
- Description of MEP systems

PRODUCTION

- Supply of materials
- Production plan and logistics
- Module production and quality control
- Furniture Installation
- Packing for transport

CONSTRUCTION WORK

- Construction resource planning
- Construction site logistics and erection plan
- Installation of modules
- Finishing work

AFTER SERVICE

- Handing over complete project documentation
- Yearly inspections and warranty works during warranty period

Partner competencies in the local market

CONSTRUCTION COMPANIES

Standardization instead of optimization

The construction company has a desire for rapid growth. Has capabilities related to real estate development and construction project management.

The company wants to keep the team small, but grow the volume of real estate developments significantly.

REAL ESTATE DEVELOPERS

Big deeds don’t require big doers.

The service is suitable for companies engaged in residential real estate development with a small team

Low Carbon Footprint Modular Buildings: A Sustainable Solution with LCA Calculations

Modular buildings have revolutionized the construction industry with their efficiency, flexibility, and speed. Now, with a heightened focus on sustainability, these buildings are taking center stage once again, this time with a strong emphasis on low carbon footprint and Life Cycle Assessment (LCA) calculations.

LCA is a comprehensive analysis that evaluates the environmental impact of a product or process throughout its entire life cycle. In the context of modular buildings, LCA calculations allow for a thorough understanding of the environmental implications from raw material extraction and manufacturing to transportation, use, and end-of-life disposal. By quantifying the carbon emissions and energy consumption associated with each stage, LCA enables informed decision-making and the development of strategies to reduce environmental impact.

Low carbon footprint modular buildings are designed with sustainability in mind from the outset. The selection of materials takes into account their embodied carbon, durability, recyclability, and overall environmental performance. Sustainable options such as recycled content materials, responsibly sourced timber, and low-impact finishes are incorporated to minimize environmental impact.

During the manufacturing process, modular buildings are assembled in controlled factory environments, optimizing resource usage and waste reduction. By leveraging standardized components and efficient production methods, manufacturers can minimize energy consumption and emissions associated with the manufacturing stage. LCA calculations provide insights into the environmental impact of these processes, highlighting areas for improvement and driving innovation towards more sustainable practices.

Transportation is another key consideration in the quest for low carbon footprint modular buildings. By designing modules that are compact and lightweight, manufacturers can maximize transportation efficiency, reducing the carbon emissions associated with shipping. LCA calculations help identify the most sustainable transportation methods, taking into account factors such as distance, mode of transport, and fuel consumption.

Once in use, low carbon footprint modular buildings continue to demonstrate their sustainability benefits. These buildings are often equipped with energy-efficient systems, including insulation, lighting, and HVAC (heating, ventilation, and air conditioning) technologies. By minimizing energy consumption during occupancy, these buildings further contribute to carbon reduction goals and operational cost savings.

LCA calculations not only inform the design and construction stages but also extend to the end-of-life phase of modular buildings. By assessing the recyclability and potential for material reuse, LCA helps identify strategies for responsible disposal or deconstruction. This emphasis on circular economy principles ensures that modular buildings have a minimal impact on landfill waste and promote the efficient use of resources.

Low carbon footprint modular buildings, backed by LCA calculations, offer a sustainable solution that aligns with environmental goals and promotes a circular economy. These buildings exemplify the potential to reduce carbon emissions throughout their entire life cycle, from manufacturing to transportation, use, and end-of-life. By embracing this approach, we can create buildings that not only meet our functional needs but also contribute to a greener and more sustainable future for all.

Timbeco LCA calculation

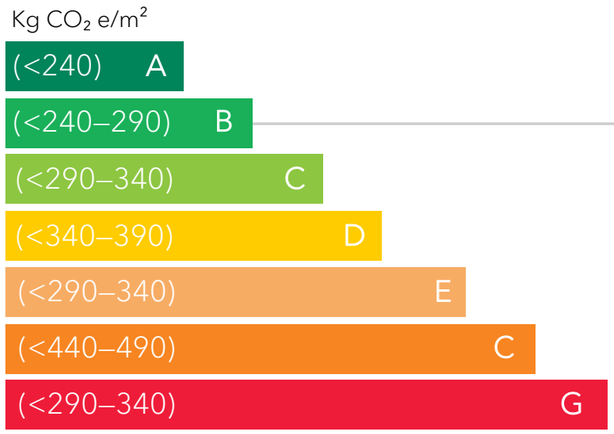
Carbon heroes Benchmarking

The comparative data is based on the region and destination countries. For example, for a project in Sweden or Norway, the sample included 217 similar objects from Finland, Norway and Sweden. Projects showing deviant values or inconsistencies are excluded from the sample.

The sharing and storage of information is anonymous

Checked by experts

Checked by algorithms



Most of the buildings manufactured and erected by Timbeco belong to class **B** according to LCA calculations.

Performance metrics (A-G)

1. The range is divided into 7 levels
2. The average of the results falls in the “D” range.
3. A, B and C are better than average results
4. E, F and G are worse than average results

Country-specific solutions for carbon footprint calculations

BREEAM is an internationally adaptable sustainability standard recognized and implemented in 89 countries. In Norway, the carbon footprint calculations are made according to the NS 3720 standard and TEK17 environmental declaration, and in Sweden BREEAM SE NC 2017.

BREEAM NOR NS 3720 TEK17

BREEAM SE NC 2017

BREEAM NL

It is possible to use wood, natural stone or other sustainable solutions on the facade.

Remotely controlled heating systems and other modern high-tech solutions can be used in the building.

The building can be ordered with a sauna or an extra bedroom.

Meeting High Demands with Sustainable Excellence!

At Timbeco, we understand that interior materials play a crucial role in creating a space that is both aesthetically pleasing and environmentally responsible. That's why we have gone above and beyond to carefully select materials that meet the highest demands of sustainability and quality.
Every material used in our interiors undergoes a rigorous evaluation process, considering factors such as its environmental impact, durability, and health considerations. We prioritize materials that are responsibly sourced, recycled, or made from renewable resources, ensuring that they contribute to the preservation of our planet's natural resources.

We are committed to reducing our carbon footprint and minimizing the emission of harmful substances into the environment. Therefore, we choose interior materials that have low VOC (volatile organic compounds) emissions, promoting a healthier indoor air quality and creating spaces that are safe for both occupants and the planet.
In addition to sustainability, we understand the importance of durability and longevity in our material choices. We carefully select materials that can withstand the test of time, ensuring that your interior remains beautiful and functional for years to come. By investing in high-quality materials, we help reduce the need for frequent replacements and contribute to a more sustainable and less wasteful lifestyle.

MODEL 1

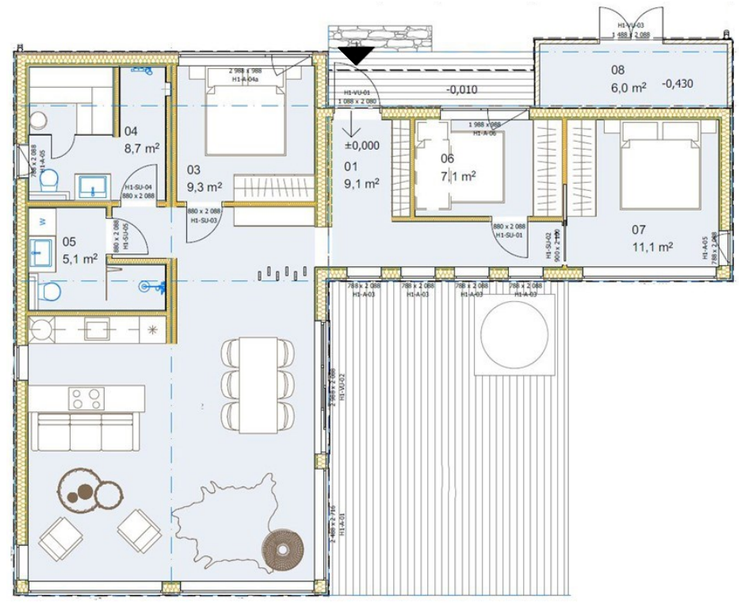
3

103m²

2

3

1



MODEL 1M

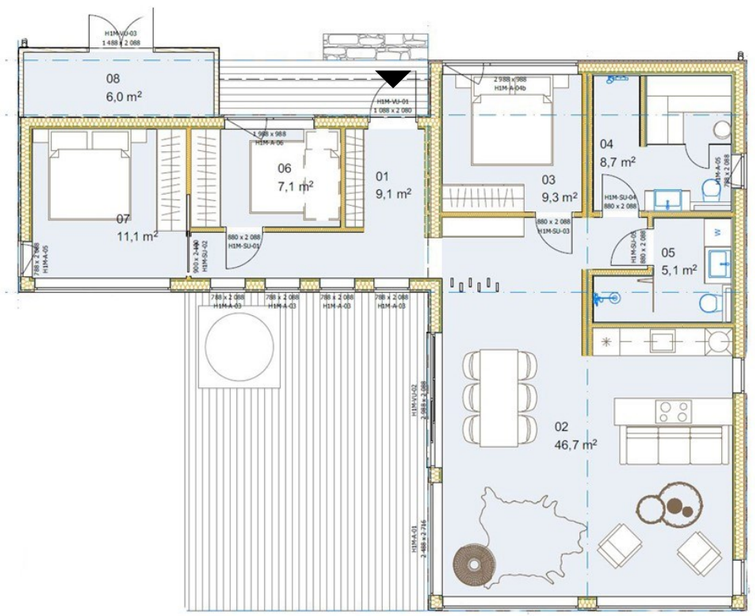
3

103m²

2

3

1



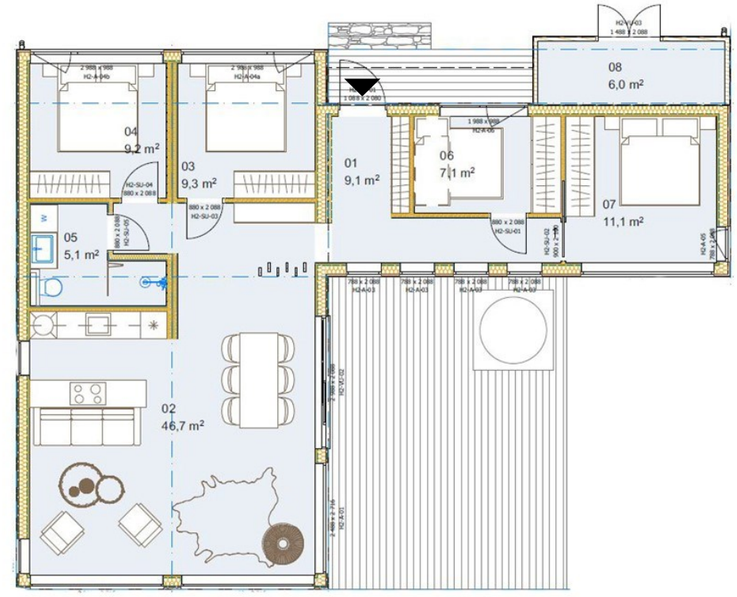
MODEL 2

3

103m²

1

4



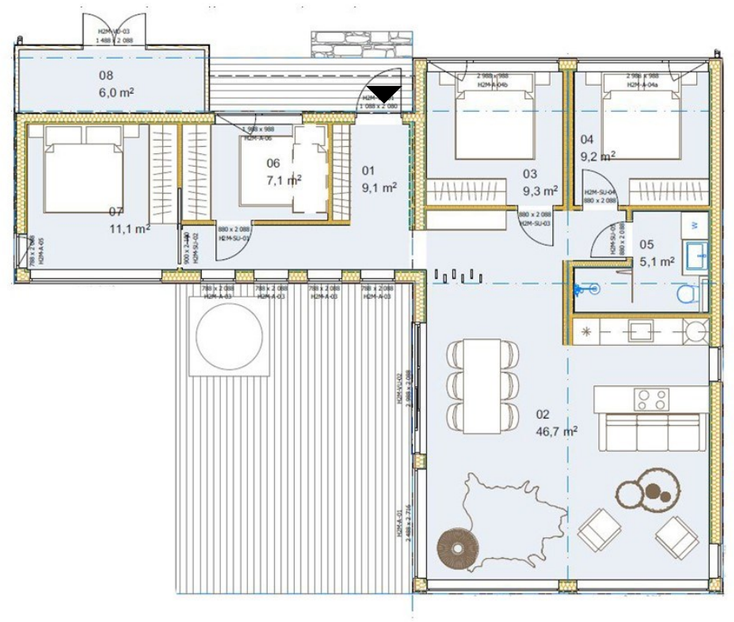
MODEL 2M

3

103m²

1

4



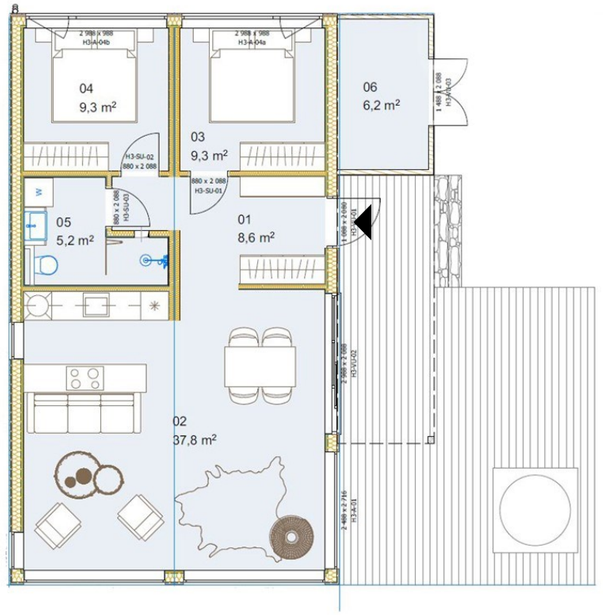
MODEL 3

2

75m²

1

2



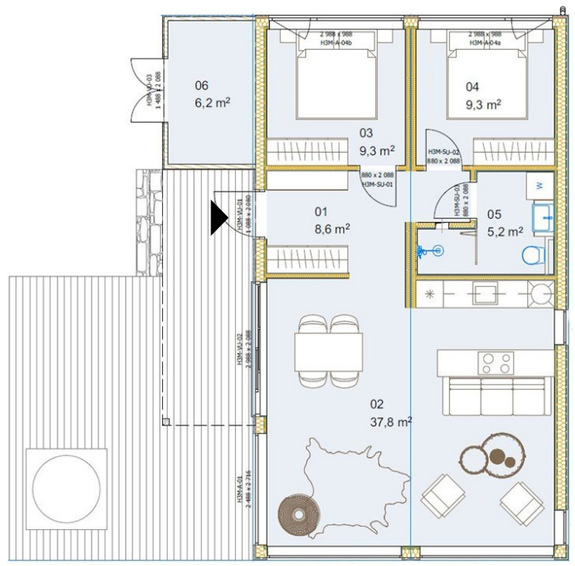
MODEL 3M

2

75m²

1

2



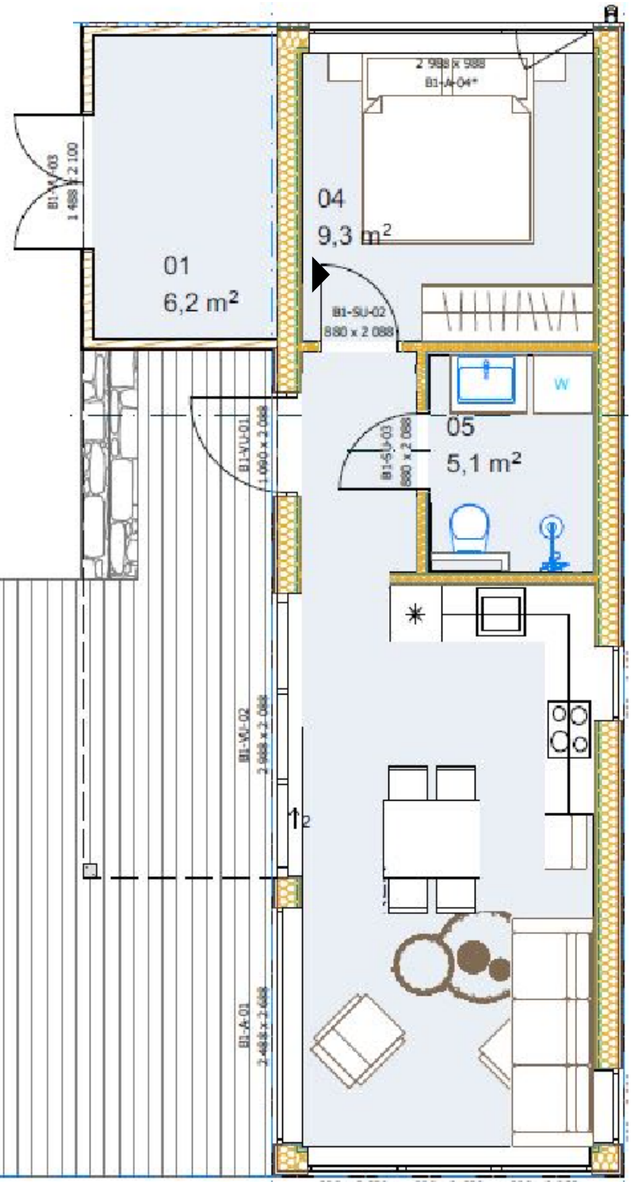
MODEL 4

1

34m²

1

1



Escape to your perfect retreat with our modular holiday homes, thought-fully designed to offer two distinct interior de-sign solutions: a light or dark material palette.

For those seeking an airy and uplifting atmosphere, our light interior materials solution creates a space that exudes brightness and tranquility. Light-toned woods, soft neutral fabrics, and a predominantly white color scheme work harmoniously to enhance the sense of openness and serenity. Natural light floods the rooms, creating a welcoming and rejuvenating ambiance, perfect for relaxation and unwinding.

Alternatively, if you prefer a cozy and inviting setting, our dark interior materials solution provides an elegant and intimate escape. Deep-toned woods, rich textures, and carefully selected darker hues create a sense of depth and sophistication. This design approach fosters a warm and comforting environment, ideal for creating lasting memories with loved ones and indulging in moments of pure relaxation.

With our modular holiday homes, you have the freedom to choose the interior design solution that best suits your personal style and preferences. Whether you desire a light-filled sanctuary or a cozy haven, our homes offer versatility and flexibility to create the perfect getaway that reflects your unique taste. Experience the joy of escaping to your own private retreat, tailored to your vision and ready to provide a haven of comfort and beauty.

LIGHT KITCHEN

DARK KITCHEN

SAUNA

BATHROOM

Transform your home into a sanctuary of relaxation and wellness with Saunum Home Spas. Designed with luxury and rejuvenation in mind, our home spas offer the ultimate escape from the stresses of everyday life.

Imagine stepping into your own private oasis, where the soothing heat of a sauna envelops you, melting away tension and promoting deep relaxation. Our saunas are crafted with the finest materials and advanced technology to ensure optimal heat distribution and a spa-like experience in the comfort of your home. Whether you prefer traditional Finnish saunas or infrared saunas, we have the perfect solution to suit your needs.

But the indulgence doesn't stop there. Our home spas also feature additional wellness amenities such as steam rooms, hydrotherapy showers, and relaxation areas, creating a complete wellness experience. Unwind in the enveloping warmth of steam, enjoy the therapeutic benefits of hydrotherapy, and take time for yourself in the peaceful retreat of your own home.

With Saunum Home Spas, you have the freedom to customize your spa oasis to meet your preferences and space requirements. Our expert team will work closely with you to design a home spa that seamlessly integrates into your existing home, ensuring a perfect fit and an aesthetic that complements your style.

Experience the luxury of a spa getaway without leaving your home. Saunum Home Spas offer convenience, relaxation, and wellness at your fingertips, allowing you to create a tranquil haven that rejuvenates both your body and mind. Embrace the ultimate self-care experience with a Saunum Home Spa and elevate your home to new levels of luxury and well-being

saunum

Unlock the potential of your holiday home investment by maximizing its profitability through Airbnb rentals.

Owning a holiday home can be a rewarding venture that not only provides you with personal enjoyment but also offers an opportunity to generate substantial rental income.

By listing your holiday home on Airbnb, you tap into a global marketplace of travelers seeking unique and authentic accommodation experiences. With millions of active users, Airbnb provides a platform to reach a diverse range of guests, attracting tourists, business travelers, and adventurers alike.

The key to making your investment worthwhile lies in creating an exceptional guest experience. Start by furnishing and decorating your holiday home to a high standard, ensuring it stands out from the competition. Pay attention to details that will enhance comfort and convenience, such as quality bedding, well-equipped kitchens, and modern amenities.

Lyngvaer Lodges project in Lofoten, Norway
More info: www.lyngvarlodges.no
Airbnb link: www.airbnb.com

DESIGNING
THE FUTURE LIVINGSPACES
TOGETHER

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