BRIA

GardenRoom - Class10a NonLiveable Structure - 305cm x 712cm Live bigger without moving





DIMENTIONS

21.7m² Total m² 11.8 m2 Floor area m² 2.4 m Wall height 2.6 m Ridge height 80cm Front overhang

WINDOWS AND DOORS

Door - Aluminium 1x (2000 x 2065 mm), **Toughened Double Glazing** 1x (3000 x 2065 mm), **Toughened Double Glazing**

Window

2.6°

ROOF AND FLOOR

Ceiling boards 18x90 mm Floor boards 18x90 mm

Roof slope

Colobond roofing package available seperately

NOT INCLUDED

KIT INCLUDES Foor frame **Foundations Foundation** Floor boards fixings Wall timbers **Roof battens Windows** Roofing **Doors Gutters** Ceiling beams **Downpipes** Ceiling boards screws, **Flashing** and fixings **Painting**

PACKAGING PALETTE

Approx 6m x 1m x 1m and over 900kg



OPTIONAL ROOF COVERINGS



FLOOR PLAN



