



Modular & Timber Frame Building Specialists

Unit 9/10 Honeygot Lane, Colsterworth, Lincs, NG33 5LT

Company No. 9551792

VAT No. 610 6920 67

## **Bradley Park Community Hall.**

**Huddersfield**

**108ft x 40ft Community hall and changing rooms.**

NB: all materials are fire rated and compliant with UK building regulations for timber framed cabins.

### **The Base.**

- 6 x 2 treated timber for the skids.
- 5 x 2 C24 structural graded timbers for the joists and outer frame.
- A damp proof membrane.
- 100mm insulation.
- 18 mm 8 x 2 tongue and groove moisture resistant floor boards

### **External walls.**

- 4 x 2 C24 structural graded regularised timbers.
- 9 mm far eastern birch ply.
- 100 mm insulation.
- Thermoplastic render in the colour of your choice.
- Upvc windows and doors (double glazed).

### **Internal spec.**

- 8 x 4 tapered edge plaster boards taped and filled and sanded to a smooth finish.
- LED fire rated down lights.
- Wylex consumer unit.
- Sockets and light switches.
- Carpet tiles or Vinyl flooring in the colour of your choice, or a combination of both.
- Decorated with white ceilings, magnolia walls.

- 125mm Taurus skirting boards.
- Plaster coving.
- Oak veneer internal doors and frames.
- 2 KW wall mounted heaters.
- All internal walls are built from 3 x 2 C24 structural graded timbers and finished the same way.
- Male and female toilets with ceramic cisterns bowls and sinks.
- A disabled toilet with a complete doc M pack.
- A fitted kitchen with an under sink water heater and a space for a fridge.
- In the changing rooms there will be 3 showers in each changing room along with a toilet and sink.

### **The Roof.**

- 400mm x 97mm I beams for roof joists to be able to carry the weight for snowfall.
- 4 x 2 down to zero timber roof firings to enable the water to run off.
- 200 mm insulation.
- 18 mm OSB.
- Fire stone EPDM rubber roof blanket.

### **UPVC windows & doors.**

- 2 x French doors.
- 5 x Full length windows to the rear of the building.
- 4 x 1800mm x 1100mm windows in the office and meeting room.
- 2 x 1200mm x 400mm windows in the gents toilets.
- 4 x 1200mm x 400mm windows in the changing rooms.
- 10 x 600mm x 400mm windows in the toilets.

### **External View.**

- White fascia.
- White down-pipes.
- White guttering.

### **Porch.**

N/A.

### **Delivery and installation.**

Is included within the price.

### **Groundworks.**

N/A.

### **Estimated build time 15 weeks.**