



GARDEN ROOM SUPERSTORE

**BROCHURE
2026**

ROOMS FOR ALL SEASONS



01452 501455

www.futurerooms.co.uk

info@futurerooms.co.uk

Causeway Park, Station Road,
Upton upon Severn WR8 ORX



Installed Garden Rooms

Room to Work
Room to Rest
Room to Play



Welcome

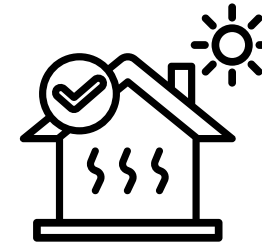
We believe that garden rooms should be well designed, affordable and accessible, so we have created a collection that offers style, durability and flexibility for use all year round.

As one of the UK's leading manufacturers of garden rooms and garden offices for the past 15 years, we have used our experience in every aspect of our design to manufacture a range of garden rooms that deliver the perfect garden room for use as a Garden Office, Garden Pod or Studio.

We have a range of sizes, from small rooms suitable for home offices through to large and bespoke garden rooms and studios, offering a cost-effective and efficient solution to adding space to your home.

Our SIPs Garden Rooms are highly insulated, strong and durable, easy to order and are efficiently installed by us.

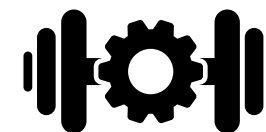
What makes our garden rooms special?



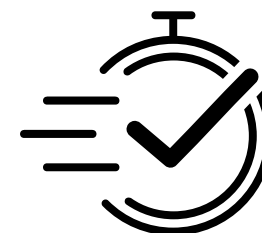
Air tight panels mean superior thermal efficiency compared to timber frame



All rooms are quality assured with a 10 Year Guarantee. Built to last a lifetime



SIPs are up to five times stronger than a structure built with a timber frame



Garden Rooms are pre-built so install time on site is significantly quicker than a timber frame build

Garden Rooms - Types and Specifications



Premier or Classic?

We created two distinct specification options for our customers, recognising that budgets vary as well as the end use of the garden room. We offer two ranges: Premier and Classic, with models that can be specified to meet your project and budget. Both ranges can be upgraded to your personal needs, with extras such as additional glazing, bespoke sizes and internal finishes.

Our **Premier** range of Garden Rooms and Kits offers the highest level of insulation, strength and finish; 100mm insulation in walls, roof and floor and 122mm thick SIPs.

We have shown our standard sizes in this brochure, however all Premier Garden Rooms can be built to your size requirements (prices may vary).

A more budget friendly option is our **Classic** range which still offers a superior garden room for year round use. Floor and Walls are 97mm thick SIPs with 75mm insulation, roof from 122mm SIPs (100mm insulation) and finished internally in Standard MDF.

Classic rooms can also be made to bespoke sizes (prices may vary)

Cladding Options



Thermowood



British Cedar



Western Red Cedar



Composite

You have a choice of external cladding from either Thermowood, British Cedar, Western Red Cedar or Composite. Prices are shown for each option on our models pages and assume all four walls of the building are clad in one type.

You can choose whether all sides of your room are clad in the same finish; where external walls are not visible you may prefer to opt for a less expensive cladding and we can provide a price change for this on request.

Our Range of Garden Room Models



Studio



Executive



Diplomat



Haven



Glevum



Witcombe



Metro



Solo

The Studio

The Studio is a light and airy room featuring large glazed panels and is our most popular garden room, being ideal for a wide range of uses.

Glazing comprises Grey UPVC (external, white internal) French doors to 2400mm with glazed side panels.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Studio

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£21,903	£22,303	£22,703	£23,103
3.5m x 2.5m	£22,720	£23,120	£23,520	£23,920
4m x 2.5m	£23,653	£24,053	£24,453	£24,853
3m x 3m	£22,885	£23,285	£23,685	£24,085
3.5m x 3m	£24,038	£24,438	£24,838	£25,238
4m x 3m	£25,192	£25,592	£25,992	£26,392
4.5m x 3m	£26,218	£26,618	£27,018	£27,418
5m x 3m	£27,245	£27,645	£28,045	£28,445
5.5m x 3m	£28,298	£28,698	£29,098	£29,498
6m x 3m	£29,352	£29,752	£30,152	£30,552
4m x 4m	£27,947	£28,347	£29,747	£29,147
4.5m x 4m	£29,352	£29,752	£30,152	£30,552
5m x 4m	£30,852	£31,252	£31,652	£32,052
5.5m x 4m	£31,992	£32,392	£32,792	£33,192
6m x 4m	£33,132	£33,532	£33,932	£34,332

Classic Studio

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£19,903	£20,303	£20,703	£21,103
3.5m x 2.5m	£20,720	£21,120	£21,520	£21,920
4m x 2.5m	£21,653	£22,053	£22,453	£22,853
3m x 3m	£20,885	£21,285	£21,685	£22,085
3.5m x 3m	£22,038	£22,438	£22,838	£23,238
4m x 3m	£23,192	£23,592	£23,992	£24,392
4.5m x 3m	£24,218	£24,618	£25,018	£25,418
5m x 3m	£25,245	£25,645	£26,045	£26,445
5.5m x 3m	£26,298	£26,698	£27,098	£27,498
6m x 3m	£27,352	£27,752	£28,152	£28,552
4m x 4m	£25,947	£26,347	£27,747	£27,147
4.5m x 4m	£27,352	£27,752	£28,152	£28,552
5m x 4m	£28,852	£29,252	£29,652	£30,052
5.5m x 4m	£29,992	£30,392	£30,792	£31,192
6m x 4m	£31,132	£31,532	£31,932	£32,332

The Executive

The Executive combines style and space to create a stunning garden room that offers maximum natural light and versatility. This statement room will enhance any garden and is ideal for use as a home office, gym, hobby room, guest room or leisure space.

With a recessed front elevation and decked step, and glazing to 2800mm, this room is versatile and timeless.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Executive

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£21,903	£22,303	£22,703	£23,103
3.5m x 2.5m	£22,720	£23,120	£23,520	£23,920
4m x 2.5m	£23,653	£24,053	£24,453	£24,853
3m x 3m	£22,885	£23,285	£23,685	£24,085
3.5m x 3m	£24,038	£24,438	£24,838	£25,238
4m x 3m	£25,192	£25,592	£25,992	£26,392
4.5m x 3m	£26,218	£26,618	£27,018	£27,418
5m x 3m	£27,245	£27,645	£28,045	£28,445
5.5m x 3m	£28,298	£28,698	£29,098	£29,498
6m x 3m	£29,352	£29,752	£30,152	£30,552
4m x 4m	£27,947	£28,347	£29,747	£29,147
4.5m x 4m	£29,352	£29,752	£30,152	£30,552
5m x 4m	£30,852	£31,252	£31,652	£32,052
5.5m x 4m	£31,992	£32,392	£32,792	£33,192
6m x 4m	£33,132	£33,532	£33,932	£34,332

Classic Executive

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£19,903	£20,303	£20,703	£21,103
3.5m x 2.5m	£20,720	£21,120	£21,520	£21,920
4m x 2.5m	£21,653	£22,053	£22,453	£22,853
3m x 3m	£20,885	£21,285	£21,685	£22,085
3.5m x 3m	£22,038	£22,438	£22,838	£23,238
4m x 3m	£23,192	£23,592	£23,992	£24,392
4.5m x 3m	£24,218	£24,618	£25,018	£25,418
5m x 3m	£25,245	£25,645	£26,045	£26,445
5.5m x 3m	£26,298	£26,698	£27,098	£27,498
6m x 3m	£27,352	£27,752	£28,152	£28,552
4m x 4m	£25,947	£26,347	£27,747	£27,147
4.5m x 4m	£27,352	£27,752	£28,152	£28,552
5m x 4m	£28,852	£29,252	£29,652	£30,052
5.5m x 4m	£29,992	£30,392	£30,792	£31,192
6m x 4m	£31,132	£31,532	£31,932	£32,332

The Diplomat

The Diplomat garden room brings a stylish, glazed corner design to enjoy dual aspects from the inside to the outside. The roof and deck frame follow the glazing around the corner, giving an attractive look to this room to match the front design.

Glazing on the corner of the room allows for maximum use of the internal space without compromising on light and access.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Diplomat

Sizes (w x d)



Classic Diplomat

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£21,903	£22,303	£22,703	£23,103
3.5m x 2.5m	£22,720	£23,120	£23,520	£23,920
4m x 2.5m	£23,653	£24,053	£24,453	£24,853
3m x 3m	£22,885	£23,285	£23,685	£24,085
3.5m x 3m	£24,038	£24,438	£24,838	£25,238
4m x 3m	£25,192	£25,592	£25,992	£26,392
4.5m x 3m	£26,218	£26,618	£27,018	£27,418
5m x 3m	£27,245	£27,645	£28,045	£28,445
5.5m x 3m	£28,298	£28,698	£29,098	£29,498
6m x 3m	£29,352	£29,752	£30,152	£30,552
4m x 4m	£27,947	£28,347	£29,747	£29,147
4.5m x 4m	£29,352	£29,752	£30,152	£30,552
5m x 4m	£30,852	£31,252	£31,652	£32,052
5.5m x 4m	£31,992	£32,392	£32,792	£33,192
6m x 4m	£33,132	£33,532	£33,932	£34,332

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£19,903	£20,303	£20,703	£21,103
3.5m x 2.5m	£20,720	£21,120	£21,520	£21,920
4m x 2.5m	£21,653	£22,053	£22,453	£22,853
3m x 3m	£20,885	£21,285	£21,685	£22,085
3.5m x 3m	£22,038	£22,438	£22,838	£23,238
4m x 3m	£23,192	£23,592	£23,992	£24,392
4.5m x 3m	£24,218	£24,618	£25,018	£25,418
5m x 3m	£25,245	£25,645	£26,045	£26,445
5.5m x 3m	£26,298	£26,698	£27,098	£27,498
6m x 3m	£27,352	£27,752	£28,152	£28,552
4m x 4m	£25,947	£26,347	£27,747	£27,147
4.5m x 4m	£27,352	£27,752	£28,152	£28,552
5m x 4m	£28,852	£29,252	£29,652	£30,052
5.5m x 4m	£29,992	£30,392	£30,792	£31,192
6m x 4m	£31,132	£31,532	£31,932	£32,332

The Metro

The Metro is a stunning looking garden room with a versatile internal space. This Garden Room features detailing with the cladding around the doors and fascia and has French doors to one side of the front elevation as well as a full height glazed panel to the other.

The result is a bright, contemporary and bold garden room, perfect for home office working and leisure use.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Metro

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£21,903	£22,303	£22,703	£23,103
3.5m x 2.5m	£22,720	£23,120	£23,520	£23,920
4m x 2.5m	£23,653	£24,053	£24,453	£24,853
3m x 3m	£22,885	£23,285	£23,685	£24,085
3.5m x 3m	£24,038	£24,438	£24,838	£25,238
4m x 3m	£25,192	£25,592	£25,992	£26,392
4.5m x 3m	£26,218	£26,618	£27,018	£27,418
5m x 3m	£27,245	£27,645	£28,045	£28,445
5.5m x 3m	£28,298	£28,698	£29,098	£29,498
6m x 3m	£29,352	£29,752	£30,152	£30,552
4m x 4m	£27,947	£28,347	£29,747	£29,147
4.5m x 4m	£29,352	£29,752	£30,152	£30,552
5m x 4m	£30,852	£31,252	£31,652	£32,052
5.5m x 4m	£31,992	£32,392	£32,792	£33,192
6m x 4m	£33,132	£33,532	£33,932	£34,332

Classic Metro

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£19,903	£20,303	£20,703	£21,103
3.5m x 2.5m	£20,720	£21,120	£21,520	£21,920
4m x 2.5m	£21,653	£22,053	£22,453	£22,853
3m x 3m	£20,885	£21,285	£21,685	£22,085
3.5m x 3m	£22,038	£22,438	£22,838	£23,238
4m x 3m	£23,192	£23,592	£23,992	£24,392
4.5m x 3m	£24,218	£24,618	£25,018	£25,418
5m x 3m	£25,245	£25,645	£26,045	£26,445
5.5m x 3m	£26,298	£26,698	£27,098	£27,498
6m x 3m	£27,352	£27,752	£28,152	£28,552
4m x 4m	£25,947	£26,347	£27,747	£27,147
4.5m x 4m	£27,352	£27,752	£28,152	£28,552
5m x 4m	£28,852	£29,252	£29,652	£30,052
5.5m x 4m	£29,992	£30,392	£30,792	£31,192
6m x 4m	£31,132	£31,532	£31,932	£32,332

The Haven

The Haven is exactly that – a little Haven for your garden. This angular design offers a striking visual in your garden with a diagonal overhang giving a real sense of design. A single opening door with glazed panels to either side make the front elevation sleek and clean, allowing plenty of light into the room.

G



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Haven

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£21,903	£22,303	£22,703	£23,103
3.5m x 2.5m	£22,720	£23,120	£23,520	£23,920
4m x 2.5m	£23,653	£24,053	£24,453	£24,853
3m x 3m	£22,885	£23,285	£23,685	£24,085
3.5m x 3m	£24,038	£24,438	£24,838	£25,238
4m x 3m	£25,192	£25,592	£25,992	£26,392
4.5m x 3m	£26,218	£26,618	£27,018	£27,418
5m x 3m	£27,245	£27,645	£28,045	£28,445
5.5m x 3m	£28,298	£28,698	£29,098	£29,498
6m x 3m	£29,352	£29,752	£30,152	£30,552
4m x 4m	£27,947	£28,347	£29,747	£29,147
4.5m x 4m	£29,352	£29,752	£30,152	£30,552
5m x 4m	£30,852	£31,252	£31,652	£32,052
5.5m x 4m	£31,992	£32,392	£32,792	£33,192
6m x 4m	£33,132	£33,532	£33,932	£34,332

Classic Haven

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
3m x 2.5m	£19,903	£20,303	£20,703	£21,103
3.5m x 2.5m	£20,720	£21,120	£21,520	£21,920
4m x 2.5m	£21,653	£22,053	£22,453	£22,853
3m x 3m	£20,885	£21,285	£21,685	£22,085
3.5m x 3m	£22,038	£22,438	£22,838	£23,238
4m x 3m	£23,192	£23,592	£23,992	£24,392
4.5m x 3m	£24,218	£24,618	£25,018	£25,418
5m x 3m	£25,245	£25,645	£26,045	£26,445
5.5m x 3m	£26,298	£26,698	£27,098	£27,498
6m x 3m	£27,352	£27,752	£28,152	£28,552
4m x 4m	£25,947	£26,347	£27,747	£27,147
4.5m x 4m	£27,352	£27,752	£28,152	£28,552
5m x 4m	£28,852	£29,252	£29,652	£30,052
5.5m x 4m	£29,992	£30,392	£30,792	£31,192
6m x 4m	£31,132	£31,532	£31,932	£32,332

The Glevum

The Glevum is a striking model in our range, incorporating an apex roof with a maximum exterior height of 3 metres. This allows more internal room, while still achieving height requirements for permitted development if the room is located 2 metres from boundaries.

With glazing off set to one corner, the room is efficient in terms of use of space, meaning a versatile and stylish insulated garden room for year-round use.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Glevum

Sizes (w x d)



All rooms 3m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
4m x 3m	£25,692	£26,092	£26,492	£26,892
4.5m x 3m	£26,718	£27,118	£27,518	£27,918
5m x 3m	£28,745	£29,145	£29,545	£29,945
5.5m x 3m	£29,798	£30,198	£30,598	£30,998
6m x 3m	£30,852	£31,252	£31,652	£32,052
4m x 4m	£29,447	£29,847	£30,247	£30,647
4.5m x 4m	£30,852	£31,252	£31,652	£32,052
5m x 4m	£32,352	£32,752	£33,152	£33,552
5.5m x 4m	£33,482	£33,882	£34,282	£34,682
6m x 4m	£34,632	£35,032	£35,432	£35,832

Classic Glevum

Sizes (w x d)



All rooms 3m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
4m x 3m	£23,692	£24,092	£24,492	£24,892
4.5m x 3m	£24,718	£25,118	£25,518	£25,918
5m x 3m	£26,745	£27,145	£27,545	£27,945
5.5m x 3m	£27,798	£28,198	£28,598	£28,998
6m x 3m	£28,852	£29,252	£29,652	£30,052
4m x 4m	£27,447	£27,847	£28,247	£28,647
4.5m x 4m	£28,852	£29,252	£29,652	£30,052
5m x 4m	£30,352	£30,752	£31,152	£31,552
5.5m x 4m	£31,482	£31,882	£32,282	£32,682
6m x 4m	£32,632	£33,032	£33,432	£33,832

The Witcombe

The Witcombe has the look of a more traditional garden room and incorporates a stylish recessed front wall.

The second of our apex designed rooms, this elegant design offers great variety in its potential uses while achieving height requirements for permitted development if the room is located 2 metres from boundaries. Starting at a width of 4m, the Premier Witcombe is a statement room of the highest quality.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Witcombe

Sizes (w x d)



All rooms 3m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
4m x 3m	£25,692	£26,092	£26,492	£26,892
4.5m x 3m	£26,718	£27,118	£27,518	£27,918
5m x 3m	£28,745	£29,145	£29,545	£29,945
5.5m x 3m	£29,798	£30,198	£30,598	£30,998
6m x 3m	£30,852	£31,252	£31,652	£32,052
4m x 4m	£29,447	£29,847	£30,247	£30,647
4.5m x 4m	£30,852	£31,252	£31,652	£32,052
5m x 4m	£32,352	£32,752	£33,152	£33,552
5.5m x 4m	£33,482	£33,882	£34,282	£34,682
6m x 4m	£34,632	£35,032	£35,432	£35,832

Classic Witcombe

Sizes (w x d)



All rooms 3m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
4m x 3m	£23,692	£24,092	£24,492	£24,892
4.5m x 3m	£24,718	£25,118	£25,518	£25,918
5m x 3m	£26,745	£27,145	£27,545	£27,945
5.5m x 3m	£27,798	£28,198	£28,598	£28,998
6m x 3m	£28,852	£29,252	£29,652	£30,052
4m x 4m	£27,447	£27,847	£28,247	£28,647
4.5m x 4m	£28,852	£29,252	£29,652	£30,052
5m x 4m	£30,352	£30,752	£31,152	£31,552
5.5m x 4m	£31,482	£31,882	£32,282	£32,682
6m x 4m	£32,632	£33,032	£33,432	£33,832

The Solo

Small and stylish, our Solo is the perfect addition to your garden to create a comfortable workspace at home.

Doors positioned across the corner cleverly maximise both light and useable space in the room in both the Standard and Corner models.

A landscape window in our Corner model makes this compact self-build garden room a light-filled space to work in without compromising on practicalities.



Specification

- SIP wall, and floor panels **122mm thick with 100mm insulation (Premier)** or **97mm thick with 75mm insulation (Classic)**
- SIP Roof Panel 122mm thick (100mm insulation)
- SIP floor panels with bitumen coated underside
- Water resistant floor bearers
- Groundscrew foundations (refund given if groundscrews not required)
- External cladding of choice (British Cedar, Thermowood, Western Red Cedar or Composite)
- UPVC Glazing in Anthracite Grey (white internally, house grade units) specific to models
- Breather membrane
- Cavity batten
- EPDM rubber roof
- Guttering and down pipe
- Laminate flooring & underlay
- Skirting & architrave
- Flat MDF internal walls filled & painted white (same finish as plaster but more durable **(Premier)** or Standard MDF panel **(Classic)**)
- Downlights
- 4 x Double Sockets
- External up/down lights/spotlights, model specific
- Decked Step (depends on model)
- Fuseboard Compliant to Part P

Extras & Upgrades

- Cladding on different sides
- Plastered internal finish with recessed electrics
- Additional windows & doors
- Aluminium glazing

Premier Standard Solo

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
2.5m x 2.5m	£20,516	£20,916	£21,316	£21,716
2.8m x 2.5m	£20,903	£21,303	£21,703	£22,103
2.8m x 2.8m	£21,503	£21,903	£22,303	£22,703

Classic Standard Solo

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
2.5m x 2.5m	£18,516	£18,916	£19,316	£19,716
2.8m x 2.5m	£18,903	£19,303	£19,703	£20,103
2.8m x 2.8m	£19,503	£19,903	£20,303	£20,703

Premier Corner Solo

Sizes (w x d)



All rooms 2.5m height. Sizes shown are internal dimensions

Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
2.8m x 2.5m	£21,203	£21,603	£22,003	£22,403
2.8m x 2.8m	£21,803	£22,203	£22,603	£23,003

Classic Corner Solo

Sizes (w x d)



Size (w x d)	Thermowood	British Cedar	Western Red Cedar	Composite
2.8m x 2.5m	£19,203	£19,603	£20,003	£20,403
2.8m x 2.8m	£19,803	£20,203	£20,603	£21,003

Key Information

How to order

For a quote or any further information call us on **01452 501455**, or email to **info@futererrooms.co.uk**.

Or, simply fill in our **Contact Form** online at **www.futererrooms.co.uk**

Payment Terms

Our payment terms for Installed Garden Rooms are as follows:

On Order Confirmation: £1,000 deposit (see terms and conditions in respect of cancellations and refunds).

On receipt of your deposit we will confirm your proposed installation date with you.

Then:

Four weeks prior to Installation Date: 45% of order value (less deposit)

During Installation: 45% of order value

4 weeks after Installation: 10% of order value

Extras & Upgrades

We offer upgrades and extras if you wish to customise your garden room.

We can offer bespoke sizes in the entire range in both Premier and Classic specifications.

External cladding can be changed from side to side, e.g., 2 sides Cedar and 2 sides Thermowood, and different styles of composite cladding are available (additional charges may apply). Please enquire for details.

Additional windows and doors can be added to all models, and glazing can be upgraded to aluminium and/or bi-fold doors if desired.

Installed rooms can also have rebated electrical sockets and spotlights as an upgrade, along with a plaster finish or decorative MDF panels if desired.

Additional costs will be quoted accordingly..

Guarantees

All our Garden Rooms come with a Future Rooms 10 Year Guarantee.

Manufacturers' warranties and guarantees may apply on items such as glazing.

Please refer to our **Terms and Conditions** for full details.

Delivery Information

Delivery charges may apply and are dependent on location. Delivery to Mainland England & Wales is **FREE**.

Any delivery charges will be confirmed with your quote and a proposed Installation date.

The Installation Date will be agreed upon confirmation of your order.

Please note:

- We will require parking to unload our vehicles. Usually, four parking spaces are adequate.
- If parking permits are required, please make these available during delivery.





01452 501455



www.futurerooms.co.uk



info@futurerooms.co.uk



Causeway Park, Station Road,
Upton upon Severn WR8 ORX

