

Three-storey apartment house

Total area, m2 499,00

Total cost with assembly € 459 360

Price per m2 € 921

Included in the price: Building, windows and exterior doors, shutters, installation, exterior finishing and roofing.

Not included: Delivery, foundation, crane and scaffolding, interior finishing, electrical wiring, water supply, sewerage, heating and air conditioning.

Apartment house has 6 apartments: 4 apartments - bedroom, children's room, 2 bathrooms, kitchen, living room, store room balcony; 2 apartments: 1 bedrooms, 2 bathrooms, kitchen - living room, 2 storerooms, cabinet, balcony



1st floor plan.
1:100 (A-3)



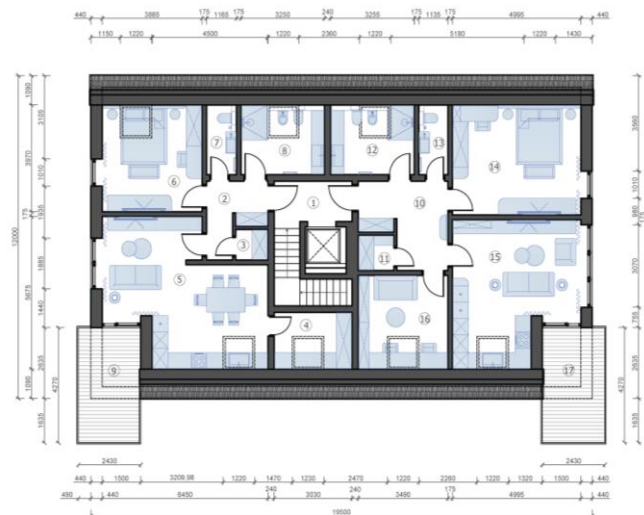
ROOM LAYOUT		
№	room name	area, m2
1	Hall	15,8
2	Stairway	4,7
Apartment 1		
3	Hallway	8,9
4	Storeroom	0,8
5	Kitchen	7,6
6	Living room	28,3
7	Bathroom	3,2
8	Bedroom	15,7
9	Bathroom	6,5
10	Children's room	11,6
apartment 1 area		82,6
11	Balcony	6,8
Apartment 2		
12	Hallway	11,2
13	Storeroom	1,1
14	Bedroom	13,7
15	Bathroom	5,9
16	Kitchen	10,2
17	Living room	28,5
18	Children's room	11,4
apartment 2 area		82,0
19	Balcony	6,8
20	Porch	5,1
floor area		185,1
house area		498,5

2nd floor plan.
1:100 (A-3)



ROOM LAYOUT		
№	room name	area, m2
1	Hall	15,8
Apartment 3		
3	Hallway	8,9
4	Storeroom	0,8
5	Kitchen	7,6
6	Living room	28,3
7	Bathroom	3,2
8	Bedroom	15,7
9	Bathroom	6,5
10	Children's room	11,6
apartment 3 area		82,6
11	Balcony	6,8
Apartment 4		
12	Hallway	11,2
13	Storeroom	1,1
14	Bedroom	13,7
15	Bathroom	5,9
16	Kitchen	10,2
17	Living room	28,5
18	Children's room	11,4
apartment 4 area		82,0
19	Balcony	6,8
floor area		180,4
house area		498,5

3rd floor plan.
1:100 (A-3)



ROOM LAYOUT		
№	room name	area, m2
1	Hall	4,8
Apartment 5		
2	Hallway	5,2
3	Storeroom	1,4
4	Storeroom	4,6
5	Living room studio	25,4
6	Bedroom	13,1
7	Bathroom	2,3
8	Bathroom	6,5
apartment 5 area		58,5
9	Balcony	10,6
Apartment 6		
10	Hallway	9,4
11	Storeroom	1,8
12	Bathroom	6,5
13	Bathroom	2,3
14	Bedroom	17,5
15	Living room studio	22,1
16	Cabinet	10,1
apartment 6 area		69,7
17	Balcony	10,6
floor area		133,0
house area		498,5

Three-storey apartment house

Timber frame-panel construction set

Thermal transmission losses through the external structures of the house (external walls, roof, windows and doors) comply with KfW Effizienzhaus 40+.

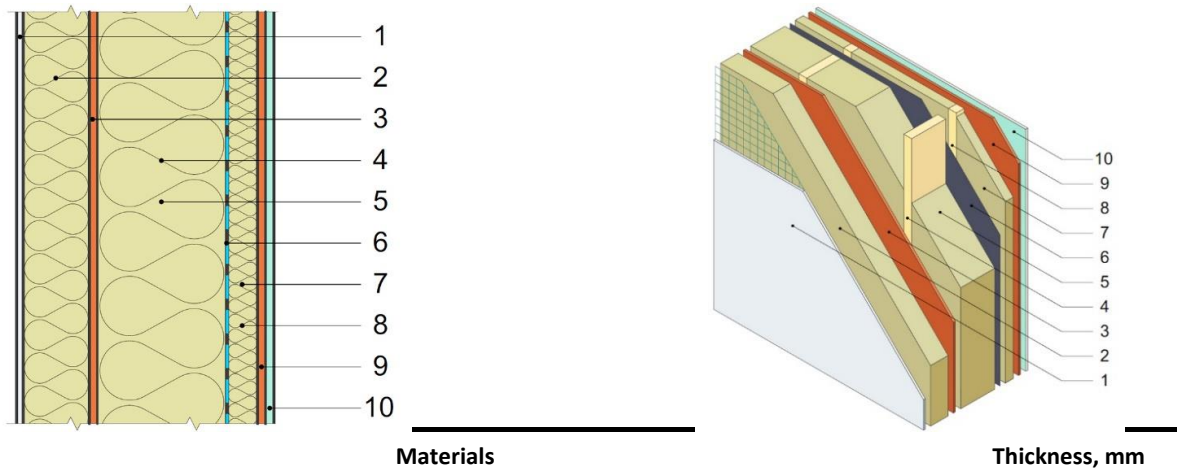
Energy efficiency U, W/m²K, max. 0,19

Internal house area, m² 499

	Thickness, mm	U, W/m ² K	Area, m ² / Number, pcs	Price, m ² /price, pcs	Total
Exterior walls, plaster, painting:					
IZOVAT basalt insulation, OSB 3, beams, plasterboard, finishing	387	0,11	343,79	€ 152	€ 52 405
Internal walls 244mm:					
IZOVAT basalt insulation, OSB 3, beams, plasterboard	244	0,19	238,29	€ 132	€ 31 534
Internal walls 194mm:					
IZOVAT basalt insulation, OSB 3, beams, plasterboard	194	0,26	306,14	€ 129	€ 39 391
Partitions:					
IZOVAT basalt insulation, OSB 3, beams, plasterboard	144	0,36	42,83	€ 104	€ 4 471
Ceilings:					
IZOVAT basalt insulation, OSB 3, beams, plasterboard		0,15	477,04	€ 148	€ 70 711
Pitched roof:					
IZOVAT basalt insulation, OSB 3, beams, plasterboard	413	0,11	339,98	€ 150	€ 50 833
Windows, roller shutters:					
Rehau Synego profile Automatic overhead window slides	-	0,68	116,96	€ 683	€ 79 836
Facade and roof finishing materials:					
decorative facade plaster, facade paint, ceramic tiles, drainage system			499,00	€ 57	€ 28 382
Assembly of the house frame			499,00	€ 85	€ 42 415
Exterior finishing of the facade and roof			499,00	€ 119	€ 59 381
Total cost with assembly				€	459 360
Price per m² of internal area				€	921

Exterior walls - plaster facade

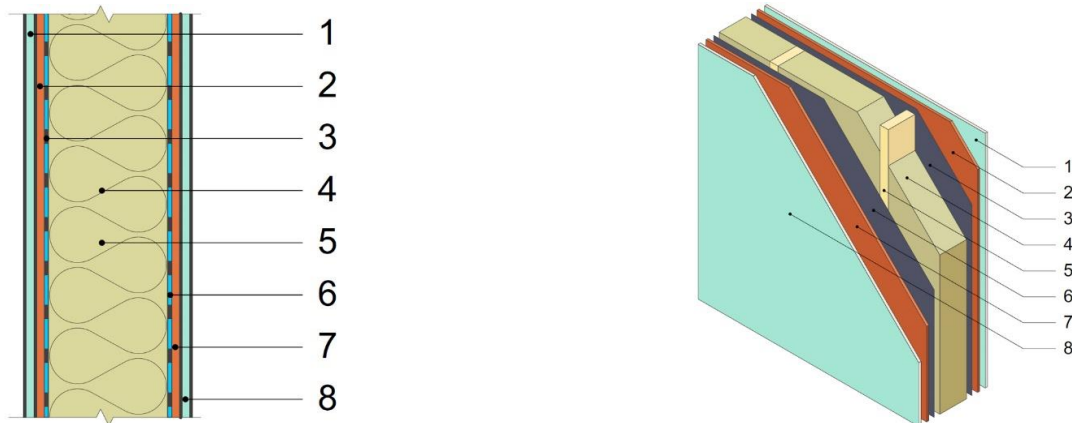
Thickness, mm	386,60
Energy efficiency U, W/m ² K	0,11
Area, m ²	444,30
Openings, m ²	100,51
Calculation area, m²	343,79



Materials	Thickness, mm
Ceresit CT 85 FLEX Mortar facade plaster	10,00
Ceresit CT325 Glass-Fibre Mesh 160 g /m ²	100,00
Basalt insulation material IZOVAT, 135 kg/m ³ 100 mm	12,00
OSB 3 Egger 12 mm	4
Beam 45*195 mm C24 CE	195,00
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm	5
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm	0,10
Vapour barrier	45,00
Basalt insulation material IZOVAT, 40 kg/m ³ 50 mm	8
Lath 45x45 mm	12,00
OSB 3 Egger 12 mm	10
Plasterboard	12,50
Total thickness, mm	386,60
Total cost	€ 52 405,38
Price per m² calculated area	€ 152,44

Internal walls 244mm

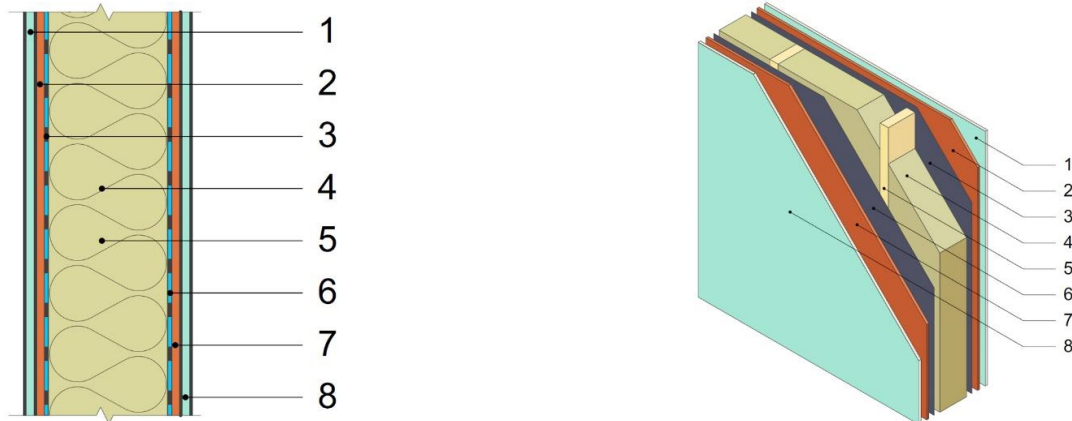
Thickness, mm	244,20
Energy efficiency U, W/m ² K	0,19
Area, m ²	266,64
Openings, m ²	28,35
Calculation area, m²	238,29



Materials		Thickness, mm
Plasterboard	1	12,50
OSB 3 Egger 12 mm	2	12,00
Vapour barrier	3	0,10
Beam 45*195 mm C24 CE	4	
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm	5	195,00
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm		
Vapour barrier	6	0,10
OSB 3 Egger 12 mm	7	12,00
Plasterboard		12,50
Total thickness, mm		244,20
Total cost	€	31 534,15
Price per m² calculated area	€	132,34

Internal walls 194mm

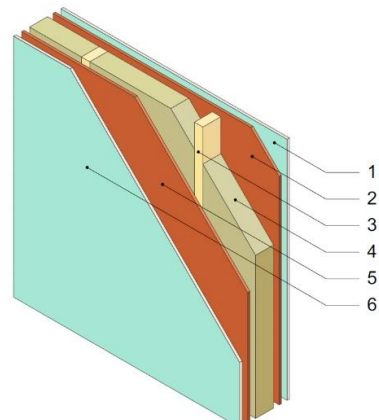
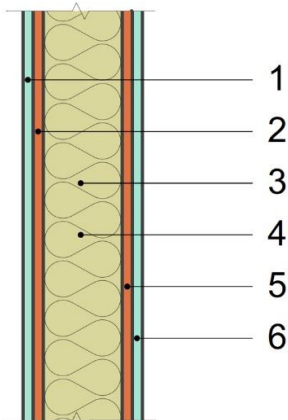
Thickness, mm	194,20
Energy efficiency U, W/m ² K	0,26
Area, m ²	349,61
Openings, m ²	43,47
Calculation area, m²	306,14



Materials		Thickness, mm
Plasterboard	1	12,50
OSB 3 Egger 12 mm	2	12,00
Vapour barrier	3	0,10
Beam 45*145 mm C24 CE	4	
Basalt insulation material IZOVAT, 40 kg/m ³ 50 mm	5	145,00
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm		
Vapour barrier	6	0,10
OSB 3 Egger 12 mm	7	12,00
Plasterboard		12,50
Total thickness, mm		194,20
Total cost	€	39 390,82
Price per m² calculated area	€	128,67

Partitions

Thickness, mm	144,00
Energy efficiency index, U, W/m ² K	0,36
Area, m ²	46,61
Openings, m ²	3,78
Calculation area, m²	42,83



Materials

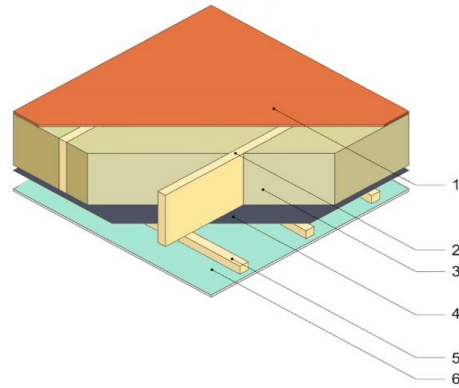
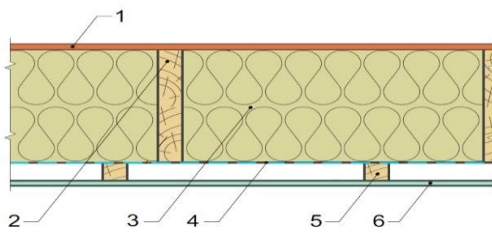
Thickness, mm

Materials		Thickness, mm
Plasterboard	1	12,50
OSB 3 Egger 12 mm	2	12,00
Beam 45*95 mm C24 CE	3	95,00
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm	4	
OSB 3 Egger 12 mm	5	12,00
Plasterboard	6	12,50
Total thickness, mm		144,00

Total cost	€	4 471,09
Price per m² calculated area	€	104,39

Ceilings

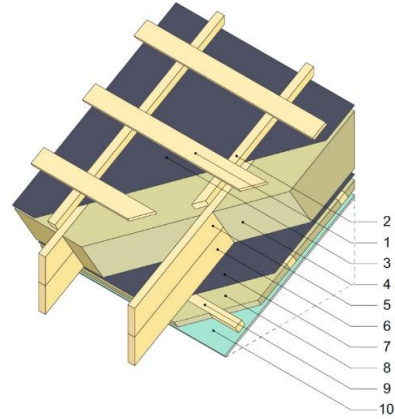
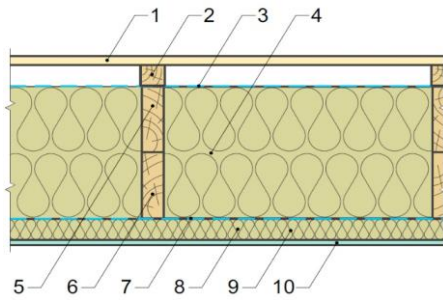
Thickness, mm	309,60
Energy efficiency index, U, W/m ² K	0,15
Area, m ²	495,04
Openings, m ²	18,00
Calculation area, m²	477,04



Materials		Thickness, mm
OSB 3 Egger 22 mm	1	22,00
Glued beam 45*2*245 mm C24 CE	2	
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm		245,00
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm	3	
Basalt insulation material IZOVAT, 40 kg/m ³ 50 mm		
SIGA MajRex vapour barrier	4	0,10
Lath 30x45 mm	5	30,00
Knauf plasterboard	6	12,50
Total thickness, mm		309,60
Total cost	€	70 710,63
Price per m² calculated area	€	148,23

Pitched roof

Thickness, mm	412,70
Energy efficiency index, U, W/m ² K	0,11
Calculation area, m²	339,98



Materials	Thickness, mm	
Lath 20x100 mm	1	20,00
Lath 45x50 mm	2	45,00
Super defusion membrane	4	0,10
Timber trusses	5	
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm		290,00
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm	7	
Basalt insulation material IZOVAT, 40 kg/m ³ 100 mm		
Vapour barrier	8	0,10
Basalt insulation material IZOVAT, 40 kg/m ³ 50 mm	9	45,00
Lath 45x50 mm	10	
Plasterboard		12,50
Total thickness, mm		412,70
Total cost	€	50 833,08
Price per m² calculated area	€	149,52

Windows

Calculation area, m²

116,96



Materials

Rehau Syngo window profile (installation in wall panels included)

Profile thickness 80mm (depends on window openings)	€	47 993,44
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Glazing 4i-16ArTep-4-16ArTep-4i, 44mm Ug=0.57 W/m ² K		
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Fittings MACO, G-U		
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Alenor sealing tapes	€	2 497,89
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Aluminium window sills	€	1 314,11
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Automatic window slides, anthracite colour	€	17 984,80
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Roof windows	€	10 046,23
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Average heat losses of window constructions U _w , W/m ² K 0.68		
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Total cost	€	79 836,47
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Price per m² calculated area	€	682,60
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Facade and roof finishing

Calculated facade area, m ²	446,92
Calculated roof area, m ²	339,98



Materials		
Decorative facade plaster	€	10 499,35
Facade paint	€	1 908,97
Ceramic roof tiles (set)	€	11 617,24
Drainage system (downpipes, rain, gutter)	€	4 356,46
Total cost	€	28 382,03
Price per m² calculated area	€	56,88