



My Room
Outside

Sustainable
Beautiful
Comfortable

myroomoutside.co.uk

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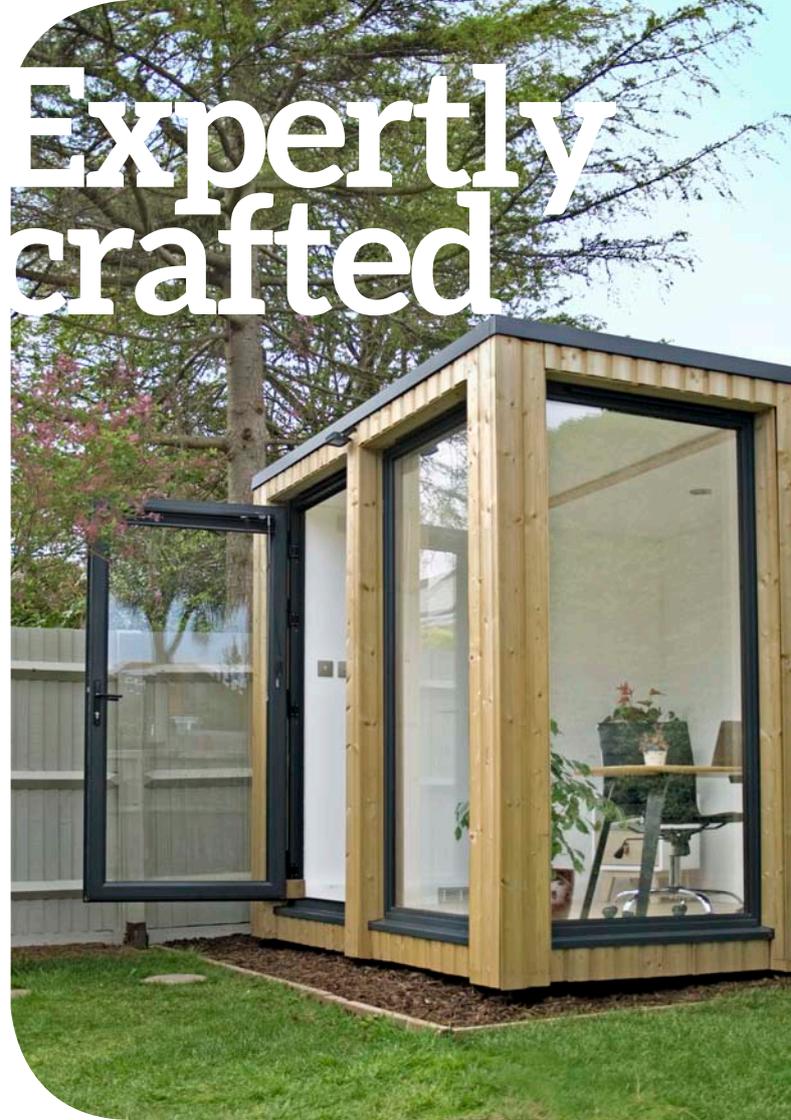
Introducing **My Room Outside** - affordable, modular garden spaces that don't require planning permission.

They're designed exactly like your home - warm, dry, and comfortable, plus they're crafted top-to-bottom from sustainable materials that boast incredible eco-friendly credentials.

My Room Outside spaces have been designed and prototyped by trained engineers in the UK with specialisms in Building Sustainability. The resulting garden rooms are beautifully designed, expertly crafted spaces with a focus on feeling and behaving just like a room in your home.

Packed with features and functionality, our **My Room Outside** spaces include all the essentials right out of the box. We've also been hugely eco-conscious with our garden room designs, ensuring materials are sustainable, locally sourced and recyclable.

Expertly crafted



Work from home

Convert unused space in your garden into the perfect COVID office solution. With more professionals set to be working-from-home in the near future, comfortable, functional spaces are in short supply.

My Room Outside spaces aren't glorified sheds, summer houses or simple out-buildings. They're beautifully finished, high-functional spaces with environmental impact in mind, designed to be used all year round.



Rest and Play

Your garden brings you joy and so should the spaces created in it. **My Room Outside** spaces aren't just ideal for the working week; they also offer respite in a comfortable environment for leisure activities.

Our **My Room Outside** spaces are great for personal 'caves' for your projects and hobbies, chill-out zones for watching cinema favourites, focus spaces for your exercise, isolated play dens for the kids and more.



My Room Outside spaces boast incredibly green eco credentials that ensure their production is highly sustainable and that they don't negatively impact the environment.

- ✓ **Natural materials where possible**
- ✓ **Recycled materials where possible**
- ✓ **Untreated timber reducing chemical use**
- ✓ **Natural sheep's wool insulation**

My Room Outside spaces are insulated by natural sheep's wool gathered from UK farms. As well as the wool being sustainable there is the added health benefit of elements like formaldehyde, nitrogen oxide and sulphur dioxide being absorbed, keeping the air inside our spaces cleaner.

All the timber used in our space construction is FSC certified, so can be easily recycled if you no longer require your garden room. The timber is also largely untreated to reduce the presence of additional chemicals.

Plastics are also kept to a minimum as all our double-glazed windows and doors are set within aluminium frames.



Eco Friendly

Technical

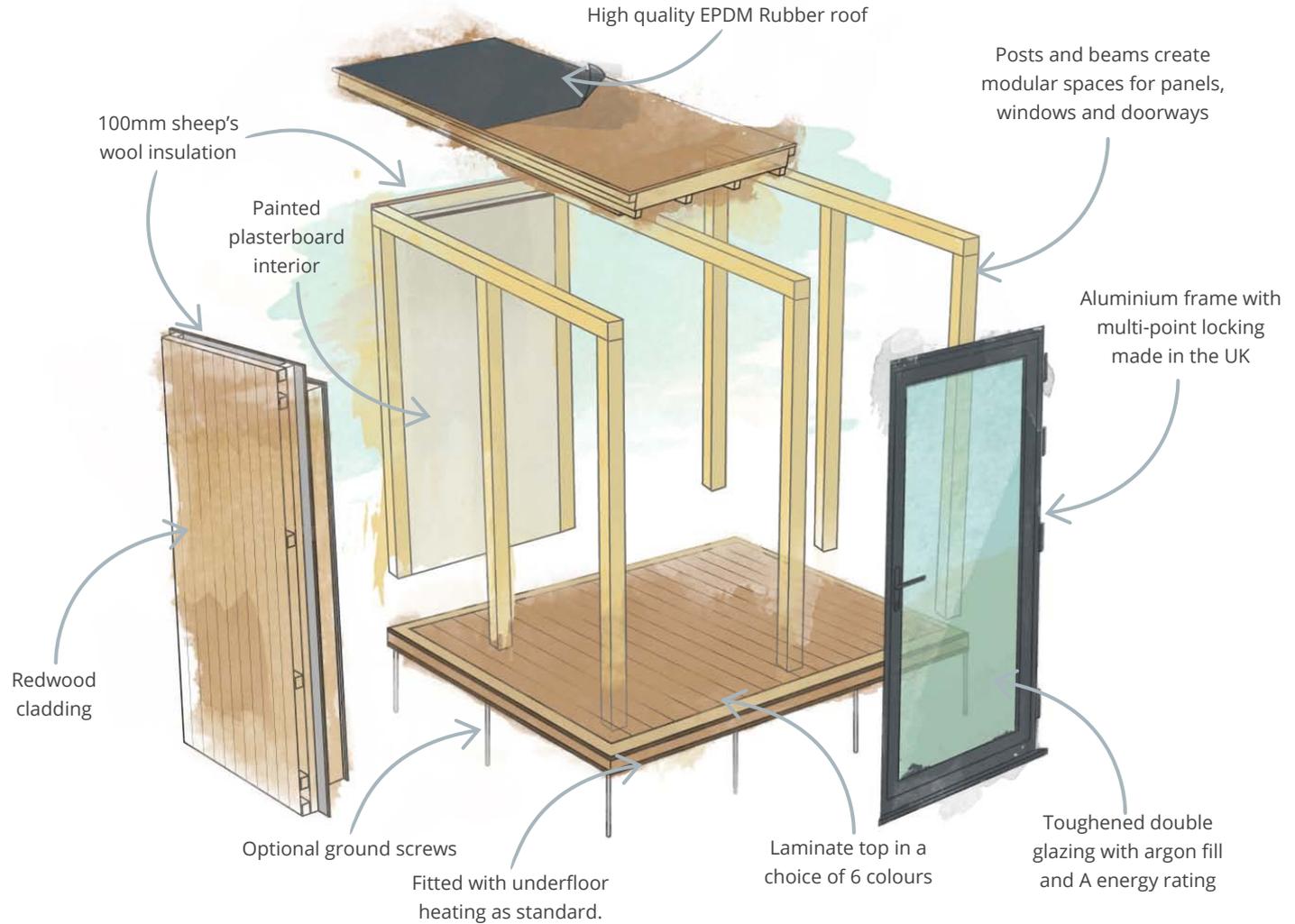
What makes our UK made **My Room Outside** spaces comfortable and useable year-round are a number of technical features present in the way they are processed and constructed.

- ✓ **Modular design**
- ✓ **High quality materials and systems**
- ✓ **Aluminium frame double glazing**
- ✓ **Natural constant ventilation system**
- ✓ **High quality underfloor heating**
- ✓ **Touchscreen and programmable thermostat**
- ✓ **Consumer unit 5 way**
- ✓ **Premium laminated floor**
- ✓ **Painted plasterboard**
- ✓ **Low consumption, wide angle LED lights in and out**
- ✓ **Brushed steel switches and sockets**
- ✓ **Redwood cladding**
- ✓ **Exterior bark chip surround**

Interior and exterior
LED lighting



Natural ventilation using
stack effect for constant
inlet of fresh air



Home Comforts

The principle idea behind **My Room Outside** spaces is that they look and feel just like part of your home. That's why they're packed with all the expected comfort features as standard, including underfloor heating, painted plaster, lighting and wiring, and double-glazed doors and windows.

My Room Outside spaces make use of advanced thermal calculations to ensure a comfortable setting all year round and reduced demand on energy. These calculation are backed by an extensive monitoring campaign gathering a large amount of data on temperature and relative humidity on various points within the room in different occupation scenarios and outdoor conditions, which, along with electrical consumption data allowed us to validate design optimisations and user comfort levels.

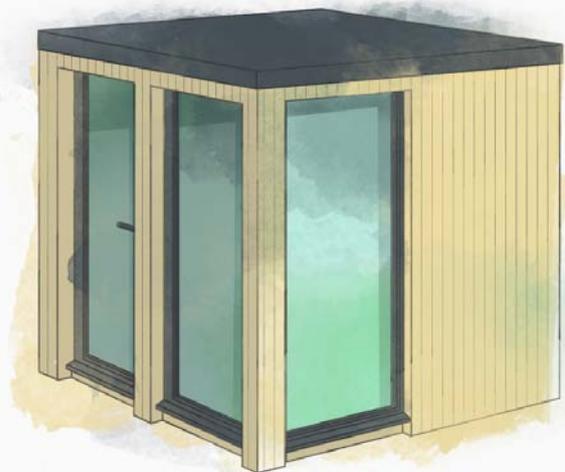
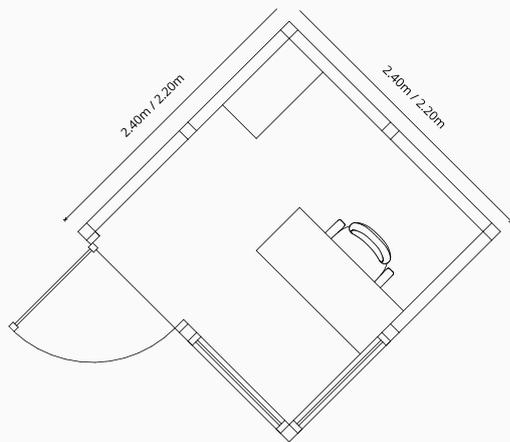
Every **My Room Outside** space is also fitted with a natural ventilation system that ensure a constant inlet of fresh air in the room.



Cosy³

Our smallest space constructed using 2x2 modular wall and glazed panels.

£14,900



4.84m²

Standard features

Aluminium frame windows.
High quality underfloor heating system.
LED lighting in and out.
Premium laminate flooring.
Painted plasterboard finish (white).
Brushed steel switches and sockets.
Redwood cladding.

Optional Extras

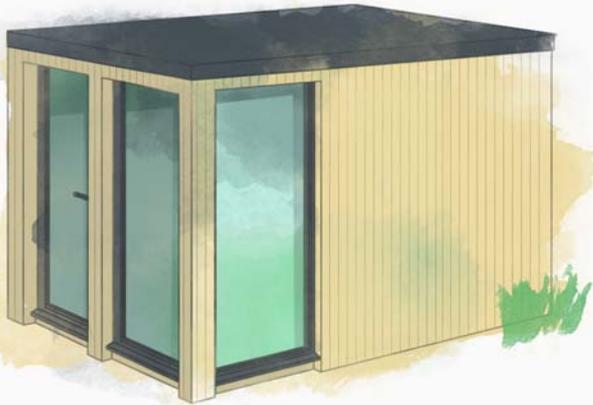
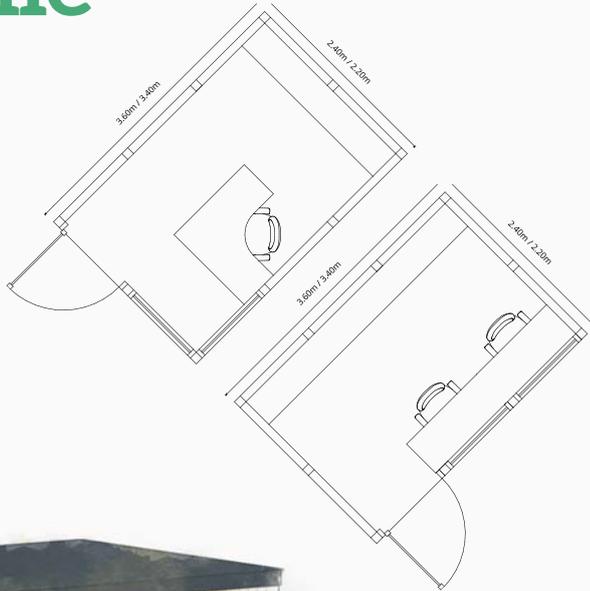
Additional window	£500
Stained cladding (Osmo oil)	£500
Perfect Fit blinds	£129 <i>per unit</i>
Upgrade to Wi-Fi Thermostat	£50
Power cabling	
• <i>priced after site visit</i>	(usually £300-£800)
Ground screw foundations	
• <i>if required after site visit</i>	£700

All prices are VAT inclusive

Versatile

Our mid-sized space constructed using 2x3 modular wall and glazed panels, which can be alternately configured along two sides.

£16,900



7.47m²

Standard features

Aluminium frame windows.
High quality underfloor heating system.
LED lighting in and out.
Premium laminate flooring.
Painted plasterboard finish (white).
Brushed steel switches and sockets.
Redwood cladding.

Optional Extras

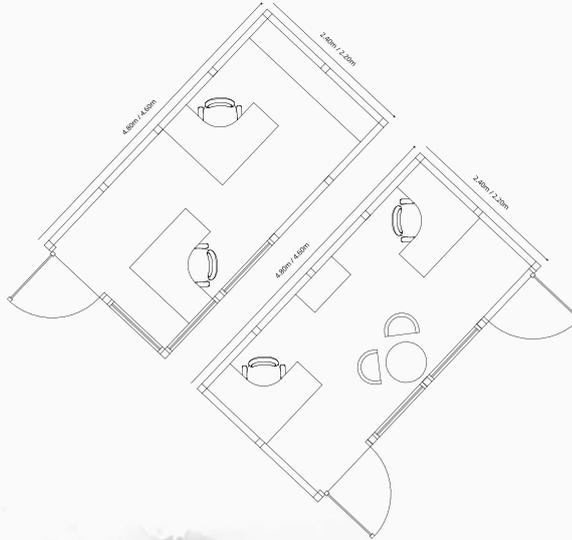
Additional window	£500
Stained cladding (Osmo oil)	£600
Perfect Fit blinds	£129 per unit
Upgrade to Wi-Fi Thermostat	£50
Power cabling	
• priced after site visit	(usually £300-£800)
Ground screw foundations	
• if required after site visit	£930

All prices are VAT inclusive

Professional

Our largest space constructed using 2x4 modular wall and glazed panels, which can be alternately configured along two sides.

£19,900



10.12m²

Standard features

Aluminium frame windows.
High quality underfloor heating system.
LED lighting in and out.
Premium laminate flooring.
Painted plasterboard finish (white).
Brushed steel switches and sockets.
Redwood cladding.

Optional Extras

Additional window	£500
Stained cladding (Osmo oil)	£700
Perfect Fit blinds	£129 <i>per unit</i>
Upgrade to Wi-Fi Thermostat	£50
Power cabling	
• <i>priced after site visit</i>	(usually £300-£800)
Ground screw foundations	
• <i>if required after site visit</i>	£1170

All prices are VAT inclusive

Pricing plan

We offer a pricing plan so that you can pay the remaining 50% balance of your new My Room Outside space in 6 instalments, with 0% commission or hidden costs.

See the example below:



Purchase a **Cosy³** space



Pay £7,450 up front deposit (50%)



Your **Cosy³** gets built



Pay the remaining balance in 6 monthly instalments of £1,241.66



Customisations

Choice of six laminate floor finishes:



Choice of two aluminium venetian style Perfect Fit blinds:

- Silver
- White

Choice of two colours of aluminium frame:

- Anthracite
- White



Feature add-ons

Your **My Room Outside** space is the perfect environment to spend your time, both inside and out. Our focus has always been on placing you comfortably at the heart of your garden and blending the divide between exterior and interior. Now, with our full and partial decking and pergola add-ons, the unity between nature and room is even more profound.

All of the **My Room Outside** spaces can be customised with either a pergola, or decking, or both, either on a single side or wrapped around two.



Cosy³

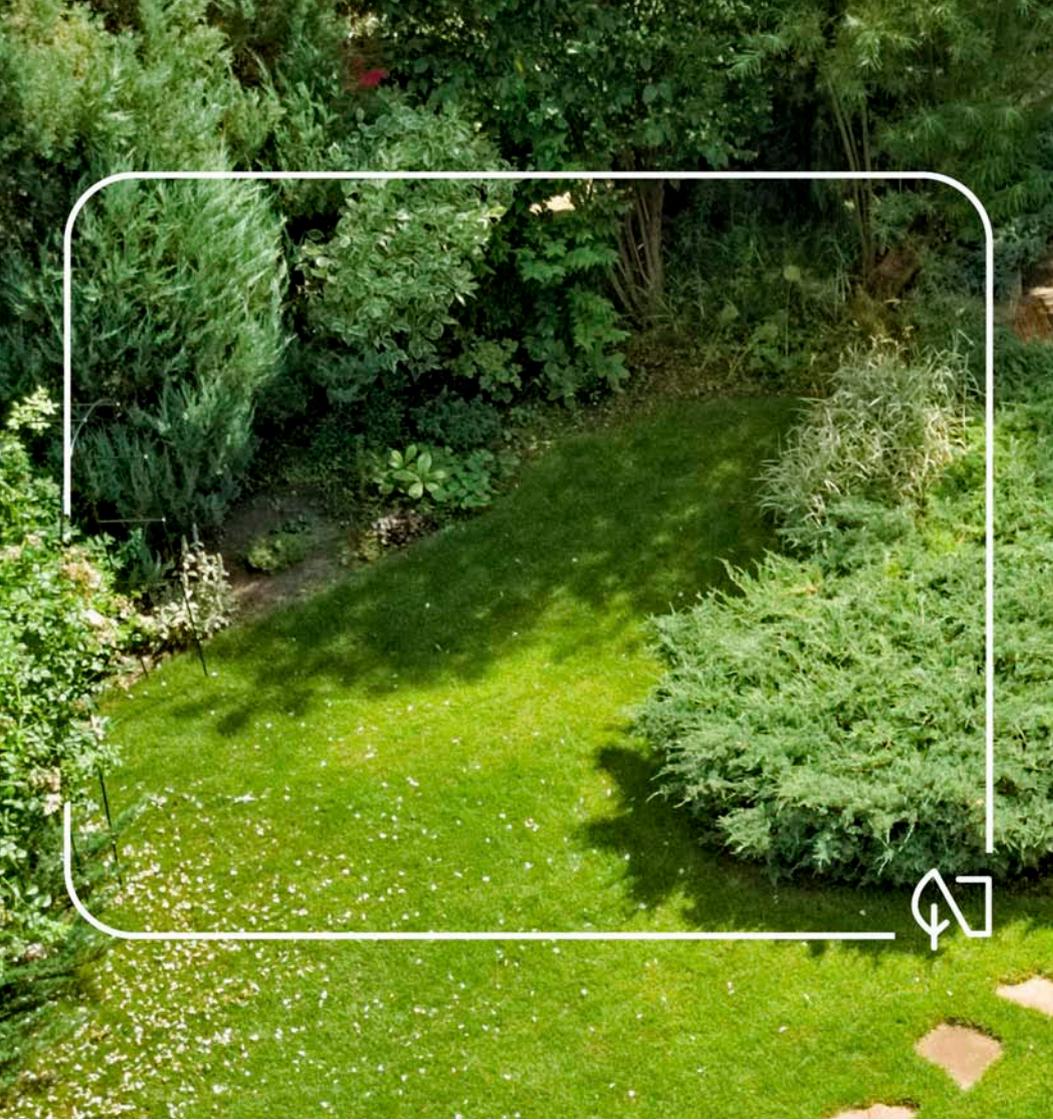
Partial Decking	£1,404
Full Decking	£2,928
Partial Pergola	£792
Full Pergola	£1,260
Partial Decking + Pergola	£1,956
Full Decking + Pergola	£3,948

Versatile

Partial Decking	£1,800
Full Decking	£3,324
Partial Pergola	£852
Full Pergola	£1,320
Partial Decking + Pergola	£2,412
Full Decking + Pergola	£4,404

Professional

Partial Decking	£2,196
Full Decking	£3,720
Partial Pergola	£1,008
Full Pergola	£1,488
Partial Decking + Pergola	£2,964
Full Decking + Pergola	£4,968



Ready to move in?

If you're interested in
purchasing a **My Room
Outside** please contact us:

myroomoutside.co.uk
info@myroomoutside.co.uk