

IN BRIEF

Construction method: Timber frame
Floor area: 261 sqm
Estimated cost
(builder route): £500,000
Estimated cost
(project managed): £450,000



SWEDISH *style*

The new Scandia-Hus show home offers the latest in timber-frame design.

The first thing that strikes you as you enter Adelia is the vast, light and inviting entrance hall. For visitors to the new show home, built by Scandia-Hus at its West Sussex headquarters, this comes as a dramatic surprise even though the distinctly contemporary chalet-style exterior should offer a few clues.

Adelia has been designed to maximise the sense of space, and this is abundantly apparent as you gaze up to the apex of the roof where banks of solar-powered automated roof lights flood the double-height hallway with light, even on a damp, dull, winter day.

The house showcases the flexibility of timber frame in all its glory and incorporates a host of cutting-edge features and new technology, with triple glazing, high levels of insulation and air-tight construction. Lighting – both natural and electric – has been a major consideration in the design. The Velux roof lights are fitted with LED strip lights to add drama to the sky backdrop whilst external lighting accentuates the distinctive lines of the exterior.

Although an English company, Scandia-Hus embraces the best of Swedish technology and design which is reflected in the expanse of glazed windows and doors throughout. Internal pocket doors allow for the continuous flow of the rooms creating open-plan living

The show home is open 9.30am-4.30pm weekdays and 10am-4pm weekends. Appointments can be made on the Scandia-Hus website: scandia-hus.co.uk.





on the ground floor, with the option to close off when required. Full-height Swedish aluminium, triple-glazed patio doors in the formal living room open onto the rear patio, making the room feel spacious and light. All the windows and doors deliver a U-value of just 1 W/m²k.

The staircase again exemplifies Swedish style and elegance with a soft combination of birch treads and risers, painted strings and glass balustrade, whilst the Schuller kitchen features stylish gloss slab-doors and a generous-sized white worktop, with a metallic grey splashback – a signature element of modern kitchen design. The curved units are enhanced by chrome plinths which have colour changeable lighting. A flush-fitted induction hob with extractor that rises from the worktop and an innovative boiling and chilled water tap complete the installation. Adjoining the kitchen is a generous utility room which houses the washing machine, a separate sink and a cloak/boots cupboard.

The striking sense of space continues upstairs where all the rooms have high ceilings and windows that go right up into the apex of the roof. In the master bedroom, this is shown off to dramatic effect with a chandelier suspended in the middle of the room. One of the children's bedrooms includes a magnetic feature wall using British Gypsum's Thistle magnetic plaster to create an interactive study space.

Outside an attractive shed accommodates the hot water cylinder and boiler which work in conjunction with the Vaillant ground source heat pump (with two boreholes). The house is heated with a Robbens underfloor heating system which also works upstairs where it has been laid under a thin biscuit layer of pug screed. The 28mm screed is flush with the joists for best heat transfer.

Careful consideration has also been given to the landscaping. The Addaset resin-bound driveway complements the Casarta Slate patio and clean lines of the planting scheme. Addaset is fully porous and provides a high-quality, hardwearing, low-maintenance, decorative, seamless surface.



Heating
The hot water cylinder and boiler operate in conjunction with a ground source heat pump. It is housed in a purpose-built shed.



Kitchen

The curved Schuller kitchen features gloss slab doors and metallic grey splashbacks.

Lounge

Glazed sliding doors provide access to the decked rear garden from the formal living room.

Upstairs

The children's bedroom has a magnetic plaster wall, while the main bedroom has sliding glazed doors leading out onto its own balcony.



SUPPLIERS

Architect/designer/manufacturer

Scandia-Hus Ltd: scandia-hus.co.uk
Eco-rend: eco-rend.co.uk

Windows and sliding doors

Tanums
Fonster: tanumsfonster.co.uk

Staircase

Drom Trappor:
dromtrappor.se/en

Sanitaryware and kitchen

East Grinstead Bathrooms and
Kitchens: egbandk.com

Floor and wall tiles

Barge Tiles,
Lingfield: bargetiles.co.uk

Ground source heat pump

Vaillant: vaillant.co.uk

Boreholes for GSHP

Nicholls
Boreholes: nichollsboreholes.co.uk

Underfloor heating

Robbens:
underfloorheating.co.uk

Plasterboard and magnetic plaster

British Gypsum: british-gypsum.com

Driveway

Addagrip Terraco Ltd:
addagrip.co.uk

Balcony

Balcony Systems:
balconette.co.uk

Soft furnishings

Rusdens: rusdens.co.uk

Guttering

Lindab: lindab.com/uk

