


30ft Expandable House

Dimensions	9m(L)x 6.3m(W) x 2.56m(H)	
Type of Unit	2 bedrooms, 1 bathroom, 1 living room, 1 kitchen	
Lead Time	12-16 weeks	

Standard Specification List

Standard
Configura
tion

Expanded Size		9m(L)x 6.3m(W) x 2.56m(H)	Maximum Power Load	12KW	
Internal Size		8.4m(L)x 6.13m(W) x 2.4m(H)	Net Weight	6 Tons	
Folded Size		9m(L)x 2.25m(W) x 2.56m(H)	Area	56 m ²	
Main Structure	(Fully Galvanized)	Roof Main Beam	60×40×4.8mm channel steel		★
		Roof Cross Beam	120×60×3.75mm/100×60×3.0mm galvanized square tube		★
		Floor Main Beam	100×80×3.75mm galvanized square tube		★
		Floor Cross Beam	120×80×3.0mm/100×80×3.75mm galvanized square tube		★
		Columns & Lifting Points	150×150×2.5mm galvanized square tube/178×162×118mm standard shipping container corners		★
	Side Folding Frames (Fully Galvanized)	Top Frame	2.5mm folding steel		★
		Bottom Frame	70×50×2.0mm galvanized square tube		★
			50×30×1.75mm square tube		★
	Folding Hinges	15mm galvanized steel hinges		★	
Protective Coating for Structural Frame	Frame Coating	Electrostatic powder coating		★	
Roof System	External Central Roof	1.5mm thick steel sheet		★	
	Interior Roof Panel	40KG/M3 glass wool insulation material		★	
	Ceiling Panel	1920×200×7mm steel decoration ceiling panel		★	
Wall 	External Wall Panel	58mm EPS sandwich panel, 2406×950×75mm, core density 12kg/m ³ , both sides with 0.45mm color-coated steel		★	
	Interior Partition Panel	75mm EPS sandwich panel: 2420×1150×75mm		★	
Flooring 	Central Floor	15mm fireproof magnesium oxide (MgO) board		★	
	Side Floor Panels	15mm fireproof magnesium oxide (MgO) board		★	
	Surface Flooring	4mm SPC floor		★	
Door & Window System	Main Entrance Door	Broken bridge aluminum door		★	
	Bedroom Door	Steel wood door		★	
	Windows	Alumium sliding windows doubled glazed with screen net, 930×1110mm/600×600mm		★	
Electrical System	Circuit Breakers	1× leakage protector (RCD), 4× miniature circuit breakers (MCBs)		★	
	Lighting	LED round ceiling lights		★	
	Sockets	Installed as per project requirements		★	
	Lighting switch	Double-gang & single-gang switches		★	
	Wiring 	Main cable: 6mm ² , Water heater: 6mm ² , Kitchen sockets: 4mm ² , AC sockets: 4mm ² , General sockets: 2.5mm ² , Lighting: 1.5mm ²		★	

Kitchen	kitchen cabinet	Standard L-shaped kitchen cabinet Engineered Stone benchtop with sink and faucet	★
Bathroom	Bathroom Fixtures  WaterMark	Includes partition panel, shower set, wash basin, toilet, mirror, cabinet, sliding shower door, floor drain, water supply & drainage piping	★
	Dual-pitch Roof (optinal)	Light steel structure with 50mm EPS sandwich panel covered	★
	Balcony (optinal)	W1200mm, including handrail and WPC flooring.	★

1. Living room & Kitchen



2. Two Bedrooms



3. Bathroom includes a natural stone vanity, shaving cabinet, and provision for a washing machine

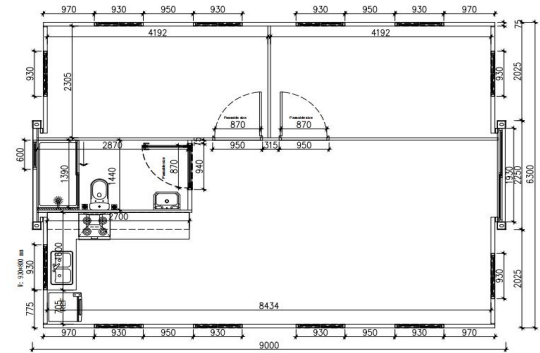


4. Dual-pitch Roof & Balcony including handrail and WPC flooring. (optinal)



30ft Expandable Houses

WEIGHT	DIMENSIONS OPEN	DIMENSIONS CLOSED
3500KG	9m(L)x 6.3m(W) x 2.56m(H)	9m(L)x 2.25m(W) x 2.56m(H)
Layout	Load capacity	DIMENSIONS INTERNAL
One Bedroom	40'HQ load one unit	8. 4m(L)x 6.13m(W) x 2.4m(H)
Area	Lead Time	ExW Price
56 sqm	30 days	

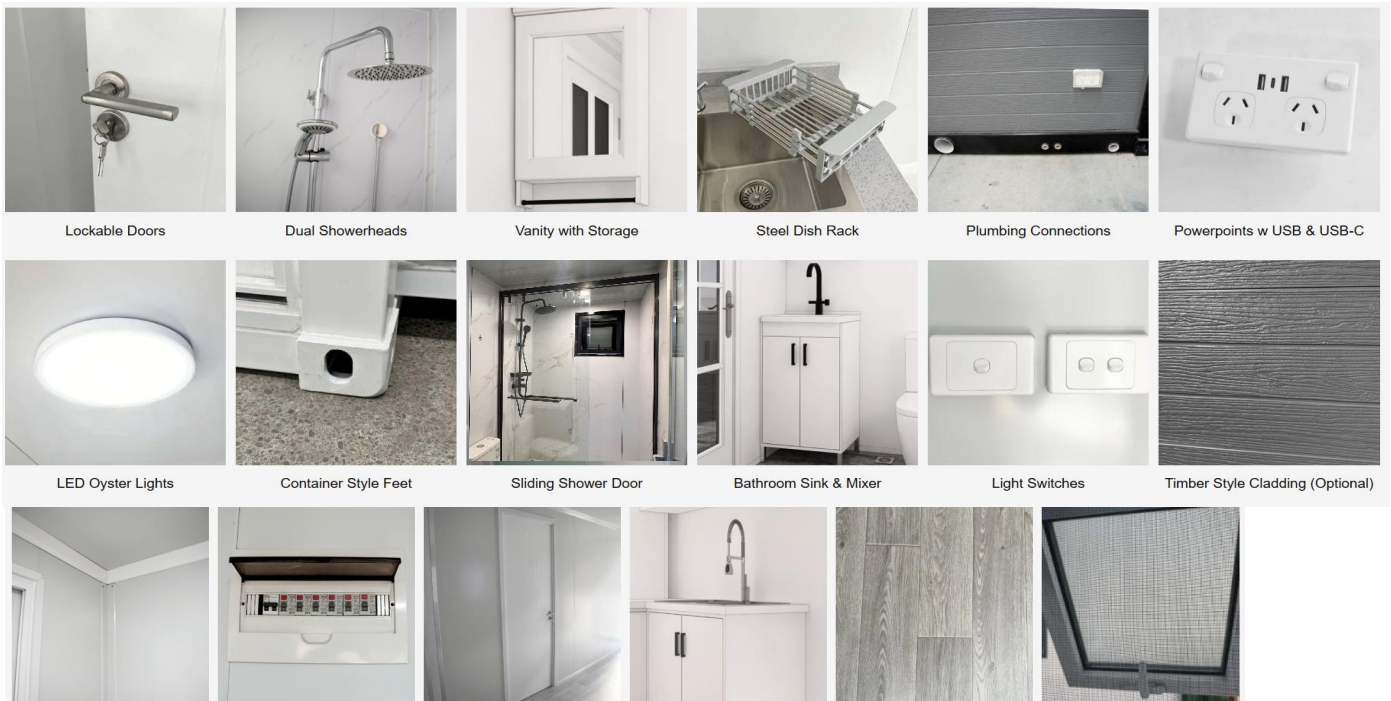


KEY FEATURES:

1. Expandable design for mobile living.
2. Quick & easy assembly process
3. Open plan or 1-4 bedrooms
4. Pre-wired & pre-plumbed
5. Complete bathroom with shower, vanity & toilet.
6. Kitchenette with modern finishes



WHAT'S INCLUDED



Coving



Caravan Plug (Optional)

Switchbox



Stainless Steel Sink

Bedroom Doors



Sliding Windows

Pull-down Sink Mixer



Benchtop & Cupboards

Grey Timber Style Vinyl



Overhead Cabinets

Flyscreens



Flushing Toilet