

Premium+ H O M E

Soykök Premium Home

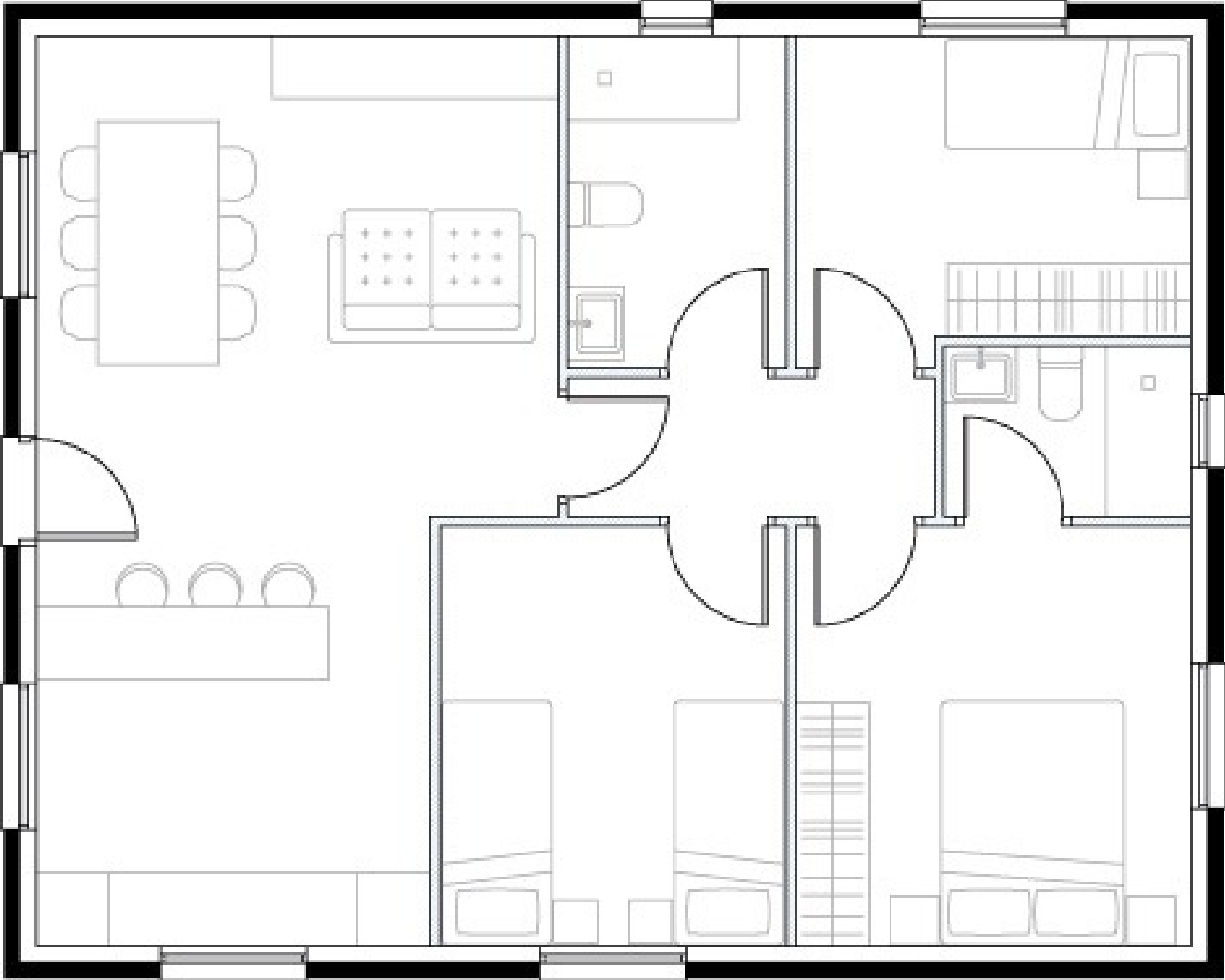
Special project 72 m2 Model
Prefabricated House

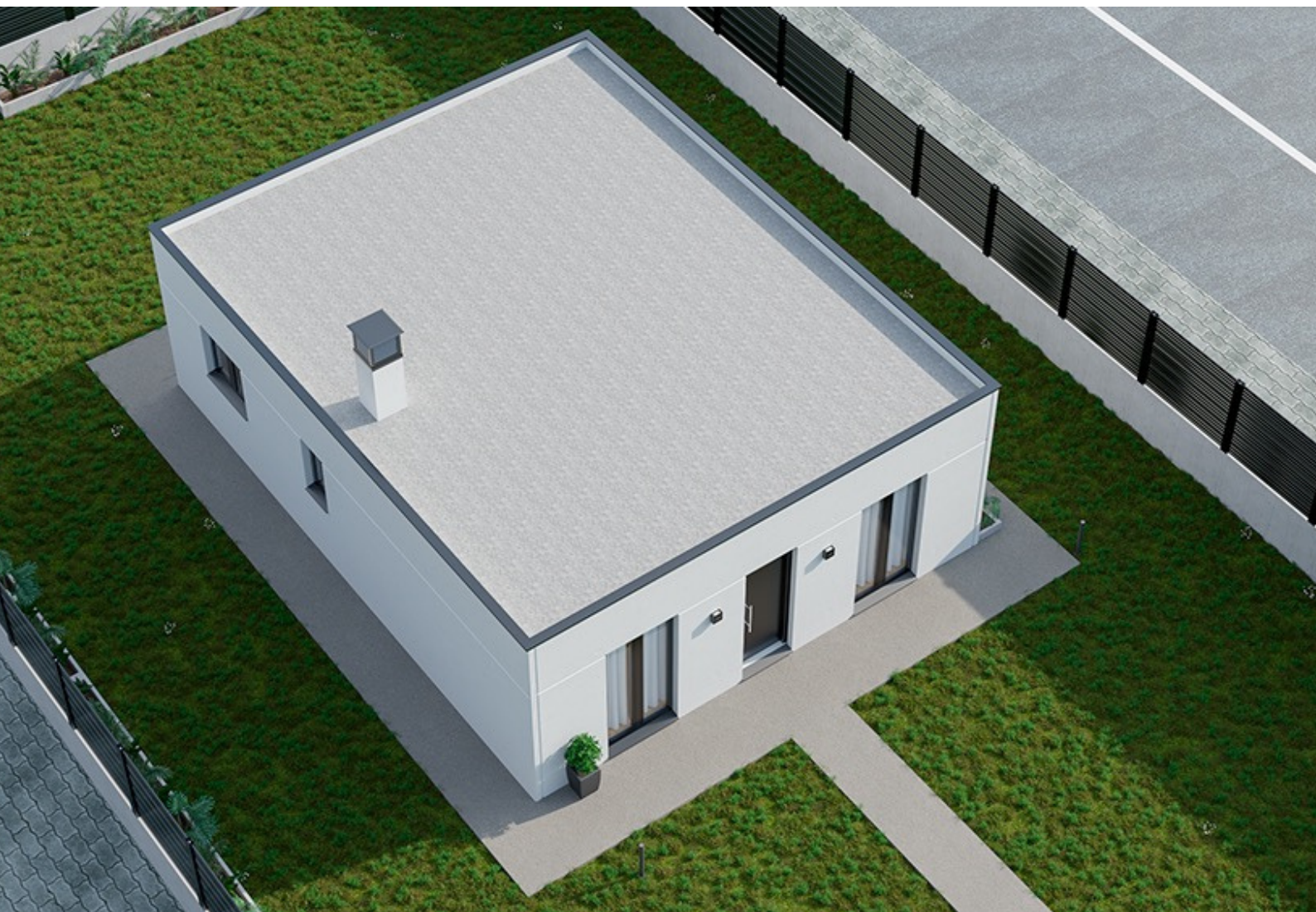
SPECIAL PROJECT 72M2 MODEL



Premium+ H O M E

72m2





Premium+ Wall system

Turnkey Price

72m²

3 Bedroom + 1 Kitchen

1 Bathroom

*Exterior board cladding is charged separately.

W 8m x D 3.00m x H 2.60m x 3 pcs

Delivery time Average 8 Weeks

VAT NOT incl. (72m²) **86.900 €** 2025/2

For projects requiring title deed and building permits



Title Deed House

- **Exterior** - Knauf Aquapanel Plasterboard 12.5mm+ Satin Plaster, Primer, Paint +Knauf MineralPlus Insulation 10cm
- **Interior Wall** - Knauf Guardex Plasterboard 12.5mm + Satin Plaster, Primer, Paint
- **Floor** - Concrete panel floor and insulation material included
- **Toilet Room** - Premium+ Material, Including Ceramic Coated Floor
- **Kitchen** - Glossy White Color MDF Material, Special Production Kitchen Included
- **Plumbing Included**
- **Including internal stairs**
- **Windows and Doors** - Aluminum, Double Glass, White Color Included

Examples





Premium+ HOME

Standart+ Sandwich Panel

72m²

3 Bedroom + 1 Kitchen

1 Bathroom

W 8m x D 3.00m x H 2.60m x 3 pcs

Delivery time Average 8 Weeks

VAT NOT incl. (72m²) **59.900 €** 2025/2

Except for projects requiring title deed and construction permits.



Portable Modular House

***Exterior board cladding is charged separately.**

- **Exterior** - 60mm EPS Sandwich Panel
- **Interior Wall** - 60mm EPS Sandwich Panel + Roof - Knauf Guardex Plasterboard 12.5mm + Satin Plaster, Primer, Paint
- **Toilet Room** - Premium+ Material, Including Ceramic Coated Floor
- **Kitchen** - Glossy White Color MDF Material, Special Production Kitchen Included
- **Plumbing Included**
- **Windows and Doors** - Aluminum, Double Glass, White Color



Premium+ H  ME

1. STRUCTURE FEATURES

1.1. ROOF

1. 100mm EPS Sandwich Panel ✓
2. Bordex Internal Roofing 12 mm ✓
3. 2 Coats Satin Plaster, 1 Coat Primer, 2 Coats Paint ✓

Optional Choices:

- Instead of gypsum board, lambiri can be preferred for ceiling interior cladding.
- Insulation thickness can be increased.
- Moisture barrier cover can be used.

1.2. EXTERIOR WALLS

1. 60mm EPS Sandwich Panel ✓
2. Color option ✓

Optional Choices:

- 18 mm Wood Paneling Wood Veneer Option
- Composite Coating Option
- Betopan / Bordex Coating and 2 Coat Satin Plaster, 1 Coat Primer, 2 Coat Paint Option

1.3. FLOOR

1. Skirting
2. Laminate Flooring 12mm ✓
3. Under Parquet Mat 4mm ✓
4. OSB2 18 mm or Concrete panel 18 mm ✓
5. 5mm Galvanized sheet ✓

Optional Choice:

- Insulation thickness can be increased.
- Ceramic coating can be preferred.

1.4. INTERIOR WALLS

1. 60mm EPS Sandwich Panel ✓
2. Colour Option

Optional Choices:

- Knauf Guardex Plasterboard
- Kitchen Countertops and Bathroom Floor Ceramic Coating
- 18 mm Wood Wainscoting Wood Veneer Option
- Betopan / Bordex Coating and 2 Coats Satin Plaster, 1 Coat Primer, 2 Coats Paint and Colour Option

1.5. DOORS

1. Aluminium door ✓

Optional Choices:

- Rooms and Bathroom: American Panel Door or Aluminium door
- Insulated Special Production Steel Exterior Door Option
- Different colour options for room and bathroom doors

1.6. WINDOWS

- Special Production Aluminium Framed Double Glazing ✓
(4+16+4 mm) CE

Optional Choices:

- Sliding system can be preferred instead of fixed sash system.



1. STRUCTURE FEATURES

1.7. BATHROOM

- 1. Floor Ceramic Coating ✓
- 2. Shower Drainer, Bathroom cabinet, washbasin, washbasin faucet, toilet bowl, reservoir, shower cabin, shower set and faucet ✓

Optional Choices:

Bathroom products can be purchased by the customer and assembled by the manufacturer or the customer can select the products and notify the manufacturer and the purchase and assembly can be done by the manufacturer.

1.8. ELECTRICAL INSTALLATION

Optional Choices:

- Flush-moulded Electrical Installation
- Sockets and Switches
- Interior Panel Automatic Fuse
- Water Heater Installation
- Bathroom Ventilation Device
- Installation system can be preferred surface mounted.
- Extra sockets can be preferred indoors.
- Sockets can be preferred on the exterior.
- Exterior and interior facade lighting type and number of lighting elements can be changed.

1.9. WATER SYSTEM

- Flush-mounted Clean Water Installation ✓
- Flush Drain Installation ✓

Optional Choices:

- Installation system can be preferred surface mounted.



1.10. INTERIOR AND EXTERIOR PAINT

Water-based, wood-specific paint that provides long-term protection against external factors is used on the exterior; water-based and fully erasable paint is used on the interior. Each facade is primed once and painted in 2 coats. Colour can be changed.

1.11. FURNITURE

All products in the furniture group are extras; kitchen and bathroom cabinets can be manufactured by the manufacturer in different colours as chipboard, MDF or lacquered.

1.12. VERANDA

All veranda types are optional and without veranda option is available.

1.13. ELECTRICAL APPLIANCES AND WHITE GOODS

All electrical appliances and white goods are extras. These items can be purchased by the buyer and assembled by the manufacturer or the products specified by the buyer can be purchased and assembled by the manufacturer.

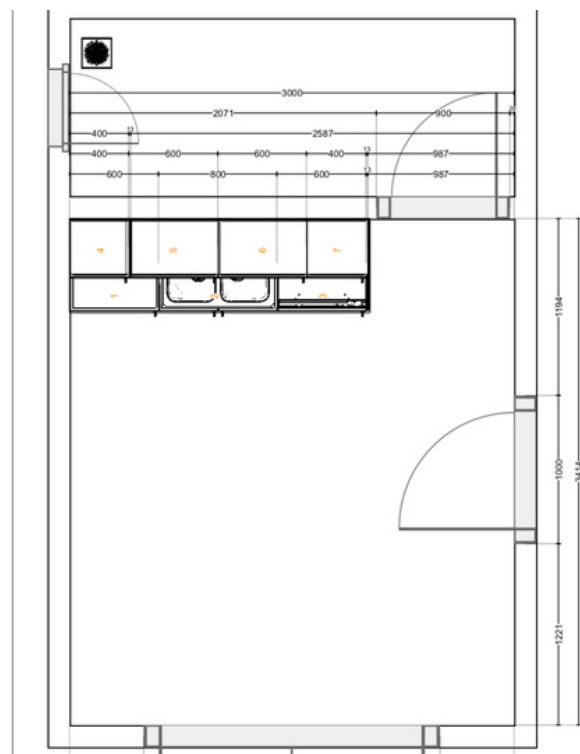
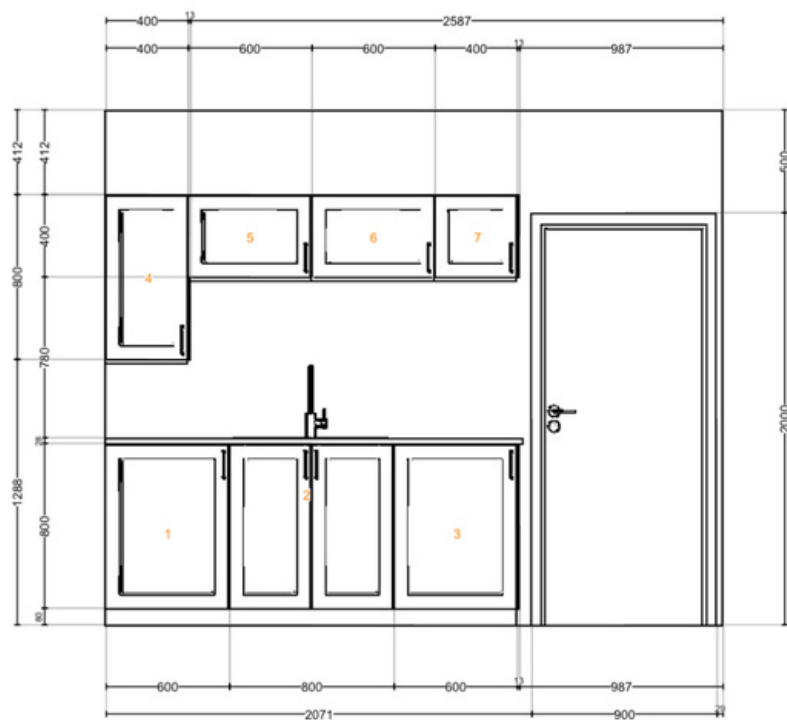
- Electric Water Heater or Water Heater
- Electric Heater (radiator)
- Air conditioning
- Washing Machine
- Refrigerator
- Oven
- January
- Dishwasher

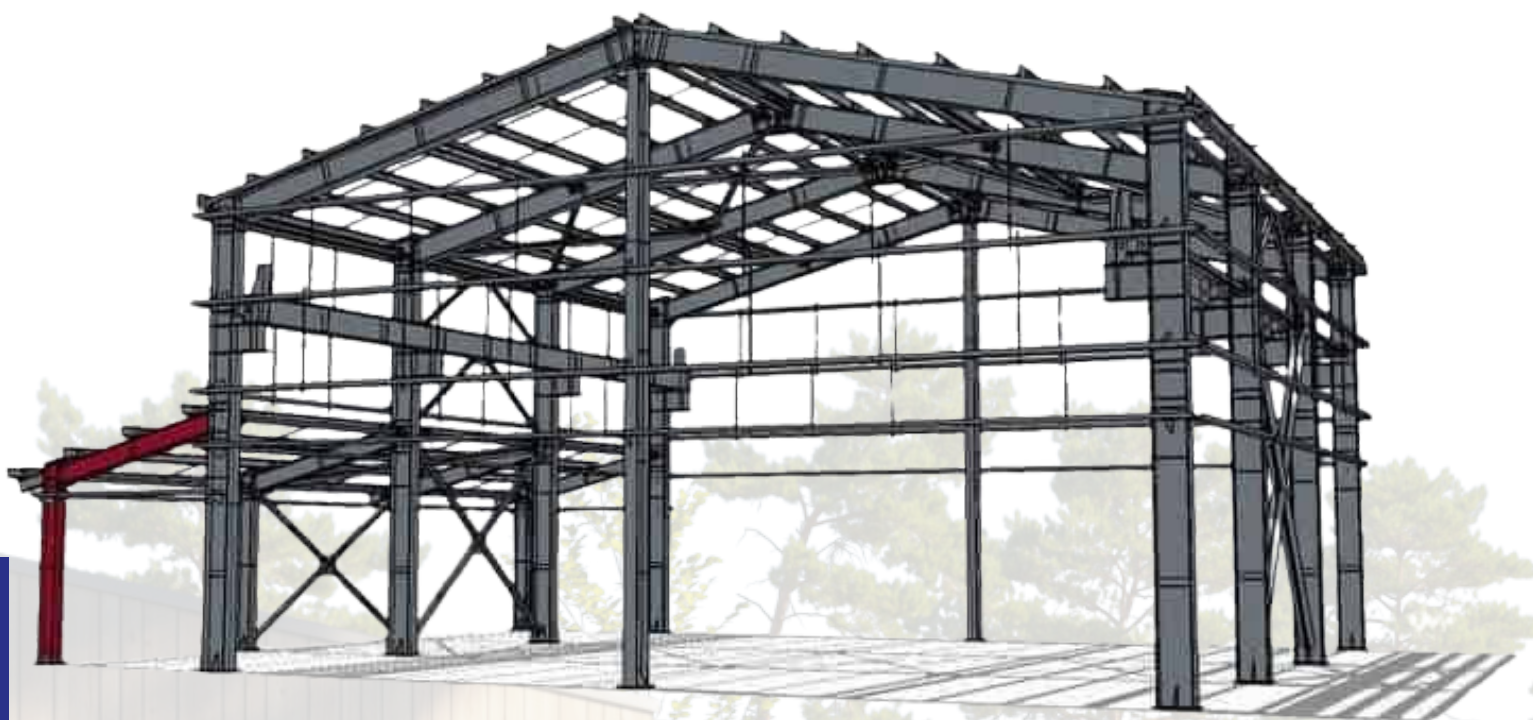
Special Drawing Kitchen





Special Drawing Kitchen



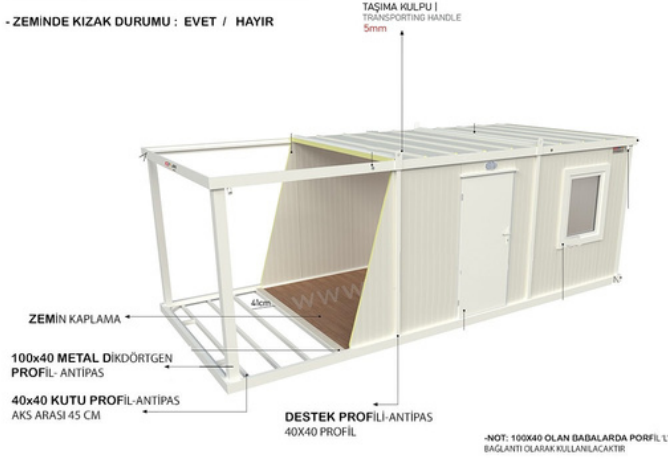


Building structure details

Skeleton:

- Steel house frame with all necessary cross-sections (columns, beams), including connection components (flanges, screws, bolts), all as static drawings.
- HEA120 OR HEA160 Heavy metal will be used in models with title deed and construction permit. All non-galvanized metal surfaces will be sandblasted according to the Swedish standard Sa 2.5 and will be coated with a zincphosphate primer 80µm thick.
- Anti-rust will be applied to all profiles and can be painted in the desired color.
- All our profile welding works have EN3834 certificate in accordance with European standards. All construction processes of the building are subject to European standards and EN 1090-1 Steel Construction license inspection.

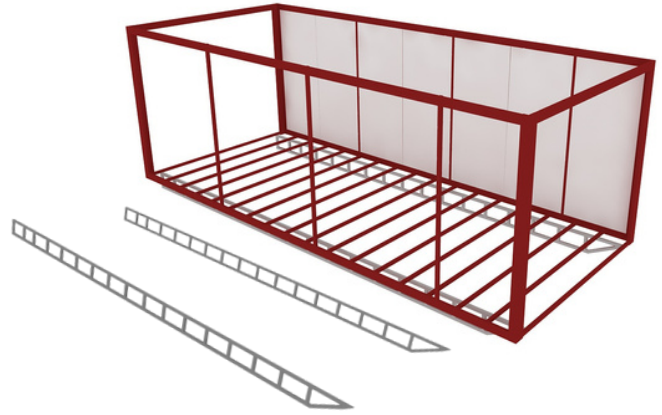
- KULLANILACAK PROFİL ET KALINLIĞI:MM
- ZEMİNDE KIZAK DURUMU : EVET / HAYIR



With 4 attachment points and 2 ropes
**can be
transported***

some models

Except for projects requiring title deed and construction permits.



without concrete
**special floor
system*®**

Floor Detail Bottom to Top

- 0.5mm Galvanized sheet
- 100mm or 50mm Insulation
- 18/22mm Plywood or Concrete
Floor board
- 12mm Laminate Flooring

Premium+ Wall system Examples



KNAUF

Premium+ HOME

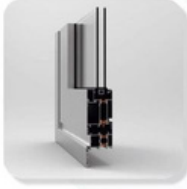
COSMOS 1050 THERMAL SERİSİ
Isı Yalıtımlı Açılan Sistem



ISO 9001

QUALITY
MANAGEMENT

CE



All inclusive

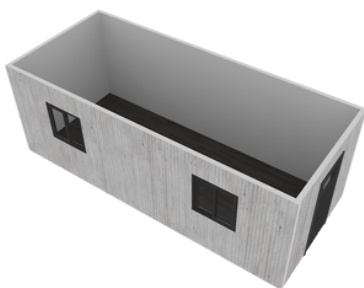
***included in the price offer**

****Special sizes are priced separately.**



cosmos

EXPERTS IN ALUMINIUM™







DOMINO 27 / 36m2

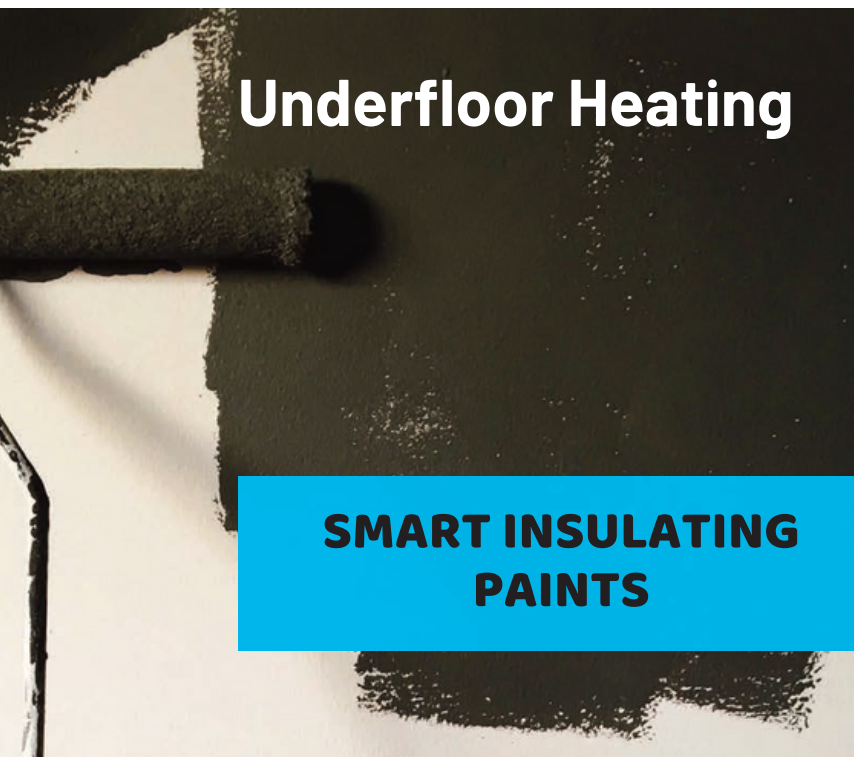
Premium+ H  M E



WOOD Terrace
***request an offer**



WPC Terrace
***request an offer**



Underfloor Heating

SMART INSULATING PAINTS

NANOTEK is based on high quality water-borne, cross-linking acrylic resin and contains Pure Graphene providing reliable electrically heated coatings that operate in the long-wave infrared range.

NANOTEK is solvent free with low-emissions and high adhesive properties. It can be applied under all commonly used emulsion paints, concrete, drywall and clean organic plasters. It can also be used directly under clean organic renders.

NANOTEK has a low electrical resistance value and ensures uniform heating of the coating when connected to a power source with DC or AC voltage. The effectiveness of the NANOTEK coating was tested and certified at NPL the national measurement standards Institute for the United Kingdom.



Additional options



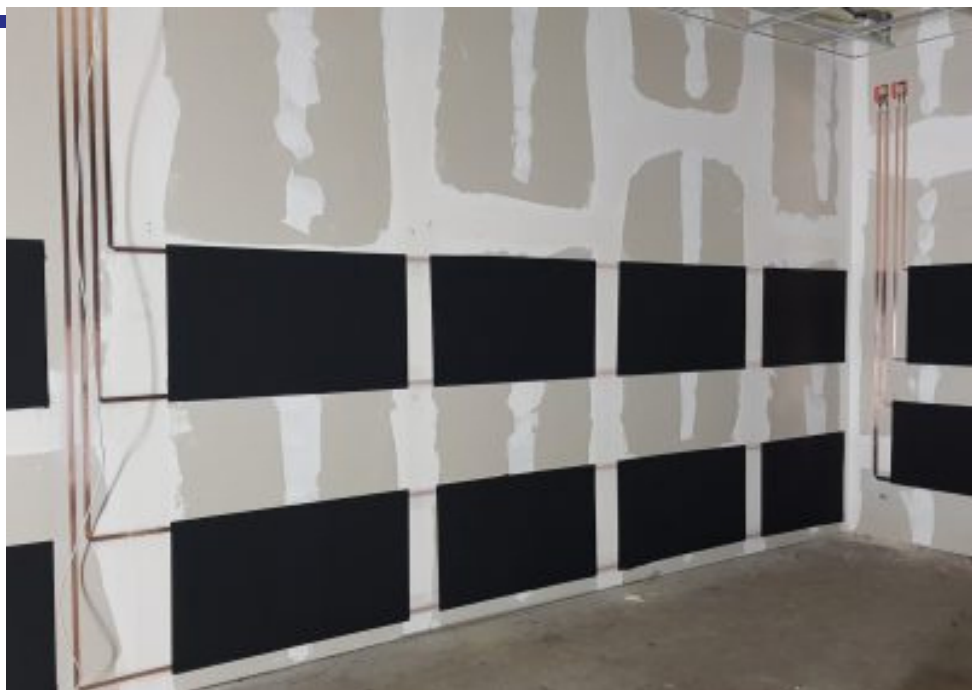
- Floor heating under parquet and ceramic floors
- electrical installation (works with solar panel.)
- thermostat

Underfloor Heating

***request an offer**



**all inclusive
lifetime warranty**



FREE

HOME SECURITY SYSTEM

alhua
TECHNOLOGY

2
IP Cameras

4
Ch. NVR

500(GB)
Hard Drive

HD
1080P

ALARM KIT



Premium+ H  M E



@premiumplushome

We are Premium Plus, a Cypriot company offering affordable and modern tiny houses. We know a thing and two about quality and comfort. Our TinyHOUSE models are completely customized and personalized according to your wishes at a reasonable price.

We offer a delivery service throughout the island.

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Iasonos 1082 Nicosia

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