

2019

SMARTSPACES

Stylish garden living spaces
tailored to your needs



[SMARTSPACES.CO.UK](https://www.smartspaces.co.uk)



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We are SmartSpaces. We create the freedom of more space by redefining outdoor living.

Our distinctive range of spaces are modern, versatile and purposeful, offering you an aesthetic solution to any lifestyle requirement.

We place emphasis on bringing your space to life with functional refinement, using carefully sourced timber finishes and simple architectural forms—giving you an exterior space to enjoy and feel connected to.

Whether you need space to work, unwind or keep fit—we approach each build as an echo of your lifestyle, work and personality. Creating something personal, rewarding and functional.

We pride ourselves on our unique and bespoke service, working closely with you to achieve your dream outdoor space. All of our builds use premium products that are sustainably sourced, then manufactured in the UK, backed by a healthy 10-year guarantee.





From concept to build, we create smart spaces tailored to suit your needs.

Our ethos is about reflecting your lifestyle and personality in the intelligent use of space—from a growing family in need of more space, a place to entertain or relax, to teaching and learning, we believe there's a connection between how we live, work and be. That's where we come in.



DualSpace
BURLEY IN WHARFEDALE



DualSpace
BURLEY IN WHARFEDALE

Are you looking for more living space? More room to relax or work? Perhaps the house is starting to feel crowded as the kids get older, or you've started working from home more and a dedicated office space. Maybe you're just looking for a quiet space to relax in or a gym for exercise.

Once you have your requirement in mind, it really is as simple as seeing what space you have available, where you would like your space to go and booking a free site survey to see how we can help.



Your lifestyle choice is reflected in the intelligent use of space.

Relax with purpose, teach with passion, work with enthusiasm.



DeckSpace
FOLLIFOOT

SmartSpaces offers the flexibility for you to create a garden living space that meets your personal or professional needs. It's all about balance. If you're striving for harmony between practicality and convenience, or looking for something unique yet understated, our range of spaces showcase these decisive factors.

We can tailor the perfect balance between indoor and outdoor, offer a mini home away from home, one room with multiple uses, open plan spaces with room to move around or a personal escape. Work or play, it's up to you.



A garden space should be more than just a building—it should offer freedom and sanctuary.

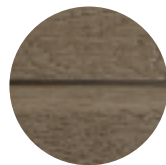


StudioSpace
ESHOLT

Elegant, clean lines of our structures provide the perfect setting for the modern extension of the home or workplace.



Thermowood

Western
Red Cedar

Canaxel

Stained
Softwood

Our builds use carefully sourced materials—crafted with precision.

To bring your lifestyle requirements to life—we use a range of premium materials to form the structure of your new SmartSpace.

We source our timber only from sustainable forests. We import Western Red Cedar and Thermowood for cladding, for their appearance, durability, and decay-resistant properties.

Allowing the natural beauty of the wood to transform an extra living space into an attractive feature in its own right, perfectly complimenting your garden environment.

The structures are fabricated in our workshop in Yorkshire, and all our doors and windows are built in the UK with the added security of multi-point locks. Everything is shipped to site for the installation team do the rest.

BespokeSpace
EXTERIOR DECK +
CLADDING FINISH



Using the best natural timber materials, we create stunning exterior finishes for each space.



These exterior materials ensure your garden room is weatherproof, durable, and thermally efficient—giving you all-year-round enjoyment with minimal energy costs.

We have four unique finishes available. Thermowood is the standard option for all SmartSpace builds, with an easy upgrade available to Western Red Cedar.

Why choose SmartSpaces?

To get you thinking about how you can get the best out of your garden environment—we have five unique spaces that are designed with various lifestyle requirements in mind, or choose your own space to fit a more specific area.

Select any of these builds in **small, medium** or **large**—modifying to your needs where required, by size, features or function.

We have experience in creating unique and functional spaces for **residential, commercial ventures** and **schools**.



Bespoke Service

Where we really excel is by working closely with you to create your unique space with any size, layout or function, using our bespoke design service. We're here every step of the way to help you achieve your perfect space.

Site Survey and Design Process

Once your site survey is completed, our specialist designers use CAD/CAM tools to create your design specification to maximise available space.

All our garden rooms are project managed, with you having access to an internal Project Manager and Site Manager, so that you're kept informed throughout the whole build process.

ANY SIZE, ANY SHAPE ANY REQUIREMENT

We create spaces for a multitude of uses, and love to bring your ideas to life with our bespoke service design team. If you have a specific requirement in mind we'd love to hear about it—we cater for any size, any shape and any requirement.

OUR BESPOKE SPACES HAVE INCLUDED:

SCHOOL LIBRARIES
SCHOOL CLASSROOMS
COMMERCIAL OFFICES
RESIDENTIAL
PROFESSIONAL STUDIOS
GYM AND YOGA STUDIOS



ANY SIZE

The only restrictions are your garden or plot size. We can take any space and make it personal, unique or purposeful.

This U-Shape space, comes complete with four rooms, including a sauna room—with a centrepiece covered patio to give all year round functionality.



ANY SHAPE

Aside your regular rectangles and box shapes, we love creating unique spaces for our customers—this could be a creative solution to a size restriction, or something exciting by design.

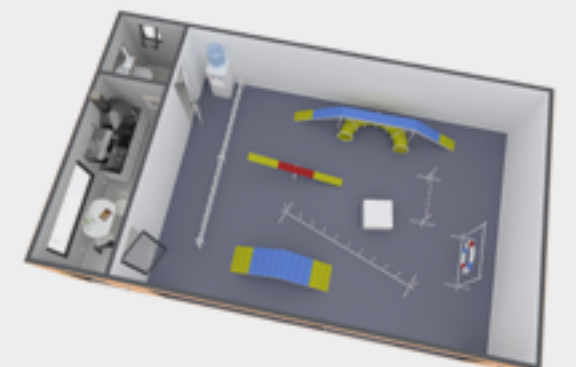
This bespoke LivingSpace showcases our capabilities with a three-roomed annex with all you need to feel at home.



ANY REQUIREMENT

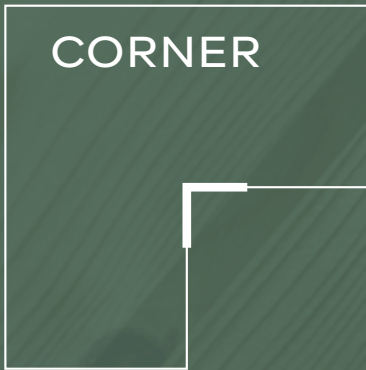
In addition to our popular residential garden spaces, we create solutions to any commercial or professional requirements.

Our Puppy Training School based on a simple StudioSpace, provided an excellent solution to an expansion restriction.



OUR RANGE

Choose from five contemporary designs and shapes, all of which can have their own features and desired uses, with the option of making any space your own bespoke space.



**Work or play?
It's up to you**

KEY FEATURES:

- CONVENIENT SIZE
- SELF-CONTAINED
- PERSONAL ESCAPE

**Indoors meet
outdoors**

KEY FEATURES:

- SYNERGISTIC DESIGN
- COVERED VERANDA
- CONNECT WITH THE OUTDOORS

**Multiple zones in
an L-shape design**

KEY FEATURES:

- OPEN PLAN
- ROOM TO MOVE
- SEPARATE WORK AND PLAY

**Two rooms,
endless uses**

KEY FEATURES:

- FLEXIBLE SPACE
- MULTI-FUNCTIONAL
- WORK AND PLAY AREA

**A mini home
away from home**

KEY FEATURES:

- MULTIPLE ROOMS
- CONNECTED FACILITIES
- SELF-CONTAINED LIVING SPACE

**Any size, shape
or requirement**

KEY FEATURES:

- FITS YOUR EXACT NEEDS
- BRING YOUR IDEA TO LIFE
- MAKE IT YOUR OWN SPACE

KEY FEATURES:
 CONVENIENT SIZE
 SELF-CONTAINED
 PERSONAL ESCAPE

STUDIO



Work or play? It's up to you.

Your own personal escape for relaxing, a place for thinking, a canvas for creating, or work without the commute.

SPACE TO WORK

A combination of lounge and study areas, with desk, table and relaxation space—complete with en-suite bathroom. Giving you all the essential elements to work and unwind afterwards.



SPACE TO RELAX

A games and entertainment space utilising all four corners with bar, TV and lounge areas, with a pool table centrepiece. Perfect for gatherings with family and friends.



DECK

KEY FEATURES:

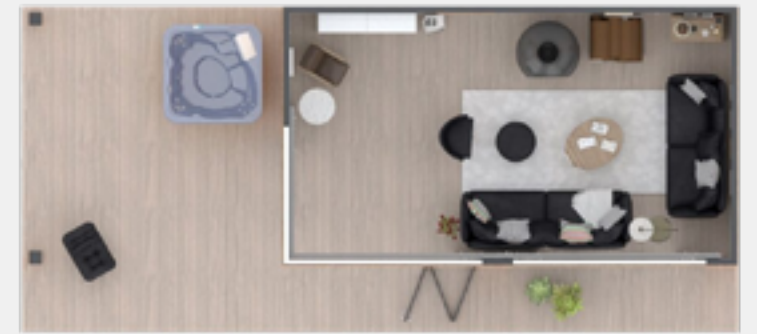
SYNERGISTIC DESIGN

COVERED VERANDA

CONNECT WITH
THE OUTDOORS

SPACE TO ENTERTAIN

Long deck space with interior lounge area and stove. Fitted with corner bi-fold doors, opening onto an exterior veranda deck, complete with built-in hot tub for maximum relaxation.



Indoors meets outdoors

Cover all the bases with a space offering the opportunity to work, rest and play, all under two roofs.

DeckSpace has a covered veranda with the option of a hot tub, to maximise the connection with your surroundings.



With careful placement of windows and doors, you can create a space that has perfect synergy within your garden environment.



CORNER

KEY FEATURES:

OPEN PLAN

ROOM TO MOVE

SEPARATE WORK
AND PLAY

Multiple zones with an L-shape design

Combine activities within an open plan room to create contrasting or complimentary spaces. Perhaps a yoga space coupled with a dining area, or an exercise corner with a place to unwind.



GREAT FOR:
GYM AND EXERCISE
YOGA AND MEDITATION



SPACE TO UNWIND

A vibrant CornerSpace, with partitioned lounge and exercise zones, opening out onto a covered patio space for a perfect combination of working out and winding down.



Two rooms, endless uses

A multi-functional room with partitioned areas to give much-needed storage, privacy or study space.

Divide the two areas to your needs and take care of any lifestyle requirement with a practical solution.



SPACE TO LOOSEN UP

A DualSpace for working out and relaxing afterwards. Add more flexibility with the option of bi-fold doors when you need more space.

KEY FEATURES:

- PARTITIONED SPACE
- MULTI-FUNCTIONAL
- WORK AND PLAY AREA

**KEY FEATURES:**

SEPARATE ROOMS

CONNECTED FACILITIES

SELF-CONTAINED
LIVING SPACE

A mini home away from home

A fully functioning living space, self-contained and separate from your main dwelling, but just as comfortable. With optional pitched roof, for a homely feel.

**SPACE TO BE**

A three-roomed LivingSpace including with bedroom, living and dining area and en suite bathroom—complete with stove and kitchenette. All you need to feel at home.





Quick and easy process and installation in a few simple steps.

PLAN

01 / Book a site survey

We'll get our friendly survey team there on a day that suits you.

02 / Choose your space

Based on your space or lifestyle requirement, choose a space that suits your needs.

03 / Quote and design

Receive a comprehensive quote and design for your desired space.

BUILD

04 / Build preparation

We'll get everything prepared. All the materials will be measured and cut to size, ahead of the build.

05 / Installation

Once the materials arrive, we'll begin installation of your new space, with an average build of 2-3 days.

06 / Finishing touches

When the structure is in place, we then add the flooring, electrics, features and fittings.

ENJOY

07 / Guarantee

When everything is ready, you'll receive your written guarantee.

08 / Sit back and relax

Once everything is complete, it's time to start enjoying your new space.



SmartSpaces

AIREDALE HOUSE
BUSINESS CENTRE
423 KIRKSTALL ROAD
LEEDS LS4 2EW



Call us today on **0800 6345223**
or email **info@smartspaces.co.uk**
to discuss your SmartSpace.

Example Price & Size Guide



STUDIO

Price + Size Guide

Our spaces are generally priced by size and materials used. You can add optional extras to any build to make it your own.

EXAMPLE COST BY SIZE



SMALL
3m x 3m
From £13,500



MEDIUM
5m x 3m
From £16,500



LARGE
8m x 3.5m
From £22,500

These sizes give an indication of potential size and category. All our spaces are bespoke and tailored to suit your needs.

DECK

Price + Size Guide

Our spaces are generally priced by size and materials used. You can add optional extras to any build to make it your own.

EXAMPLE COST BY SIZE



SMALL
3m x 3m
From £18,900



MEDIUM
5m x 3m
From £21,500



LARGE
8m x 3.5m
From £26,900

These sizes give an indication of potential size and category. All our spaces are bespoke and tailored to suit your needs.

Multiple zones with an L-shaped design.

SMARTSPACES

CORNER

Price + Size Guide

Our spaces are generally priced by size and materials used. You can add optional extras to any build to make it your own.

EXAMPLE COST BY SIZE



SMALL
4m x 4m
From £21,500



MEDIUM
5m x 5m
From £25,900



LARGE
6m x 5.5m
From £27,900

These sizes give an indication of potential size and category. All our spaces are bespoke and tailored to suit your needs.

Two rooms, endless uses.

SMARTSPACES

DUAL

Price + Size Guide

Our spaces are generally priced by size and materials used. You can add optional extras to any build to make it your own.

EXAMPLE COST BY SIZE



SMALL
5m x 3m
From £20,500



MEDIUM
7m x 3m
From £22,900



LARGE
8m x 3.5m
From £26,500

These sizes give an indication of potential size and category. All our spaces are bespoke and tailored to suit your needs.

A mini home
away from home.

SMARTSPACES

LIVING

Price + Size Guide

Our spaces are generally priced by size and materials used. You can add optional extras to any build to make it your own.

EXAMPLE COST BY SIZE



SMALL
4m x 5m
From £33,000



MEDIUM
5m x 5m
From £36,500



LARGE
6m x 5m
From £41,500

These sizes give an indication of potential size and category. All our spaces are bespoke and tailored to suit your needs.

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Optional Extras

INTERIOR		
Internal Storeroom	Internal wall and internal or external door access	From £995
Internal Downlights	Additional LED ceiling down light	£65 per light
Internal Dividing Wall	Dividing the space inside your building with an internal wall	Call for pricing
Internal WC/Shower	WC/Shower/Store room - includes timber door 1.5m x 1.5m	Call for pricing
Underfloor Heating	Underfloor heating specially designed for laminate flooring	From £995
Internal Cabling	Internal cabling service (ethernet, telephone, coaxial, etc.)	Call for pricing
Double Socket	Additional double electrical sockets	£65.00
External socket	External single waterproof double electrical socket	£135.00
4 Way Consumer	Up rated 4 way consumer unit for high powered equipment	£180.00
Up/Down Lights	Additional brushed chrome external up/down wall lights	£75.00 per light
Internal Track Light	Brushed chrome track light with 4 adjustable spotlights	£150.00
Heater White - 1.5Kw	White slimline panel heater 1.5Kw + 24hr timer	£275.00

EXTERIOR		
Canopy Downlights	External roof canopy downlights.	£65 per light
Decking - Timber	Optional Redwood timber decking and timber sub frame	£120.00 per sqm
Decking - Composite	Optional composite anthracite decking and timber sub frame	£200.00 per sqm
Rainwater Butt	100 Litre rainwater butt including filter fixing kit, tap and stand	£85.00

MATERIALS / WINDOWS / DOORS		
Acoustic Plasterboards	Knauf high density 15mm acoustic plasterboard (upgrade price)	£25 per sqm
Acoustic Installation	Knauf acoustic thermal slab insulation (upgrade price)	£25 per sqm
Wide Window	PVC-u wide opening window 1.2m x 0.5m	£290.00
Tall Window	PVC-u tall opening window 0.4m x 1.6m	£320.00
Panoramic Window	PVC-u panoramic fixed glass window 2m x 1m	£290.00
PVC-u Single Door	PVC-u external single door 0.9m x 2.02m	£700.00
2m Bifolding Doors	Aluminium 3 section bifolding doors - 2m (upgrade price)	£1,750.00
3m Bifolding Doors	Aluminium 4 section bifolding doors - 3m (upgrade price)	£2,300.00
0.5m Glass Panel	PVC-u tall fixed glass window panel 0.5m x 2.02m	£250.00
0.75m Glass Panel	PVC-u tall fixed glass window panel 0.75m x 2.02m	£270.00
1.0m Glass Panel	PVC-u tall fixed glass window panel 1.0m x 2.02m	£290.00

BUILDING & GROUNDWORK		
Canopy Downlights	External roof canopy downlights.	£65 per light
Decking - Timber	Optional Redwood timber decking and timber sub frame	£120.00 per sqm

Call us today on 0800 0156490 or email info@smartspaces.co.uk to discuss your SmartSpace