

ECOSTEEL BUILDING SYSTEMS

# THE MINIMALIST



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**A NEW ADU PRODUCT BY ECOSTEEL**

FAST. DURABLE. EFFICIENT



## PREFABRICATED STEEL BUILDING TECHNOLOGY



Need a Man Cave, a She Shed, a Home Office, a Pool House, Guest Room, a Teen Retreat, your Adult Child Squatter Quarters, a place to send the In-Laws, or an option to make some extra income? The Minimalist has everything you need to function as a one-bedroom home.

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# STARTING PRICE **\$181,000**

PERMITTING AND ECOSTEEL MATERIAL ONLY

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## WHY CHOOSE A STEEL MICROHOME?

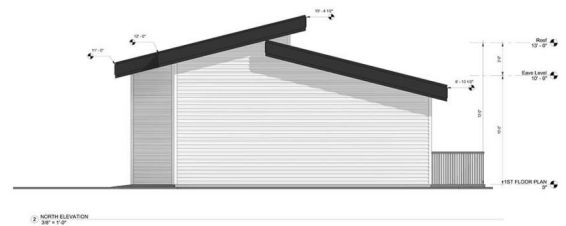
- **ALL STEEL COMPONENTS**
- **FAST ASSEMBLY**
- **SUSTAINABLE / RECYCLED**
- **ENERGY EFFICIENT**
- **FIRE RESISTANT**
- **TERMITE & MOLD RESISTANT**
- **BUILT TO LAST GENERATIONS**

Most of the industry works with what they know – traditional stick-built construction. Our contractor partners are hand-selected to provide you with the best product today.

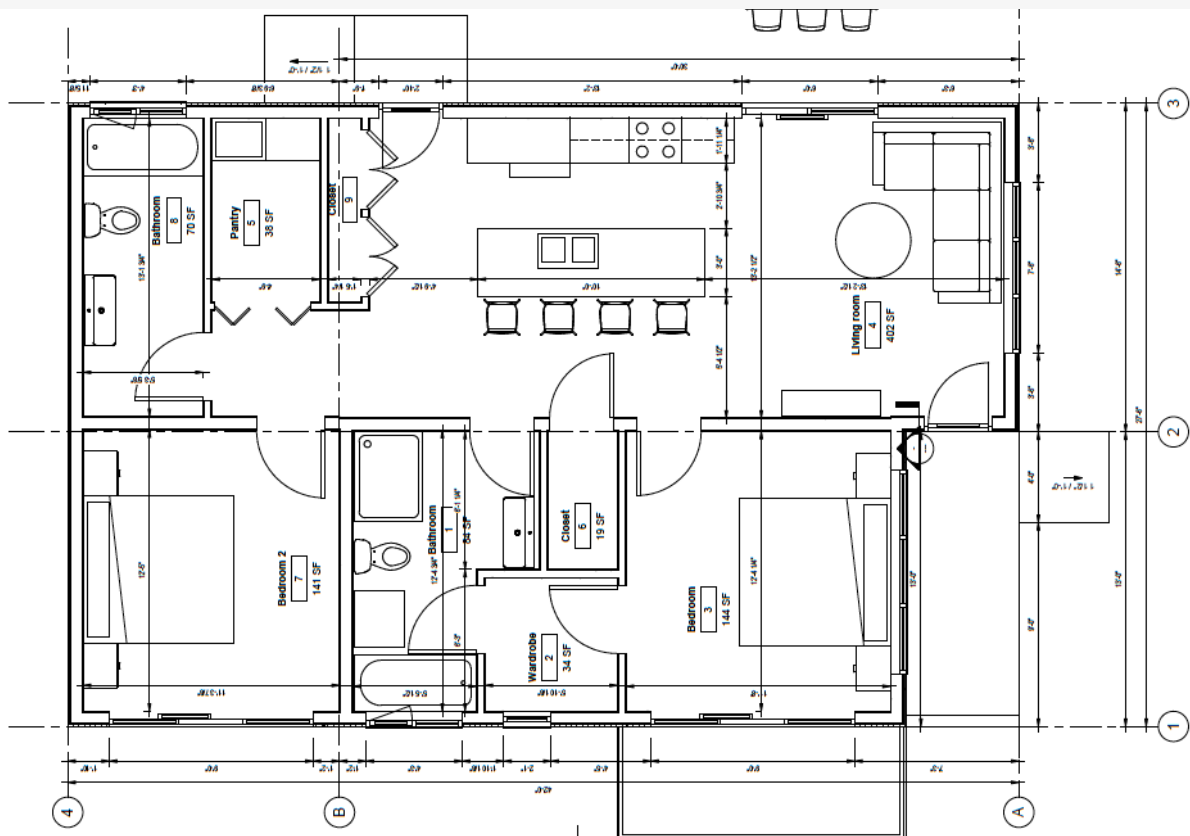
Microhomes, also known as tiny homes or Accessory Dwelling Units (ADU's) are very popular today for many reasons. They provide housing fast, they can provide rental revenue for existing homeowners or a even place for kids or parents to live or stay when in town.

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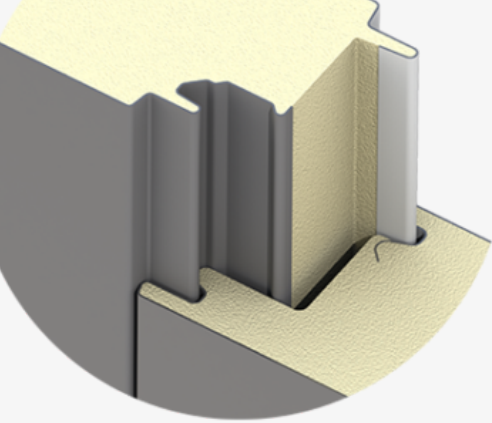
## OPEN INTERIOR PLAN



**2 BED / 2 BATH**  
**944 SF OF LIVING SPACE**  
**12FT CEILINGS**  
**WALLS OF NATURAL LIGHT**  
**FULL KITCHEN + DINING**

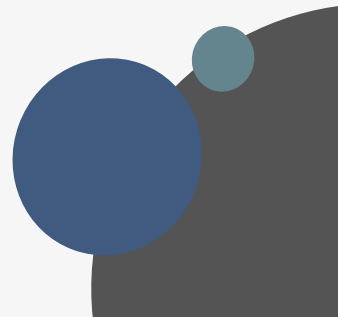






# Roles + Pricing

REF	ITEM DESCRIPTION	TYPE	PRICE
OWNER	SITE SURVERY	SOFT COST	OP
ECO	CUSTOM SITE PLAN	SOFT COST	\$6,500
ECO	FULL PERMIT PACKAGE	ARCH + ENGINEERING	\$10,500
GC	FOUNDATION	MATERIAL + LABOR	CP
ECO	STEEL STRUCTURE + INSULATED SHELL	MATERIAL ONLY	\$164,000
ERECTOR	STEEL STRUCTURE + INSULATED SHELL	LABOR	CP
GC	WINDOWS AND DOORS	MATERIAL ONLY	CP
GC	WINDOWS AND DOORS	LABOR	CP
GC	ALL FINISHINGS	MATERIAL + LABOR	CP
CP - CONTRACTOR PROVIDE // OP - OWNER PROVIDED*****		TOTAL	CP





# ECOSTEEL / CLIENT / CONTRACTOR SCOPE

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## PRE-CONSTRUCTION PROCESS

ECOSTEEL TAKES THE LEAD, EVALUATING YOUR SITE AND INITIATING THE PROCESS.

1. **SITE DOCUMENTATION (BY ECOSTEEL)**
  - A. SITE EVALUATION
  - B. SITE PLAN DRAWINGS
2. **SITE PLAN SUBMITTAL (BY CLIENT / CONTRACTOR)**
3. **FULL PERMIT PACKAGE (BY ECOSTEEL)**
  - A. ARCHITECTURAL DRAWINGS
  - B. FOUNDATION ENGINEERING DRAWINGS
  - C. STRUCTURAL ENGINEERING DRAWINGS
  - D. MECHANICAL, ELECTRICAL, PLUMBING
  - E. ENERGY CODE
4. **PERMIT SUBMITTAL TO COUNTY (BY CLIENT / CONTRACTOR)**

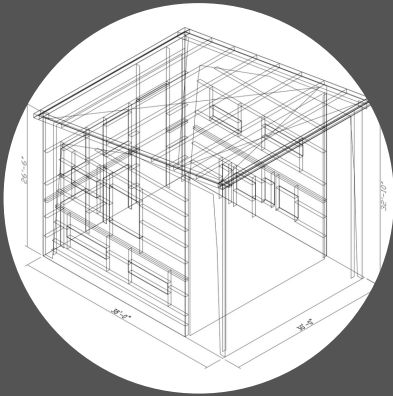
## CONSTRUCTION PROCESS

(ONCE A PERMIT HAS BEEN ISSUED)

1. **ECOSTEEL MATERIAL ORDER / FABRICATION (BY ECOSTEEL)**
    - A. STRUCTURAL STEEL FRAMING
    - B. PERIMETER WALL FRAMING
    - C. PREMIUM INSULATED WALL PANELS
    - D. PREMIUM INSULATED ROOF PANELS
    - E. ALL TRIM AND FLASHING
  2. **DOOR AND WINDOW PACKAGE ORDER (BY CONTRACTOR)**
  3. **SITE WORK / FOUNDATION INSTALLATION (BY CONTRACTOR)**
  4. **ECOSTEEL MICROHOME DELIVERY (BY ECOSTEEL)**
    - A. ALL PARTS & PIECES LABELED / NUMBERED FOR FAST ASSEMBLY.
  5. **PREFAB STEEL ASSEMBLY (BY CONTRACTOR)**
  6. **DOOR AND WINDOW INSTALLATION (BY CONTRACTOR)**
  7. **MEP / INTERIOR FINISHES (BY CONTRACTOR)**
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# WHAT'S INCLUDED BY ECOSTEEL



**DESIGN + PERMIT  
DRAWINGS**



**BOLTED STEEL  
STRUCTURE**



**FINISHED +  
INSULATED SHELL**

## PLANS AND DOCUMENTS

- Schematic Concept Design / 3D Model
- Detailed component diagrams with Typical Sections & Details
- 3D Model for structural framing members & panels
- Stamped Structural Engineering
- Elevations, Floor Plans, Typical Detail Sheets, Panel Layout, Framing Plan
- Insulated Panel Layout & Trim Detail Plans
- Cross Sections, Wall Sections, Typical Structure & Panel Details

## MATERIAL

- Schematic Concept Design / 3D Model
  - All steel structure with bolted connections
  - Hot Rolled I-Beam Structure/ C-Channel Secondary Frames
  - 4" steel insulated roof panels (R-32)
  - 2.5" steel insulated wall panels (R-20)
  - Typical bolts, screws, fasteners, sealant, and miscellaneous materials
  - Freight to building site
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# WHAT'S NOT INCLUDED BY ECOSTEEL

After the shell is completed, you select interiors to fit your vision, taste, and lifestyle. The following plans, documents, materials and services are some of the items you will need to budget for. These items are not designed or specified by EcoSteel. However, we will consult with your engineers and sub-contractors to educate them on our building system designs, provide them with any necessary data or specifications specific to our designs, and provide general assistance in helping them to complete their work.

## **PLANS AND DOCUMENTS BY OTHERS**

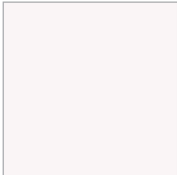
- Soils tests
- Water and septic engineering and plans, including building and health permits, and impact fees
- Drainage plans, landscape plans, land surveys and legal descriptions
- Zoning plans and compliance, including easements, utilities and setbacks
- Stamped electrical and mechanical plans and specifications (if required by local code), and energy calculations
- Finished flooring and decking materials
- Kitchen and bathroom cabinet and fixture elevations, plans and specifications

## **CONSTRUCTION MATERIALS, LABOR, & SERVICES BY OTHERS**

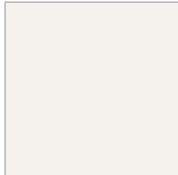
- Site grading, drainage, and landscaping
  - Foundation forming, construction, and anchor bolt placement
  - Concrete and masonry work, interior and exterior
  - Steel and insulated panel erection labor
  - Plywood floor decking (if applicable)
  - Interior wall and ceiling drywall, finish and painting
  - Interior wall framing
  - Exterior/Interior doors and windows
  - Floor coverings
  - Kitchen and bathroom appliances, fixtures, cabinets and counters
  - Mechanical heating, venting and air conditioning (HVAC) systems
  - Electrical wiring and fixtures Plumbing
  - Construction Administration and Job Visits
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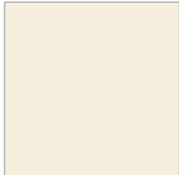
EXTERIOR COLORS



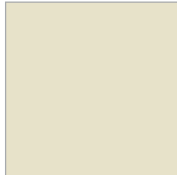
REGAL WHITE



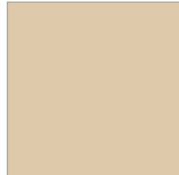
IMPERIAL  
WHITE



WARM WHITE



SANDSTONE



SURREY BEIGE



PEARL GRAY



SLATE GRAY



WEATHERED  
COPPER



COLONIAL RED



NATURAL  
GREEN



EVERGREEN



SLATE BLUE



ROYAL BLUE

INTERIOR COLORS



IMPERIAL  
WHITE

The colors shown here are representative only and not necessarily true reproductions of actual coating colors. Coil coat color chips are available upon request. For further information regarding color availability, please contact your local sales representative.







**EC**  **STEEL**

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