

huggTM

www.hughomes.co.uk

hugg bespoke modular homes provide a flexible and responsive solution to the UK's growing housing shortage.

The brainchild of the people at Inland Homes, **hugg** homes provide temporary accommodation that is focused on sustainability and design and manufacturing excellence.

hugg is based on the key principle of using land that would otherwise be inactive during the planning process. Typical placement of a **hugg** development in any location is upwards of five years. Using Inland Homes' existing and third party land assets, **hugg** offers pop-up developments in key locations across the Midlands and South East. This gives **hugg** the agility required to react quickly to emerging local housing requirements, whilst also ensuring that otherwise dormant land is fully used.



hugg has developed a number of layout options to suit a variety of occupancy requirements. Popular layouts are shown here.



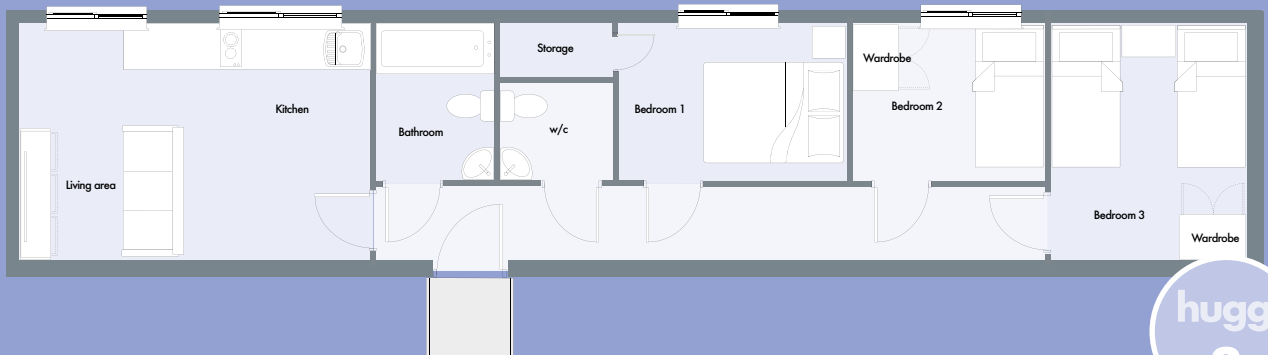
hugg
1

One bedroom accommodation: 22.5m² / 242 sq.ft



hugg
2

Two bedroom accommodation: 38m² / 409 sq.ft



hugg
3

Three bedroom accommodation: 59m² / 635 sq.ft

hugg[™]

process

1



location identified
dialogue and engagement with
local authority

2



planning application
temporary planning application -
jointly developed and submitted

3



design
design and specification agreed

4



lease
lease deal signed with hugg
partner

5



order
hugg order placed

6



manufacture
12 weeks off site manufacturing

7



infrastructure
services and infrastructure works
undertaken prior to arrival

8



delivery
units transferred to site

9



set up
set up service connections,
assembly and external
landscaping works

10



occupation
occupation process begins
with hugg partner to identify
residents

11



preview
opportunity to inspect, preview
and check off the inventory

12



move in
of the residents

13



**lease period upwards of
five years**
occupied for the duration
or re-let to new occupiers

14



**agreed maintenance
programme**
flexible to suit resourcing
structure of hugg partner

15



end of agreement
removal, refurbishment and
buyout options available



hugg[™] bespoke

hugg works with partner organisations to develop solutions tailored to their needs.



Flexible management model

Full or partial management services available through the hugg estates team



External design and treatments

External colour palette, window and elevational treatments to complement the local streetscape



Fit-out

Range of furniture packages available with white goods included as standard



Lease

Flexible leasing agreements upwards of five years



Layout

One, two and three-bedroom homes with a choice of layouts



Building regulations compliant



BBA certified - minimum 60 years



EPC rating - C



Thermal insulation compliant to building regulations



Acoustic insulation compliant to building regulations



Power supply - all electric



UK manufacture and fit out



Manufacture lead time - 12 weeks



PVC windows and doors



Transportable

hugg[™] technical

hugg[™] services



hugg store

Keep prams, bikes and bulkier items safe and secure in your own external, on-site, lockable store



hugg social

Enjoy some social time with shared space for private and community entertaining



hugg play

Get outdoors and enjoy our expertly planned play areas and leisure spaces



hugg support

Onsite estates management office offering support for maintenance issues



hugg refuse

Each hugg site has an external communal refuse area to keep rubbish out of the way

www.hugghomes.co.uk

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 Hugg Homes

 hugghomes

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hugg garden

Each development will boast landscaped courtyard spaces



hugg parking

Ample space will be attributed for visitor and resident car parking