



WheelHouse

by **bretts** since 1918

Millmerran **7.2**



Dual loft WheelHouse: stylish split roof and spacious living for versatile comfort.



A Bretts subsidiary company, The Western Timber Co. Pty Ltd. managed several Cypress Pine timber mills west of the great divide. One of its larger mills was located at Millmerran and was in operation from the 1920's up until the early 1960's. Quite a large sawmill, it also manufactured plywood.

**Find out more about Bretts long history at: [bretts.com.au/company](https://bretts.com.au/company)**

## Millmerran **7.2**

The mastermind behind the Millmerran 7.2 had a clear vision in mind—to create a harmonious blend of practical living space and efficient storage capacity. Emphasising the importance of permanent accommodation, the architect carefully crafted a design that would offer both optimal storage space and a comfortable, functional living environment.

This innovative design incorporates several thoughtful features to achieve its goals. Strategically positioned louvre banks, a servery window, and an optional porthole feature work together to create a bright and open atmosphere within the space. These elements contribute to a sense of spaciousness and ensure a pleasant living experience.

To further enhance the storage capabilities of the Millmerran 7.2, a generous storage loft has been included. This loft provides ample room to store items that are not frequently used, keeping the main living area clutter-free. Accessing this loft is made easy through a conveniently placed aisle with stairs, leading up to the sleeping loft and additional storage area.

Not stopping at functionality alone, the architect has infused architectural flair into every corner of the separate bathroom, shower, vanity, and toilet areas. The fittings and fixtures within these spaces add a touch of elegance and style, elevating the overall design of the Millmerran 7.2 to an even more impressive level

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## Sleeps 5

Room to sleep 5  
Queen sized loft  
Single sized loft  
Space for sofa bed

## Dimensions

Length - 8.1 metres  
Width - 2.4 metres  
Height - 4.3 metres  
Alcove - Over drawbar .9m x 1m

## Features

Bespoke design  
12 month manufacturer & product warranty  
Certification as per regulations  
Trailer for long distance travel on sealed roads  
Steel framing & bracing  
Insulation R-Flor (Floor) / Thermal Wrap (Wall & Roof)  
Colorbond exterior

Powdercoat aluminium doors & windows  
Powdercoat aluminium flyscreens to sliding windows  
Duragal entry stairs with hardwood treads  
Raking ceilings  
Spacious bathroom design with full size shower  
Composting toilet with external collection chamber  
Landing to main loft - standing height room

# Standard Inclusions

## Trailer

4500kg GVM

Duragal frame - Tri Axle

VIN & Compliance plate

Electric Brakes / Hand Brake / Break Away System

Rear lights

Adjustable Landing legs on all 4 corners - 2250kg each

## Electrical and Appliances

Weatherproof safety switch board

Power Inlet with 15 amp lead connection

Smoke detector alarm in living/kitchen area

Exhaust fan in the bathroom

Lights - LED downlights x 5, Bunker style in loft with 2 way switch x 2, Bunker style external above entry x 1

TV Point

Power points - Standard double x 5, Weatherproof double x 2, Double with USB x 3

Hot water unit - Gas continuous flow 17 litre

Rangehood - 60cm recirculating slideout

Cooktop - 30cm two burner gas, stainless steel

## Joinery

Custom kitchen per design - Push open/close

Benchtop - White laminate

Custom stairs with timber steps

Storage built into stairs

Ladder - Library style with hook over

Vanity unit - 90cm wide with ceramic top

## Frame and Construction

Light Gauge Steel frame

Vantage aluminium windows x 10

Fly screens to all windows and entry door

Hinged aluminium entry door - open out

Sliding cavity door to bathroom

MetroClad Colorbond cladding from the classic colour range

Corrugated Colorbond roofing with matching flashing, gutters, fascia and trim from the classic colour range

VJ profile lining to Living, Kitchen & Bedroom

Express joint smooth lining to all ceilings

Moisture resistant smooth lining to bathroom

Waterproof hybrid flooring

Water inlet, grey water, gas regulator

## Fittings

Kitchen sink - Stainless steel single bowl

Vanity mirror - Frameless 600mm x 450mm

Composting toilet system

Moulded shower enclosure - 900mm x 900mm with 2400mm high walls

Shower screen - Semi-frameless with pivot door

Chrome plated tapware & accessories throughout

## Upgrades and Extra's

Electric oven

Grease trap

Dishwasher/dish drawer

Grey water diverter

Skylights

Stone countertops

Washing machine space

Frameless mirror

Pull out pantry

Mirrored sliding door

Weathertex cladding

Air conditioner

Alfresco deck

Kichen upgrade

Solar electrical system

Ceiling fans

Black fittings and accessories

Provision for washing machine

Plywood ceiling lining

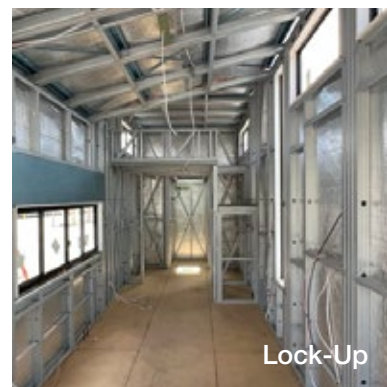




## Building Stages



Frame



Lock-Up

We provide three building stages to meet your individual requirements.

**Frame:** The Frame stage involves the construction of the sub-floor and walls erected on a trailer. This stage provides you with a solid foundation and the basic structure of the house. Once the frame is completed, you have the flexibility to customise and finish the interior and exterior of the house according to your own style and requirements. Average time from deposit payment is 4 weeks.



Turn-key

**Lock-Up:** At the Lock-Up stage, we focus on the essential structural elements of the house. This includes the frame, cladding, doors, windows, insulation, and roof. By completing this stage, you will have a weatherproof shell that protects the interior of the house. From here, you can proceed with customising the interior according to your preferences and needs. Average time from deposit payment is 6 weeks.

**Turn-Key:** This option offers a fully finished and ready-to-move-in house. It includes all the necessary interior and exterior finishes, fixtures, and fittings. With the Turn-Key stage, you can simply walk in and start living in your new home without any additional work or customisation. Average time from deposit payment is 12 weeks.

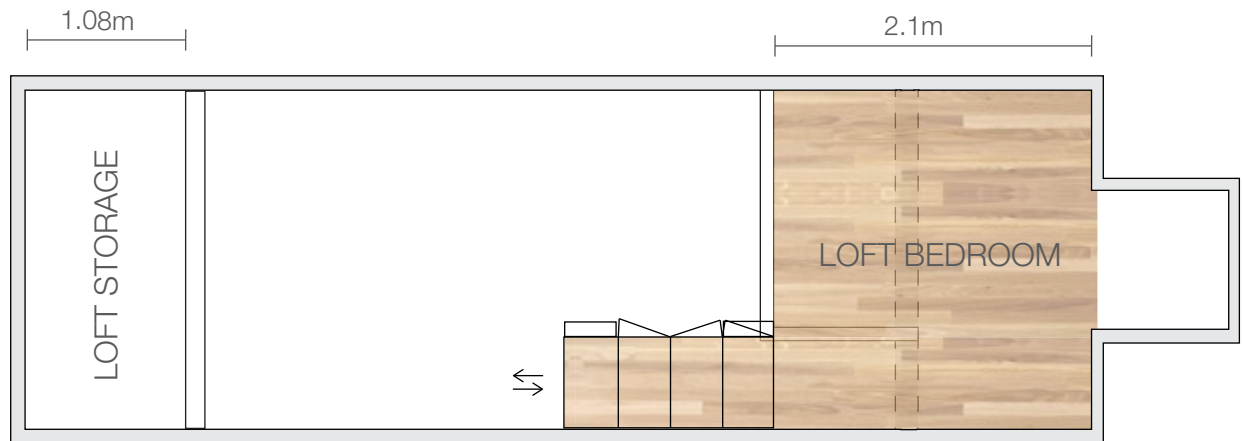
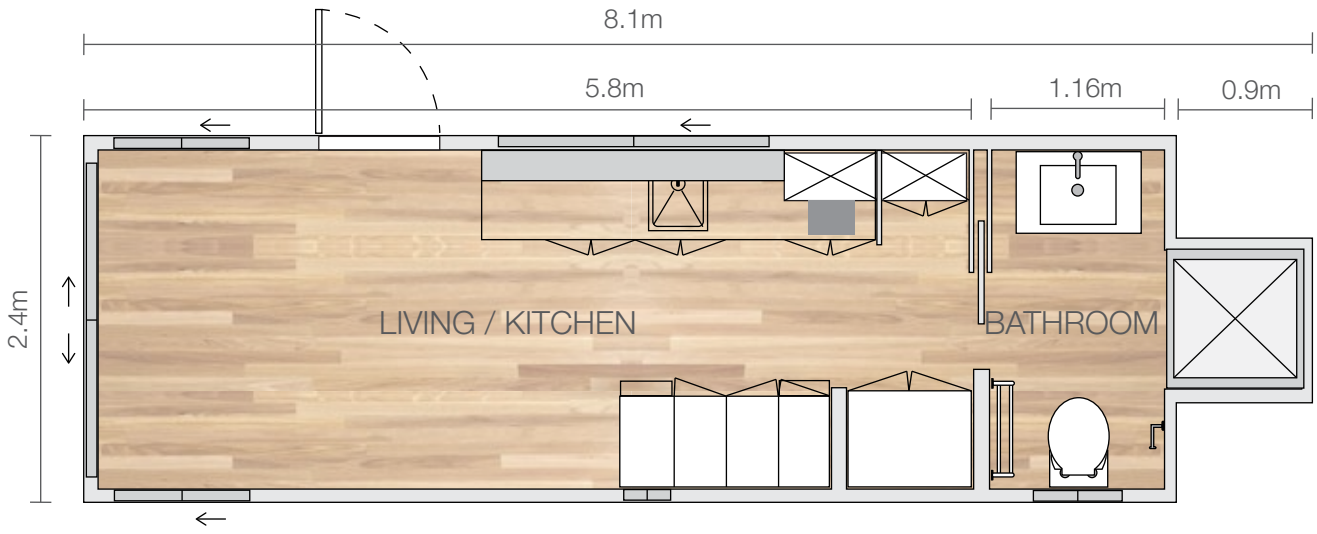
With these three building stages, we offer a range of options to suit your specific needs and allow you to have the level of involvement and customisation that you desire.



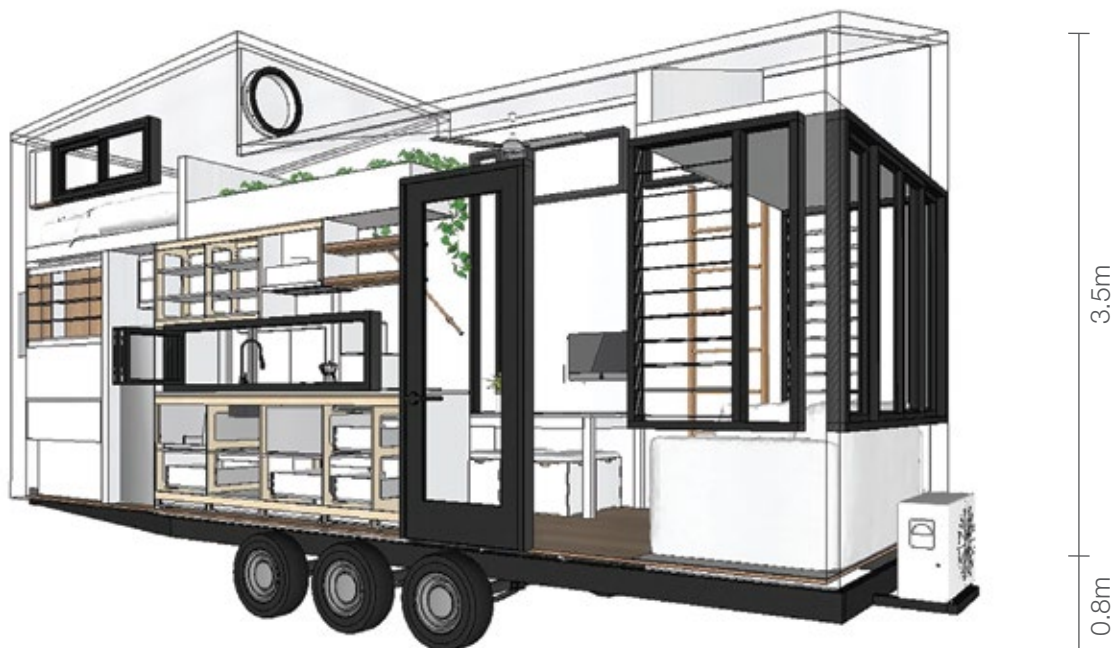
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# Standard Plan

Lower level



Loft level





# How to Buy a WheelHouse

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**When choosing a tiny house,** consider your needs and preferences. With a wide variety of sizes, styles, and amenities available, finding the right one is crucial. Whether it's for personal use, renting it out on Airbnb, accommodating a family member, or serving as a granny flat, the purpose of your tiny home should influence your decision. Keep in mind your intended usage and plan accordingly.



**Consider your priorities** and select a design that incorporates the features you value. For ample storage space, seek a tiny house with abundant cupboards and shelves. Make sure to choose a design that meets your specific needs.



**To receive a quote,** please make a request by providing your preferred model and the specific inclusions you desire. Once we have this information, we will prepare a comprehensive package with the final price for your consideration.



**To place your order,** simply sign the purchase contract and submit a 20% deposit payment.

Our sales consultants are available to assist you at every step of your Tiny Home purchase.

[Request a Quote](#)



[bretts.com.au/tiny-homes](https://bretts.com.au/tiny-homes)

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