



Functional WheelHouse living: design with built-in deck for enhanced versatility.



The iconic Bretts Windsor on Newmarket Road, originally housed a sawmill commissioned in 1913 by Brisbane Sawmills Pty. Ltd. later to become Bretts Brisbane Sawmill. The site was complete with a rail siding for offloading logs transported from Bretts timber mills to be manufactured into much sought after plywood. The site continued in various formats for over 100 years up until operations were moved their new site at Rode Road, Chermside, early in 2020.

Find out more about Bretts long history at: bretts.com.au/company

Windsor **10.5**

Introducing our most expansive model, the Windsor 10.5. Designed with abundant space and an array of impressive features, this model offers a remarkable living experience. Upon entering the semi-enclosed entry deck, you'll find yourself immersed in an open living, dining, and kitchen area.

The deck boasts stylish framed openings on both sides, strategically placed large windows, and doors, carefully crafted to enhance air circulation and flood the space with natural light. These architectural elements harmoniously combine aesthetics and functionality.

A serene and cozy bedroom awaits, ensuring complete privacy through a sliding pocket door. The bedroom is thoughtfully equipped with custom-built storage units and furniture, seamlessly integrated into the room's design, offering ample space to organise your belongings.

As with all our WheelHouse models, customisation options are virtually limitless. Tailor your WheelHouse precisely to your preferences by choosing from numerous upgrades and additional features. We strive to meet your individual requirements and create a home that perfectly reflects your unique vision.

Please note that certain images featured in this brochure showcase non-standard inclusions. Decks and external structures, while not included in the standard configuration of our models, can be added upon consultation with a sales consultant. We encourage you to reach out to our knowledgeable team for further clarification and to discuss your specific requirements.



Sleeps 4

Room to sleep 4
1 x Queen sized bedroom
Optional pull-out sofa bed

Dimensions

Length - 11.4 metres overall
Width - 2.8 metres
Height - 4.3 metres
Alcove - 0.9 x 1.0 metre over drawbar

Features

Bespoke design
12 month manufacturer & product warranty
Certification as per regulations
Trailer for long-haul 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
Covered deck, as part of the trailer

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 - 15 amp lead connection

Smoke detector alarm to living/kitchen areas

Exhaust fan in the bathroom

Lights - LED downlights x 8, Bunker style external above entry x 1

TV Point

Power points - Standard double x 4, Weatherproof double x 2, Double with USB x 4

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

Custom bedroom joinery per design

Laminate countertop

Vanity unit with ceramic top 900mm wide

Frame and Construction

Light Gauge Steel frame

6 x Vantage aluminium windows

Fly screens to all windows and doors

Hinged sliding aluminium entry door

Sliding cavity door to bathroom

MetroClad colorbond steel cladding in classic colours

Colorbond corrugated roofing and matching flashing, gutters and fascia in classic colours

VJ profile lining to Living, Kitchen & Bedroom

Smooth express joint lining to all ceilings

Smooth moisture resistant lining to bathroom

Waterproof hybrid flooring

Water inlet, grey water, gas regulator

Fittings

Stainless steel kitchen sink

Bathroom vanity mirror 600mm x 450mm

Composting toilet system

Moulded shower base 900mm x 900mm with 2400mm high walls

Semi-frameless shower screen

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

How to Buy a WheelHouse



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.

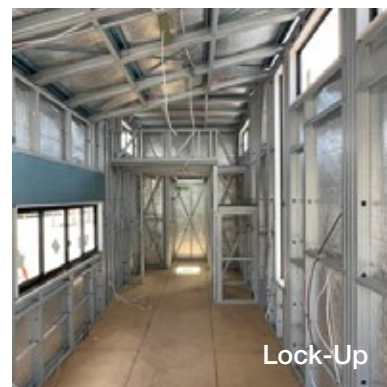
[Request a Quote](#)



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.

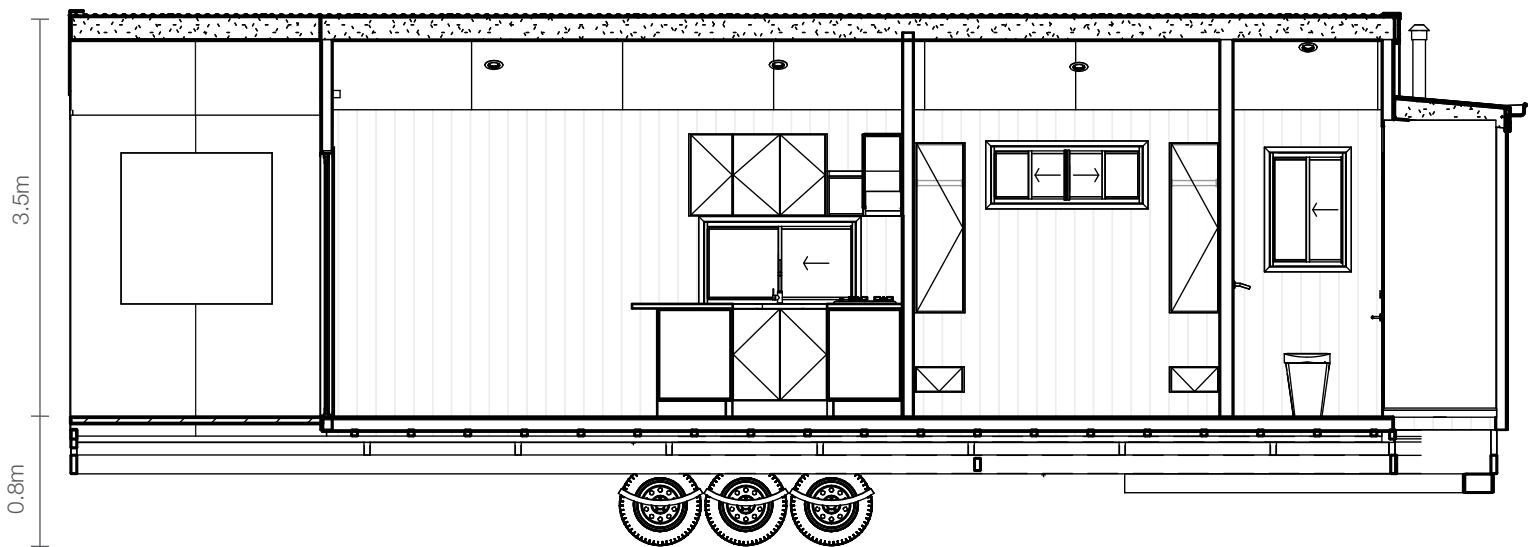
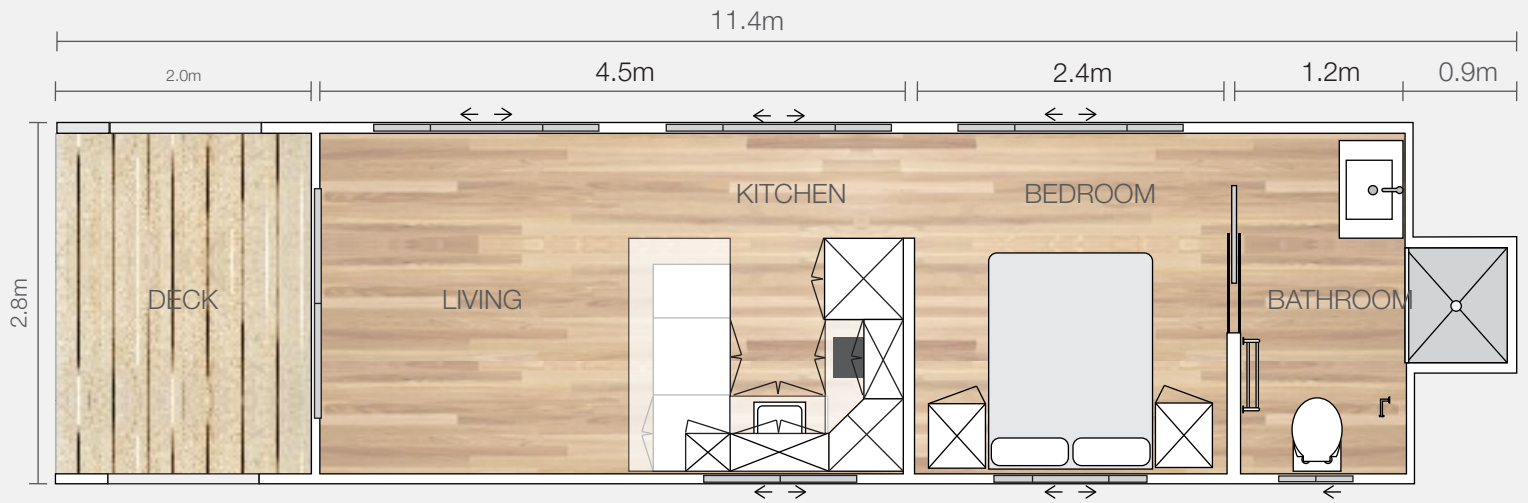
Turn-Key: This option offers a fully finished and ready-to-move-in house. It includes all the necessary interior and exterior finishes, fixtures, and fittings. With the Turn-Key stage, you can simply walk in and start living in your new home without any additional work or customisation. Average time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





Bretts Tiny Home manufacturing facility at Geebung QLD

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