

DIY Garden Room Kit Prices



Our range of self build garden room kits are ideal for homeowners who aren't in a position to wait for an installed garden room, office or studio. Our DIY garden room kits can be selected from the 'off the shelf' set size range or by using the 'made to measure' service for individual project requirements.

Every garden room achieves high levels of thermal performance and air tightness, requires minimal site assembly time and features a high-quality contemporary finish that will continue to perform year after year.

Our DIY garden room kits utilise a forward-thinking fabric first and modular approach and are manufactured at our purpose-built facility in Gloucestershire.

Panel size and weight have been carefully designed to make manual handling and assembly easy, even in areas of tight access, which in turn helps reduce on-site labour requirements. The prefabricated panels are manufactured using high quality grey EPS insulation and FSC certified and graded timber, to exacting standards.

Future SIPs Limited

T: 01452 840284 E: info@futuresips.co.uk W: www.futuresips.co.uk

VAT Registration Number 346 5939 60 Registered in England and Wales: 12296842

Registered Office: Causeway Park, Station Road, Upton upon Severn, Worcestershire WR8 0RX

Studio Range



Shell Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL KIT
3m x 2.4m x 2.5m Opening C	£3,688.00 +VAT £4,425.60 inc VAT
3.5m x 2.4m x 2.5m Opening D	£3,853.00 +VAT £4,623.60 inc VAT
4m x 2.4m x 2.5m Opening D	£3,982.00 +VAT £4,778.40 inc VAT
3m x 3m x 2.5m Opening C	£3,958.00 + VAT £4,749.60 inc VAT
3.5m x 3m x 2.5m Opening D	£4,241.00 +VAT £5,089.20 inc VAT
4m x 3m x 2.5m Opening D	£4,397.00 + VAT £5,276.40 inc VAT
4.5m x 3m x 2.5m Opening D	£4,677.00 +VAT £5,612.40 inc VAT
5m x 3m x 2.5m Opening D	£4,957.00 + VAT £5,948.40 Inc VAT
5.5m x 3m x 2.5m Opening D	£5,058.00 +VAT £6,069.60 inc VAT
6m x 3m x 2.5m Opening D	£5,563.00 + VAT £6,675.60 Inc VAT
4m x 4m x 2.5m Opening D	£5,210.00 + VAT £6,252.00 inc VAT
5m x 4m x 2.5m Opening D	£6,023.00 + VAT £7,227.60 Inc VAT
6m x 4m x 2.5m Opening D	£6,830.00 + VAT £8,196.00 Inc VAT

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Shell & External Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL & EXTERNAL KIT CLADDING A	SHELL & EXTERNAL KIT CLADDING B	SHELL & EXTERNAL KIT CLADDING C
3m x 2.4m x 2.5m Glazing C	£9,395.00 + VAT £11,274.00 Inc VAT	£9,795.00 + VAT £11,754.00 Inc VAT	£10,195.00 + VAT £12,234.00 Inc VAT
3.5m x 2.4m x 2.5m Glazing D	£9,652.00 + VAT £11,582.40 Inc VAT	£10,052.00 + VAT £12,062.40 Inc VAT	£10,452.00 + VAT £12,542.40 Inc VAT
4m x 2.4m x 2.5m Glazing D	£9,909.00 + VAT £11,890.40 Inc VAT	£10,309.00 + VAT £12,370.80 Inc VAT	£10,709.00 + VAT £12,850.80 Inc VAT
3m x 3m x 2.5m Glazing C	£9,722.00 + VAT £11,666.40 Inc VAT	£10,122.00 + VAT £12,146.40 Inc VAT	£10,572.00 + VAT £12,686.40 Inc VAT
3.5m x 3m x 2.5m Glazing D	£10,002.00 + VAT £12,002.40 Inc VAT	£10,402.00 + VAT £12,482.40 Inc VAT	£10,827.00 + VAT £12,992.40 Inc VAT
4m x 3m x 2.5m Glazing D	£10,283.00 + VAT £12,399.60 Inc VAT	£10,683.00 + VAT £12,819.60 Inc VAT	£11,083.00 + VAT £13,299.60 Inc VAT
4.5m x 3m x 2.5m Glazing D	£10,794.00 + VAT £12,952.80 Inc VAT	£11,194.00 + VAT £13,432.80 Inc VAT	£11,619.00 + VAT £13,942.80 Inc VAT
5m x 3m x 2.5m Glazing D	£11,306.00 + VAT £13,567.20 Inc VAT	£11,706.00 + VAT £14,047.20 Inc VAT	£12,156.00 + VAT £14,587.20 Inc VAT
5.5m x 3m x 2.5m Glazing D	£11,435.00 + VAT £13,722.00 Inc VAT	£11,935.00 + VAT £14,322.00 Inc VAT	£12,450.00 + VAT £14,940.00 Inc VAT
6m x 3m x 2.5m Glazing D	£11,895.00 + VAT £14,274.00 Inc VAT	£12,320.00 + VAT £14,784.00 Inc VAT	£12,745.00 + VAT £15,294.00 Inc VAT
4m x 4m x 2.5m Glazing D	£11,376.00 + VAT £13,651.20 Inc VAT	£11,876.00 + VAT £14,251.20 Inc VAT	£12,395.00 + VAT £14,874.00 Inc VAT
5m x 4m x 2.5m Glazing D	£11,945.00 + VAT £14,334.00 Inc VAT	£12,370.00 + VAT £14,844.00 Inc VAT	£12,895.00 + VAT £15,474.00 Inc VAT
6m x 4m x 2.5m Glazing D	£12,422.00 + VAT £14,906.40 Inc VAT	£12,872.00 + VAT £15,446.40 Inc VAT	£13,322.00 + VAT £15,986.40 Inc VAT

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Internal Finishes Kit Prices

INTERNAL DIMENSIONS W X D X H	INTERNAL FINISHES KIT
3m x 2.4m x 2.5m	£1,296.00 + VAT £1,555.20 inc VAT
3.5m x 2.4m x 2.5m	£1,345.00 +VAT £1,614.00 inc VAT
4m x 2.4m x 2.5m	£1,559.00 +VAT £1,870.80 inc VAT
3m x 3m x 2.5m	£1,395.00 + VAT £1,674.00 Inc VAT
3.5m x 3m x 2.5m	£1,502.00 +VAT £1,802.40 inc VAT
4m x 3m x 2.5m	£1,609.00 + VAT £1,930.80 Inc VAT
4.5m x 3m x 2.5m	£1,753.00 +VAT £2,103.60 inc VAT
5m x 3m x 2.5m	£1,933.00 + VAT £2,319.60 Inc VAT
5.5m x 3m x 2.5m	£2,082.00 +VAT £2,498.40 inc VAT
6m x 3m x 2.5m	£2,231.00 + VAT £2,677.20 Inc VAT
4m x 4m x 2.5m	£2,053.00 + VAT £2,463.60 Inc VAT
5m x 4m x 2.5m	£2,515.00 + VAT £3,018.00 Inc VAT
6m x 4m x 2.5	£2,690.00 + VAT £3,228.00 Inc VAT

Delivery charges will apply and vary depending on location.

Optional extras: On all kits, full height windows are available for sides and aluminium glazing and bi-fold doors can be specified. Please enquire for costs.

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Executive Pod Range



Shell Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL KIT
4m x 3m x 2.5m Opening C	£4,647.00 + VAT £5,576.40 Inc VAT
4m x 4m x 2.5m Opening D	£5,410.00 + VAT £6,492.00 Inc VAT
5m x 3m x 2.5m Opening D	£5,207.00 + VAT £6,248.40 Inc VAT
5m x 4m x 2.5m Opening D	£6,323.00+ VAT £7,587.60 Inc VAT
6m x 3m x 2.5m Opening D	£6,013.00 + VAT £7,215.60 Inc VAT
6m x 4m x 2.5m Opening D	£7,030.00 + VAT £8,436.00 Inc VAT

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Executive Pod Range



Shell & External Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL & EXTERNAL KIT CLADDING A	SHELL & EXTERNAL KIT CLADDING B	SHELL & EXTERNAL KIT CLADDING C
4m x 3m x 2.5m Glazing C	£10,533.00 + VAT £12,639.60 Inc VAT	£10,933.00 + VAT £13,119.60.00 Inc VAT	£11,333.00 + VAT £13,599.60 Inc VAT
4m x 4m x 2.5m Glazing D	£11,795.00 + VAT £14,154.00 Inc VAT	£12,095.00 + VAT £14,514.00 Inc VAT	£12,595.00 + VAT £15,114.00 Inc VAT
5m x 3m x 2.5m Glazing D	£11,556.00 + VAT £13,867.20 Inc VAT	£11,956.00 + VAT £14,347.20 Inc VAT	£12,356.00 + VAT £14,827.20 Inc VAT
5m x 4m x 2.5m Glazing D	£12,395.00 + VAT £14,874.00 Inc VAT	£12,895.00 + VAT £15,474.00 Inc VAT	£13,245.00 + VAT £15,894.00 Inc VAT
6m x 3m x 2.5m Glazing D	£12,245.00 + VAT £14,694.00 Inc VAT	£12,745.00 + VAT £15,294.00 Inc VAT	£13,045.00 + VAT £15,654.00 Inc VAT
6m x 4m x 2.5m Glazing D	£12,772.00 + VAT £15,326.40 Inc VAT	£13,272.00 + VAT £15,926.40 Inc VAT	£13,622.00 + VAT £16,346.40 Inc VAT

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Internal Finishes Kit Prices

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4m x 3m x 2.5m	£1,609.00 + VAT £1,930.80 Inc VAT
4m x 4m x 2.5m	£2,053.00 + VAT £2,463.60 Inc VAT
5m x 3m x 2.5m	£1,933.00 + VAT £2,319.60 Inc VAT
5m x 4m x 2.5m	£2,515.00 + VAT £3,018.00 Inc VAT
6m x 3m x 2.5m	£2,231.00 + VAT £2,677.20 Inc VAT
6m x 4m x 2.5m	£2,690.00 + VAT £3,228.00 Inc VAT

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Diplomat Range



Shell Kit Prices

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5m x 4m x 2.5m Opening D	£6,323.00+ VAT £7,587.60 Inc VAT
6m x 3m x 2.5m Opening D	£6,013.00 + VAT £7,215.60 Inc VAT
6m x 4m x 2.5m Opening D	£7,030.00 + VAT £8,436.00 Inc VAT

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Diplomat Range



Shell & External Kit Prices

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4m x 3m x 2.5m Glazing C	£10,533.00 + VAT £12,639.60 Inc VAT	£10,933.00 + VAT £13,119.60 Inc VAT	£11,333.00 + VAT £13,599.60 Inc VAT
4m x 4m x 2.5m Glazing D	£11,795.00 + VAT £14,154.00 Inc VAT	£12,095.00 + VAT £14,514.00 Inc VAT	£12,595.00 + VAT £15,114.00 Inc VAT
5m x 3m x 2.5m Glazing D	£11,556.00 + VAT £13,867.20 Inc VAT	£11,956.00 + VAT £14,347.20 Inc VAT	£12,356.00 + VAT £14,827.20 Inc VAT
5m x 4m x 2.5m Glazing D	£12,395.00 + VAT £14,874.00 Inc VAT	£12,895.00 + VAT £15,474.00 Inc VAT	£13,245.00 + VAT £15,894.00 Inc VAT
6m x 3m x 2.5m Glazing D	£12,245.00 + VAT £14,694.00 Inc VAT	£12,745.00 + VAT £15,294.00 Inc VAT	£13,045.00 + VAT £15,654.00 Inc VAT
6m x 4m x 2.5m Glazing D	£12,772.00 + VAT £15,326.40 Inc VAT	£13,272.00 + VAT £15,926.40 Inc VAT	£13,622.00 + VAT £16,346.40 Inc VAT

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4m x 4m x 2.5m	£2,053.00 + VAT £2,463.60 Inc VAT
5m x 3m x 2.5m	£1,933.00 + VAT £2,319.60 Inc VAT
5m x 4m x 2.5m	£2,515.00 + VAT £3,018.00 Inc VAT
6m x 3m x 2.5m	£2,231.00 + VAT £2,677.20 Inc VAT
6m x 4m x 2.5m	£2,690.00 + VAT £3,228.00 Inc VAT

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Solo



Complete Kit Prices

INTERNAL DIMENSIONS W X D X H	COMPLETE KIT CLADDING A	COMPLETE KIT CLADDING B	COMPLETE KIT CLADDING C
2.4m x 2.4m x 2.5m	£11,038.00 + VAT £13,245.60 Inc VAT	£11,438.00 + VAT £13,725.60 Inc VAT	£11,838.00 + VAT £14,205.60 Inc VAT
2.4m x 3m x 2.5m	£11,341.00 + VAT £13,609.20 Inc VAT	£11,741.00 + VAT £14,089.20 Inc VAT	£12,141.00 + VAT £14,569.20 Inc VAT
2.8m x 2.4m x 2.5m	£11,435.00 + VAT £13,722.00 Inc VAT	£11,835.00 + VAT £14,202.00 Inc VAT	£12,235.00 + VAT £14,682.00 Inc VAT
2.8m x 3m x 2.5m	£11,605.00 + VAT £13,926.00 Inc VAT	£12,005.00 + VAT £14,406.00 Inc VAT	£12,405.00 + VAT £14,886.00 Inc VAT

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Glevum Range



Shell Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL KIT
4m x 3m x 3m Opening C	£5,997.00 + VAT £7,196.40 Inc VAT
4m x 3.5m x 3m Opening D	£6,370.00 + VAT £7,644.00 Inc VAT
5m x 3m x 3m Opening D	£6,557.00 + VAT £7,868.40 Inc VAT
5m x 3.5m x 3m Opening D	£7,062.00 + VAT £8,474.40 Inc VAT
6m x 3m x 3m Opening D	£7,163.00 + VAT £8,595.60 Inc VAT
6m x 3.5m x 3m Opening D	£7,778.00 + VAT £9,333.60 Inc VAT

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Glevum Range



Shell & External Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL & EXTERNAL KIT CLADDING A	SHELL & EXTERNAL KIT CLADDING B	SHELL & EXTERNAL KIT CLADDING C
4m x 3m x 3m Glazing C	£12,583.00 + VAT £15,099.60 Inc VAT	£12,995.00 + VAT £15,594.00 Inc VAT	£13,408.00 + VAT £16,089.60 Inc VAT
4m x 3.5m x 3m Glazing D	£13,198.00 + VAT £15,837.60 Inc VAT	£13,650.00 + VAT £16,380.00 Inc VAT	£14,102.00 + VAT £16,922.40 Inc VAT
5m x 3m x 3m Glazing D	£13,506.00 + VAT £16,207.20 Inc VAT	£13,918.00 + VAT £16,701.60 Inc VAT	£14,331.00 + VAT £17,197.20 Inc VAT
5m x 3.5m x 3m Glazing D	£13,996.00 + VAT £16,795.20 Inc VAT	£14,408.00 + VAT £17,289.60 Inc VAT	£14,821.00 + VAT £17,785.20 Inc VAT
6m x 3m x 3m Glazing D	£14,095.00 + VAT £16,914.00 Inc VAT	£14,507.00 + VAT £17,408.40 Inc VAT	£14,920.00 + VAT £17,904.00 Inc VAT
6m x 3.5m x 3m Glazing D	£14,212.00 + VAT £17,054.40 Inc VAT	£14,659.00 + VAT £17,590.80 Inc VAT	£15,107.00 + VAT £18,128.40 Inc VAT

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Internal Finishes Kit Prices

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4m x 3m x 3m Glazing C	£12,583.00 + VAT £15,099.60 Inc VAT	£12,995.00 + VAT £15,594.00 Inc VAT	£13,408.00 + VAT £16,089.60 Inc VAT
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5m x 3m x 3m Glazing D	£13,506.00 + VAT £16,207.20 Inc VAT	£13,918.00 + VAT £16,701.60 Inc VAT	£14,331.00 + VAT £17,197.20 Inc VAT
5m x 3.5m x 3m Glazing D	£13,996.00 + VAT £16,795.20 Inc VAT	£14,408.00 + VAT £17,289.60 Inc VAT	£14,821.00 + VAT £17,785.20 Inc VAT
6m x 3m x 3m Glazing D	£14,095.00 + VAT £16,914.00 Inc VAT	£14,507.00 + VAT £17,408.40 Inc VAT	£14,920.00 + VAT £17,904.00 Inc VAT
6m x 3.5m x 3m Glazing D	£14,212.00 + VAT £17,054.40 Inc VAT	£14,659.00 + VAT £17,590.80 Inc VAT	£15,107.00 + VAT £18,128.40 Inc VAT

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Optional extras: On all kits, full height windows are available for sides and aluminium glazing and bi-fold doors can be specified. Please enquire for costs.

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Witcombe Range



Shell Kit Prices

INTERNAL DIMENSIONS W X D X H	SHELL KIT
4m x 3m x 3m Opening C	£5,997.00 + VAT £7,196.40 Inc VAT
4m x 3.5m x 3m Opening D	£6,370.00 + VAT £7,644.00 Inc VAT
5m x 3m x 3m Opening D	£6,557.00 + VAT £7,868.40 Inc VAT
5m x 3.5m x 3m Opening D	£7,062.00 + VAT £8,474.40 Inc VAT
6m x 3m x 3m Opening D	£7,163.00 + VAT £8,595.60 Inc VAT
6m x 3.5m x 3m Opening D	£7,778.00 + VAT £9,333.60 Inc VAT

Delivery charges will apply and vary depending on location.

Optional extras: On all kits, full height windows are available for sides and aluminium glazing and bi-fold doors can be specified. Please enquire for costs.

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Witcombe Range



Shell & External Kit

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4m x 3m x 3m Glazing C	£12,583.00 + VAT £15,099.60 Inc VAT	£12,995.00 + VAT £15,594.00 Inc VAT	£13,408.00 + VAT £16,089.60 Inc VAT
4m x 3.5m x 3m Glazing D	£13,198.00 + VAT £15,837.60 Inc VAT	£13,650.00 + VAT £16,380.00 Inc VAT	£14,102.00 + VAT £16,922.40 Inc VAT
5m x 3m x 3m Glazing D	£13,506.00 + VAT £16,207.20 Inc VAT	£13,918.00 + VAT £16,701.60 Inc VAT	£14,331.00 + VAT £17,197.20 Inc VAT
5m x 3.5m x 3m Glazing D	£13,996.00 + VAT £16,795.20 Inc VAT	£14,408.00 + VAT £17,289.60 Inc VAT	£14,821.00 + VAT £17,785.20 Inc VAT
6m x 3m x 3m Glazing D	£14,095.00 + VAT £16,914.00 Inc VAT	£14,507.00 + VAT £17,408.40 Inc VAT	£14,920.00 + VAT £17,904.00 Inc VAT
6m x 3.5m x 3m Glazing D	£14,212.00 + VAT £17,054.40 Inc VAT	£14,659.00 + VAT £17,590.80 Inc VAT	£15,107.00 + VAT £18,128.40 Inc VAT

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Internal Finishes Kit Prices

INTERNAL DIMENSIONS W X D X H	INTERNAL FINISHES KIT
4m x 3m x 3m	£1,709.00 + VAT £2,058.80 Inc VAT
4m x 3.5m x 3m	£1,925.00 + VAT £2,310.00 Inc VAT
5m x 3m x 3m	£2,033.00 + VAT £2,439.60 Inc VAT
5m x 3.5m x 3m	£2,216.00 + VAT £2,659.20 Inc VAT
6m x 3m x 3m	£2,331.00 + VAT £2,797.20 Inc VAT
6m x 3.5m x 3m	£2,625.00 + VAT £3,150.00 Inc VAT

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Metro



Complete Kit Prices

EXTERNAL DIMENSIONS W X D X H	COMPLETE KIT CLADDING A	COMPLETE KIT CLADDING B	COMPLETE KIT CLADDING C
3m x 2.4m x 2.5m	£11,691.00 +VAT £14,029.20 inc VAT	£12,091.00 +VAT £14,509.20 inc VAT	£12,491.00 +VAT £14,989.20 inc VAT
4m x 2.4m x 2.5m	£12,468.00 +VAT £14,961.60 inc VAT	£12,868.00 +VAT £15,441.60 inc VAT	£13,268.00 +VAT £15,921.60 inc VAT
5m x 2.4m x 2.5m	£12,892.00 +VAT £15,740.40 inc VAT	£13,292.00 +VAT £15,950.40 inc VAT	£13,692.00 +VAT £16,430.40 inc VAT
3m x 3m x 2.5m	£12,117.00 +VAT £14,540.40 inc VAT	£12,517.00 +VAT £15,020.40 inc VAT	£12,917.00 +VAT £15,500.40 inc VAT
4m x 3m x 2.5m	£12,892.00 +VAT £15,470.40 inc VAT	£13,292.00 +VAT £15,950.40 inc VAT	£13,692.00 +VAT £16,430.40 inc VAT
5m x 3m x 2.5m	£14,239.00 +VAT £17,086.80 inc VAT	£14,639.00 +VAT £17,566.80 inc VAT	£15,039.00 +VAT £18,046.80 inc VAT
4m x 4m x 2.5m	£14,429.00 +VAT £17,314.80 inc VAT	£14,879.00 +VAT £17,854.80 inc VAT	£15,329.00 +VAT £18,394.80 inc VAT
5m x 4m x 2.5m	£15,460.00 +VAT £18,552.00 inc VAT	£15,910.00 +VAT £19,092.00 inc VAT	£16,360.00 +VAT £19,632.00 inc VAT
6m x 4m x 2.5m	£16,112.00 +VAT £19,334.40 inc VAT	£16,562.00 +VAT £19,874.40 inc VAT	£17,012.00 +VAT £20,414.40 inc VAT

Delivery charges will apply and vary depending on location. Colour of cladding shown for illustration purposes only. Hybrid DIY Garden Room Kit is supplied in Redwood, which can be painted by you in a colour of your choice.

Optional extras: On all kits, full height windows are available for sides and aluminium glazing and bi-fold doors can be specified. Please enquire for costs.

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