

Two Storey & Single Storey Extension Utility / Gym / Plant & Bedrooms

Lead Design, Building Regulations
& Schedule of Works

We were engaged to undertake the architectural design, planning approval & building regulation submission for a two storey and single storey rear extension to this timber framed property. The challenge was to add a further extension to this already extended property and utilise the existing space to create a further bedroom, utility and boot room, ground floor wet room and gym.

The services in the property were dated and gave the ideal opportunity to look at upgrades, including a bio mass boiler and refurbishment to the whole house. A room by room schedule of works was undertaken to ensure that all elements of the clients requirements were included within the finished project and costed by the contractor. The new family space will give the home a modern living space with improved efficiencies and lower running costs. The project started on site summer 2012 and was completed in December.



Dayle Bayliss Associates LLP.



Gt. Horksley, Essex.



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