



SITKA

www.sitkalodges.co.uk





Welcome to Sitka Lodges

Sitka is a family run business based in the English Lake District, specialising in beautifully made, luxury timber lodges. After years of refinement and development, we offer a product that is, we believe, second to none. By resolutely adhering to the very highest standards, we can offer you the best in modern craftsmanship, quality and efficiency.

The best way to compare our outstanding quality and value is to come and look for yourself - feel free to call or email and we will happily show you around.

Our luxury lodges have as standard:

- A natural slate roof
- Cedar cladding
- External door and window frames made from Accoya which is guaranteed for 50 years
- Fantastic insulation
- Bespoke design and finish to your personal specifications; or use one of our 20 designs as a guide

Three generations of craftsmanship along with outstanding value for money - contact us now for an appointment to view a Sitka lodge or read on for more details and specifications.

"I wanted to create a luxury lodge where I would be happy to live myself with my family, built to last and made from high quality natural materials at a fair price."

Tim Higgins, Founder of Sitka Lodges





Luxury Living

the natural way

Our Green Credentials & Quality

Everyone who enjoys escaping to the country wants to protect it! Beauty, therefore is not only about design but also sustainability. For us, design and green credentials are always linked. We are small enough to care about the impact our lodges have on the environment and, with that in mind, we have designed our lodges with the following:



- Outstanding insulation. Our lodges have a 'u' value of 0.23 or 0.14 - this is the equivalent of 450 mm of glass wool insulation! (See the box below.)
- No uPVC windows. We absolutely will not fit uPVC windows: our Accoya wood external doors and windows are low maintenance, last in excess of 50 years and come from sustainable forests.
- Cedar cladding. A natural low maintenance material that weathers beautifully with age.
- Natural slate roof. Virtually maintenance free, wind and storm resistant and so much better looking than the alternatives offered with most lodges.
- Solar panels or collectors can be installed to harvest electricity or heat your water.
- RICS certificate. Lodges can be provided with a RICS certificate if required.



U Values Explained

The lower the u value, the less heat is lost into the environment and therefore less heating is needed to keep warm. At a u value of 0.14 you could heat a Sitka lodge on the energy required to boil a kettle.



"We had a dream and a plan which Sitka Lodges brought to life. We cannot express in words how professional they were with a build quality that surpassed our expectations. The friendliness of everybody who worked on the project made the experience one to remember, so we would recommend them as a first-class builder for your dream lodge." Pete Wilkinson





Design

We tailor our lodges to suit your requirements. However, if you want to design your own, creating something completely bespoke and unique, that's fine by us! If not, we can help by talking you through one of our existing designs, adjusting it to fit your needs perfectly.

After years of refinement and development, we are now able to offer a portfolio of more than 20 elegant, efficient and beautifully crafted designs - come and see for yourself. We're confident that you won't be able to find quality like this anywhere else at comparable prices.

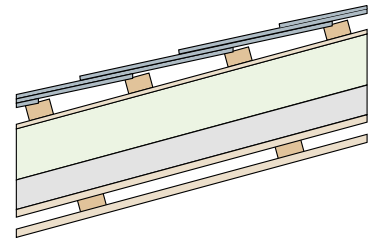
For our latest designs, specifications and prices, visit www.sitkalodges.co.uk



Specification

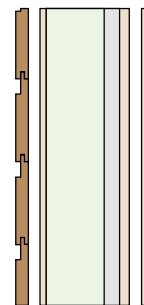
ROOF SPECIFICATION

- Natural Slate to BS EN 12326
- 25x50 Battens
- Breather Felt
- 145x45 C24 Rafters
- 100mm Foil-faced Polyurethane Insulation
- 50mm Air Gap
- 25mm Battens
- 12mm Dry-Lining, or other options are available.



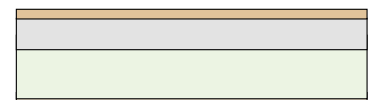
EXTERNAL WALL SPECIFICATION

- 20mm Cedar Cladding
- Horizontal Cladding 25mm Air Gap
- Vertical Cladding 50mm Air Gap
- Breather Paper
- 11mm Class 3 OSB
- 125x45 C24 studs
- 100mm Foil-faced Polyurethane Board
- 20mm Air Gap
- 12mm Dry-Lining, or other options are available.

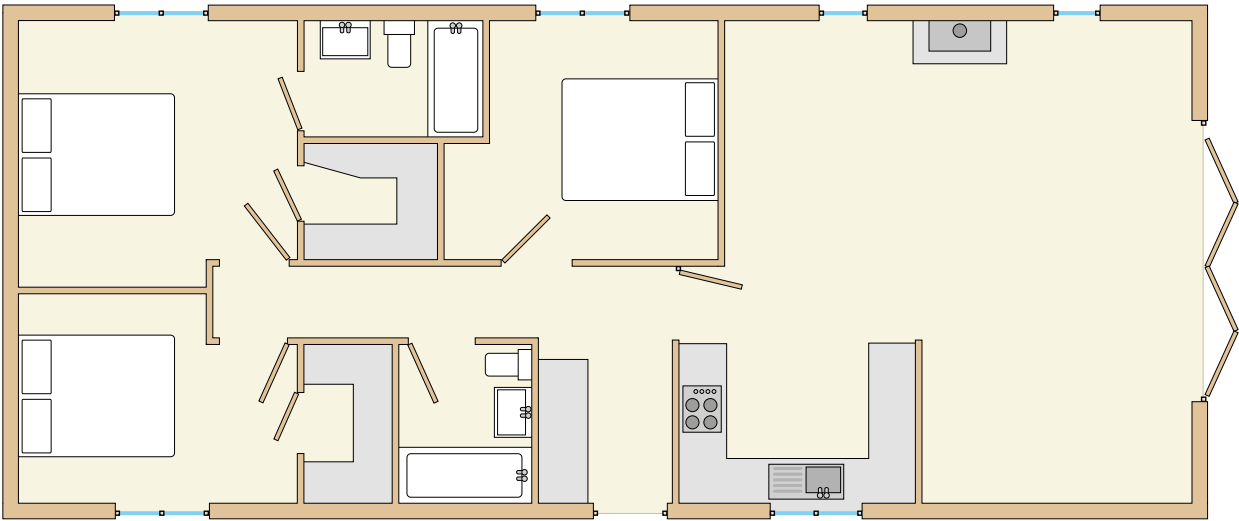


FLOOR SPECIFICATION

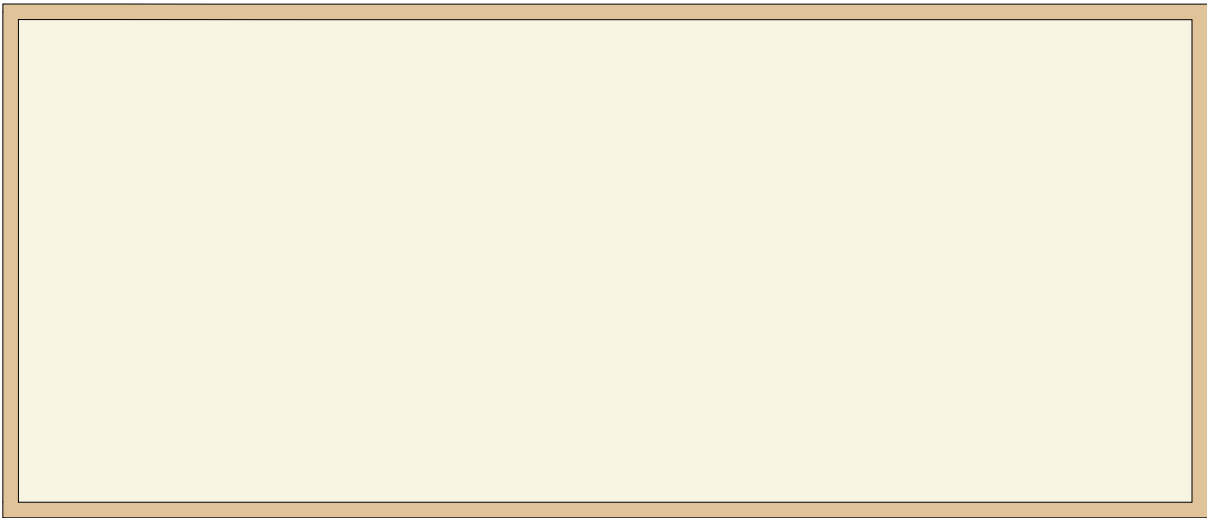
- 22mm Protec Floor Deck
- 145x45 C24 Joists
- 50mm Air Gap
- 100mm Foil-faced Polyurethane Insulation
- 11mm Class 3 OSB



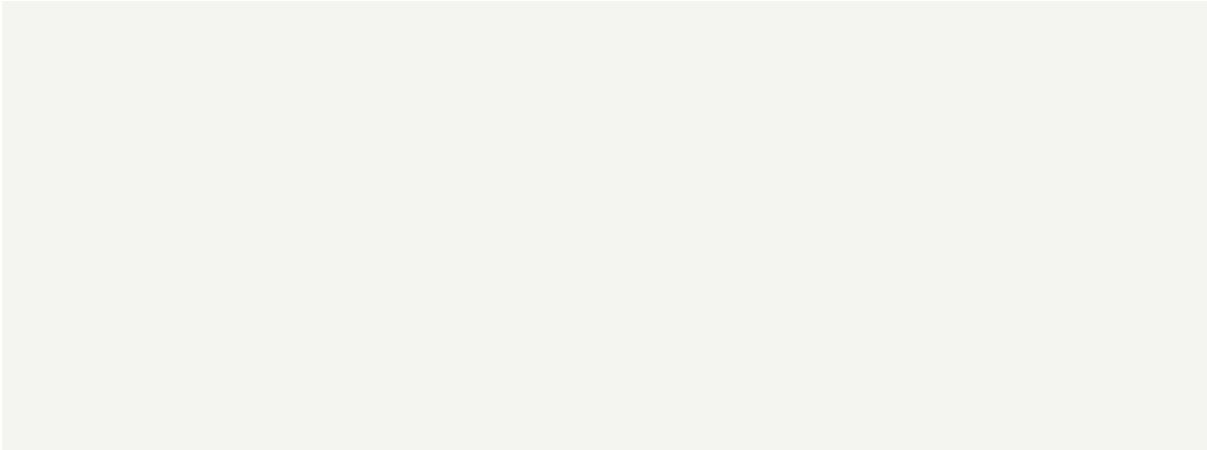
Choose one of our most popular designs...



Adjust one of our designs...



Or create your very own design



SITKA

Luxury Living, the Natural Way

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