

Swedish ”feel good” House

UnikaStenhus



© Design by Ola Torrång, Dipl Architect SAR/MSA, Sweden, info@otark.se



The Swedish "Feel Good" House (UnikaStenhus)

▪ Advanced Swedish Villa Design

The Swedish firm Torrång Arkitektkontor has developed a new concept of villa design and construction combining almost incredible flexibility in both floor planning AND façade using prefabricated concrete elements. The whole structure consists of only 8 elements for the walls and 8 elements for the entire roof. Insulation thickness, 300-500 mm, makes it the best insulated concrete element villa in whole Europe.

▪ STRENGTH AND BEAUTY

The pre-fabricated and pre-insulated concrete structure gives the house an almost indefinite **long life**. The structure consists of only five element types for walls and roof. The erection, the method of which is unique, takes no more than two days.

The heavy structure (over 20 m³ of concrete on the inside of the insulation) absorbs and **accumulates** the excess warmth during sunny days and returns it during cold nights, creating a more even climate in the house.

The insulation thickness in Sweden is 300 mm in the walls and 350-500 mm in the roof. The **compact** house form adds to the energy saving.

▪ SMALL AND SPACIOUS

The standard two-storey-house occupies **only** 88 m² of the ground. It can be built even on very small sites as detached houses or as chain-houses. The total floor area is 147 m².

One of its unique features is that the structure is designed to allow for up to eight **extensions**, each one of 14-16m². Whenever you need extra space like a Winter Garden, a library, a home office etc - just make an extension.

▪ FLEXIBLE LIKE A CHAMELEON

The plan is open and completely free of space stealing corridors and fixed interior walls. With movable partitions you can **easily change** your room plan to suit the needs of your family through the many stages of life – adaptability not far from the **Chameleon's** changing of colour.

When your children have moved out - take away or move interior walls and create new functions like an artist's atelier etc. Believe it or not - the house is so flexible you can even wait until the house is erected until you decide your floor plan!

Another unique feature is that the wooden slab between ground floor and upper floor is built **after** the concrete frame is erected. You can therefore choose to build only a part of it leaving it open between the floors. Later on, when you need more rooms you can build the rest of the slab. You can also do the opposite - take away part of the slab.

▪ FUNCTIONAL AND "SENSUAL" PLAN

The house can be planned in a great number of variations limited only by your fantasy and imagination. The plan and interior are also designed to, above all, be functional with e.g. **laundry chute** from the upper floor, a Winter Garden for growing your own vegetables, an extension with a large **walk-in-food-store-room**, window locations minimizing the neighbours view into your house and at the same time enhancing your view through the window.

Unlike ordinary houses, some plans care for details that satisfies higher levels of well being such as a romantic "**love-alcove**" on the upper floor, an indoor galleria and **a pond** with a fountain below on the ground floor.

Other features are **a relaxing toilet** on the upper floor with *bookshelves, fold-down reading table* and a small window for watching the nature outside. In the middle of the house there is an open **able top light cupola** useful for speedy ventilation during warm summer days. Many features are designed with respect to children

The walls of the roof light shaft are covered with mirrors reflecting the sunshine into the middle of the house. By hanging a crystal prism in the middle of the shaft you get your own "rainbow" on the ceiling.

Irrespective of your choice of plan the same standard structure at ordinary **standard price** is used! This is the house where the family can realize their dreams about a **stimulating and sensible** home - for a whole life time.

▪ COST EFFICIENCY

The house combines the low cost features of pre-fabrication with the attractiveness of an individual design and usage adapted to the needs of a particular buyer.

▪ VARIOUS USE

By the concept of flexible planning the house is not only suitable as a one family house but also as residential offices, mini-restaurants, shops, banks, country clubs, mini-hotels etc, - only mentioning a few examples.

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Swedish "Feel Good" Houses
1988-2019



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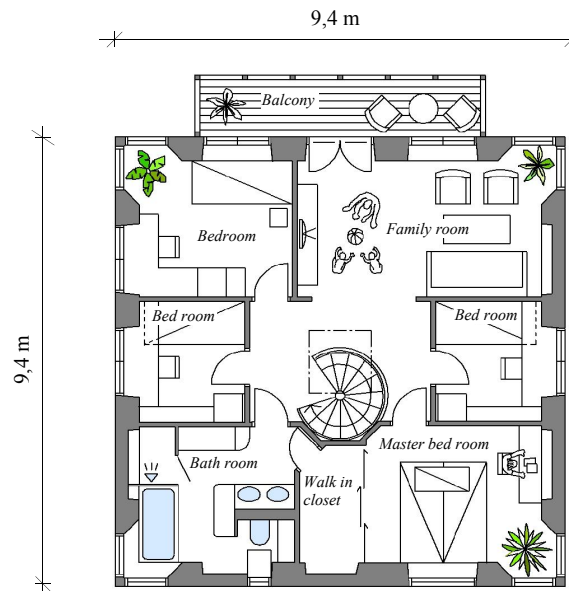
House types protected by International Design Laws

N.B. The house types shown have structures of prefabricated concrete elements.

Foreign companies interested in producing/building these houses in their countries are welcome to contact us.

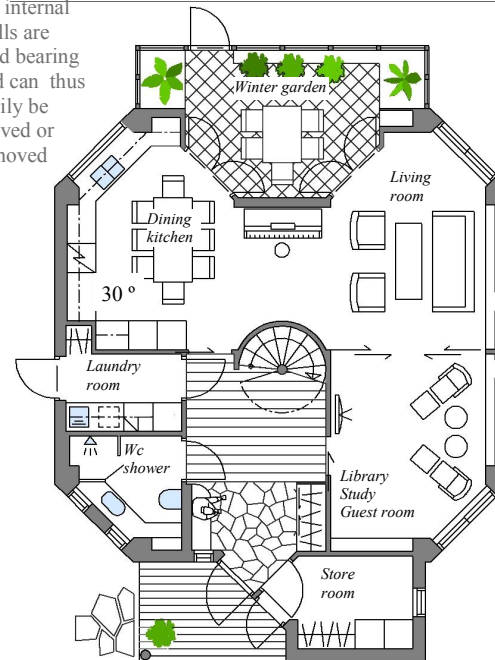


The "Feel Good" House - Type 1
Building area 105 m², Floor area 160 m²

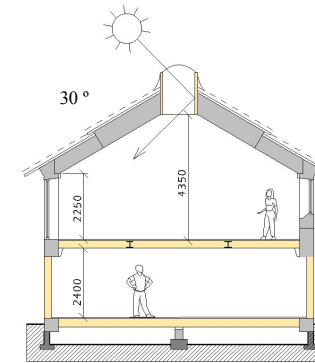


Type 1 & 2, Example upper floor, 73 m²

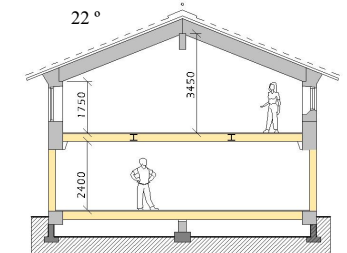
No internal walls are load bearing and can thus easily be moved or removed



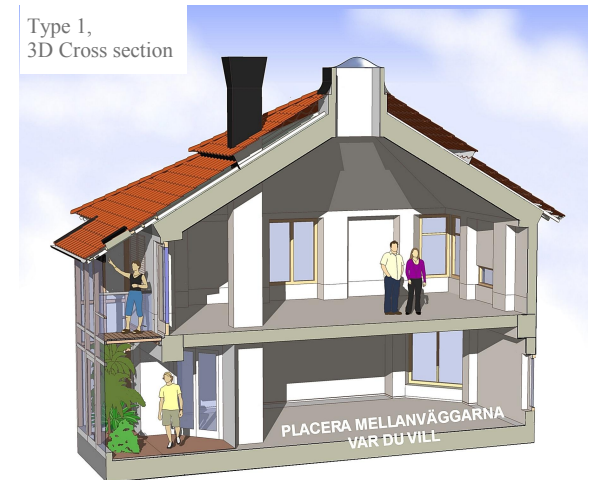
Type 1 & 2, Example ground floor, 87 m²



Type 1, Cross section
Pyramid roof, Pitch 30°



Type 2a, Cross section
Gable roof, Pitch 22°



Type 1,
3D Cross section



The "Feel Good" House - Type 2b - Gable roof
Building area 87 m², Floor area 145 m²



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Type 1, Hanging balcony



Type 1, Pyramid roof



Bathroom upper floor



Winter garden



Pond in middle of house



Recessed bookshelves in the wall



Corner window upper floor



Oven on ground floor



Traditional swedish bread from the oven