



ECO-FRIENDLY
ENERGY-EFFICIENT
COST-EFFICIENT

UNIQUE & MODERN Technology

We produce light and patented ceramic constructions, prefabricated as full-wall, according to the requirements of designers and clients. All pre-preparations for installations are already built into the walls, and the final interior finishes can be customized.

MAIN BENEFITS

- ✓ Fast Construction
- ✓ Healthy Living
- ✓ Cost Efficient
- ✓ Natural Materials
- ✓ High Security
- ✓ Online Catalogue
- ✓ Patented Technology
- ✓ Convenient Financing



WHY A CERAMIC HOUSE?

Dear Business Partner, Dear Potential Client.

We would like to introduce you to an intelligent system of progressive, **lightweight and prefabricated ceramic houses, manufactured exclusively from organic and natural materials** for an unbeatable price and with low operating costs.

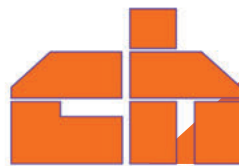
We offer you the possibility of building ecological houses with walls made only using natural materials. The technology of prefabricated houses is well known in many countries in Europe, where it has a positive reputation among customers. It has come to the forefront in the construction not only of single-family houses but also other residential and commercial buildings. The latest generation of prefabricated houses - Ceramic Houses, are **lightweight ceramic structures** made from walls fully produced in a plant, according to the requirements of designers and clients. All the installations are already built into the walls and the interior finish can be implemented just by painting or smoothing. One of the three main advantages of this system is its **ecological** character as structures are made exclusively from natural materials. Another critical advantage is the fact that houses are **energy-efficient**. A higher thermal resistance factor is guaranteed by the use of our patented materials and the ceramic wall has an accumulation capability. Last but not least, the intelligent system is **highly economical**, as we offer not only the best price, but also the shortest building process.

You can choose any variation of the family house, and we will build it for you. We offer a choice of our best-selling houses on our website, www.ceramichouses.eu, or feel free to send us your specifications for a price quotation. Thanks to the flexible building system, we may apply our technology to any project. If required, we can also apply other intelligent management systems or progressive electronic and energy devices.

If this is of interest to you, please send us your project details for price quotation.

Marek Beňuš
CEO





Competitive prices and low operating costs.

Low investment costs are typically associated with high operating costs. In our case, the opposite is true. That is why the system is



UNBEATABLE

15



75,15m²
3 rooms



106,50m²
3 rooms

24



25



115,14m²
4 rooms



139,89m²
4 rooms
garage

28



50



173,67m²
4 rooms
garage



118,86m²
4 rooms

60



* Selected houses from our online catalogue. More projects at: www.ceramichouses.eu



CERAMIC HOUSES EU, s.r.o.
www.ceramichouses.eu



sales@ceramichouses.eu



+421 948 641 518



I. Stage of Construction

Bare house in our case means construction of a perimeter ceramic structure of the house with partition walls and roofing according to the Clients specifications. The external walls of ceramic houses are supplied with basic insulation, electric conduits and openings ready in the walls for electricity and water distribution (pipes, boxes,...). All finishing work is done by the Client at their own expense. Our standard type of roof is a saddle roof. It is also possible to install different type of roofs.

II. Stage of Construction

The exterior of the prefabricated ceramic house is finished on a turnkey basis. The house is completely finished from the outside including entrance doors, windows, roofing and gutter system, external plaster and in the color shade of your choice.

The standard type of insulation is mineral wool. If required, it is possible to adjust the insulation type and thickness. The interior of the family house is completed by the Client at their own expense.

III. Stage of Construction

The prefabricated ceramic house is finished on the outside and inside and it is ready for final building approval. Before moving in, the Client only needs to buy the final floor layers (the bathrooms are finished with sanitary ware and tiling), a kitchen unit, lamps and interior doors. All other crafts are 100% complete. In the case of installation of a insulated raft foundation, the floor is insulated and waterproof so it is ready dor installation of the final floor layers.

(detailed specification in the General Terms and Conditions - GTC)



Every house in our online catalog can be customized according to the Client's wishes. If you did not find a suitable layout, please send us your own proposal.

The default delivery range is set to what is the most economical. If your idea of furnishing the house is different, we will adjust the scope of delivery together.

CERAMIC MODULAR HOUSES

If the finished solution suits you better without the need to adjust, take a look at our modular houses. We offer them in three different sizes.

Did you know that we will hand over the finished modular house to you within 3 weeks of the start of construction?



2-Room Modular House

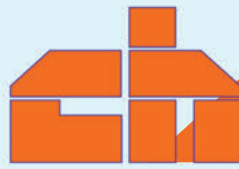


3-Room Modular House

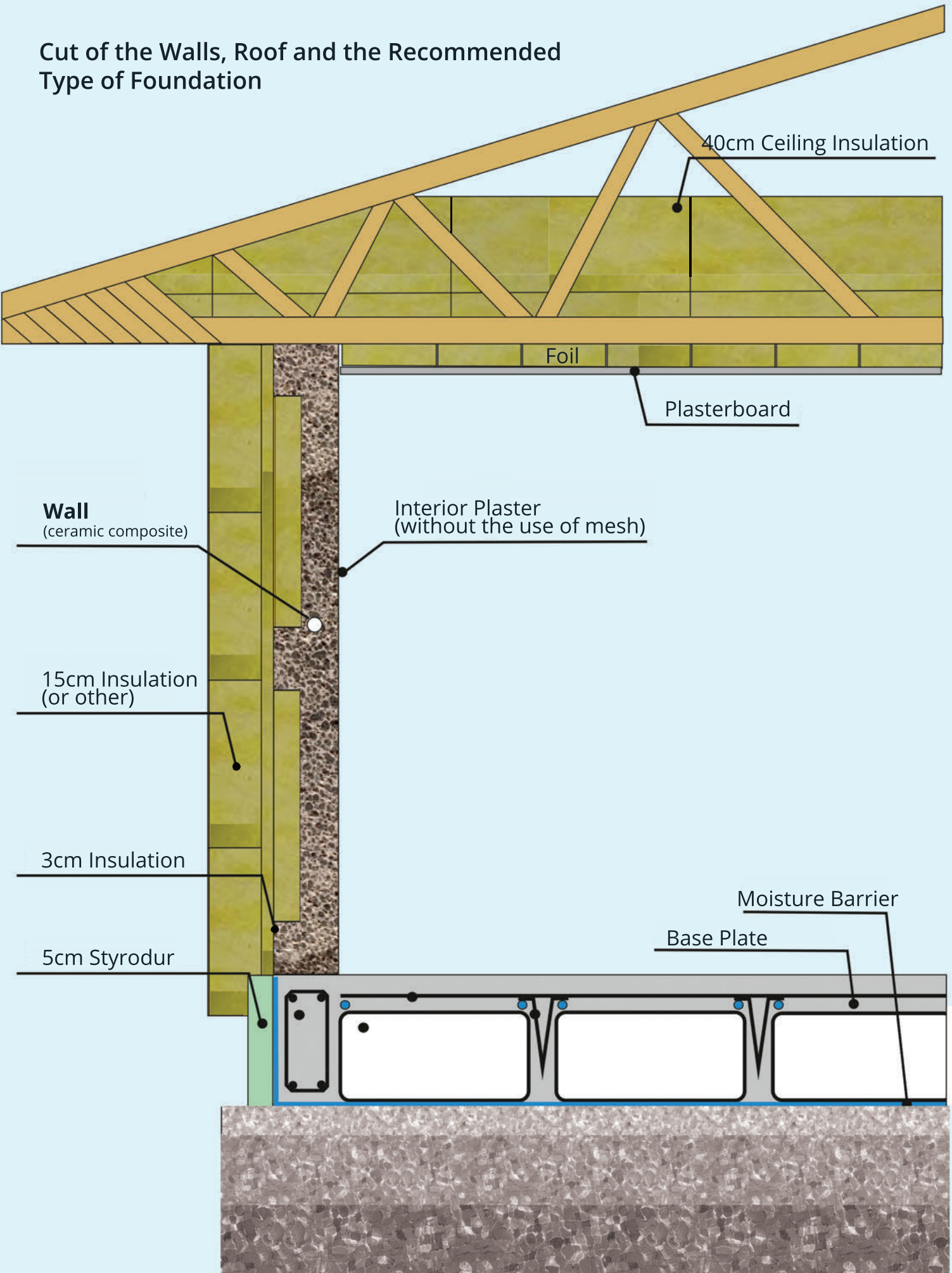


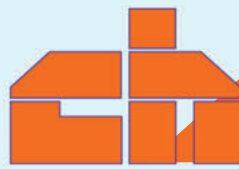
4-Room Modular House





Cut of the Walls, Roof and the Recommended Type of Foundation





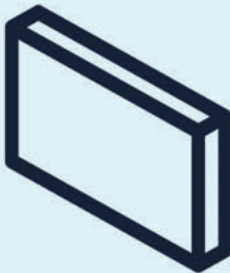
CERAMIC HOUSES

FOUNDATION



The recommended type of foundation is a stripped, self-supporting, reinforced and lightweight base plate. This type of foundation is sought after and utilized by almost all manufacturers of prefabricated buildings. In addition to better static, this type of foundation will also ensure that the base plate is always dry. By insulating the concrete part of the base plate against ground moisture, you get not only a longer warranty for construction, but also better thermal insulation properties. The price is calculated per m² of built-up area, including earthworks and landscaping. The exact price is determined after an inspection of the conditions on the plot. The base plate is not part of our standard scope of delivery. If you are interested, upon request, we will put you in contact with the supplier of this type of foundation.

WALLS



Did you know that we use patented and exclusive natural materials for the production of ceramic walls? The basic components for the production of ceramic composite are Liapor, Siopor, cement with special additives to improve their properties. The lifespan of our ceramic walls is unlimited, just as the lifespan of bricks. Moreover, ceramic walls offer comparable or even higher qualitative parameters such as vapor permeability, sound and thermal insulation. However, thanks to the patented technology of prefabricated production, when we produce whole walls with already built-in preparations for networks (water, electricity, etc.), you will still get the benefits of this fast and unbeatable speed of production and construction. Moreover, perimeter walls are produced with a basic thermal insulation. For thermal insulation and wall finishing we use natural materials exclusively. This will preserve the vapor permeability of the walls and ensure healthy living, without the necessity of expensive equipment such as central forced ventilation. All walls we produce have built-in preparation for water and electricity distribution.

There is no need for additional chopping, cutting and demolition for the final completion inside the walls. There is no need for plaster or fiberglass mesh either. You simply apply a few millimeters of plaster and you can finish your new dream home. An important advantage of prefabricated constructions with narrow walls in comparison with constructions made of brick (or other building material) where walls are approximately doubly thicker, is the rational build up area to livable area. Prefabricated ceramic houses provide you with a significantly larger livable area in the same built-up area. You can benefit from an average of 10% more livable area without extra cost, COMPLETELY FOR FREE.

ROOF



The most economical solution is a saddle roof structure made of lattice trusses with a slope of 15 to 18°, which is included in the standard scope of delivery. Did you know that this inclination was invented by the ancient Greeks and its effectiveness has not yet been surpassed? However, if for any reason you require a different type or slope of the roof structure, we will find a solution for you. Upon request, we will charge you for this change and will subsequently include it in the project documentation.

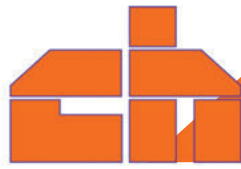


To order a sample of our ceramic composite material, contact us.

WEB: www.ceramichouses.eu

EMAIL: sales@ceramichouses.eu

TEL: +421 948 641 518



PARAMETERS

Excellent Technical Parameters

The wall construction consists of two main parts. The first is the foundation of light-weight ceramic concrete, which consists of Liapor fractions and other components. This part fulfills the static function. The second part serves as thermal insulation only.



1 Thermal resistance [R] of the ceramic part

The thermal resistance [R] of the ceramic part of the standard wall with a specific weight of 720 kg/m³ is 0.3 m²K/W for each 10 cm of wall thickness.



2 Thermal Resistance [R] of the Wall Including Insulation

The thermal resistance [R] of the wall including insulation in combination with Liapor concrete (100-150 mm) and mineral thermal insulation (180-230 mm) is, while using the RRWS system, 6.04 m²k/W for a 33 cm thick wall.



3 Non-combustible Material

Non-combustible material in the ceramic walls contribute to a high level of fire safety. Compliant with fire class A1, which is the best and the highest achievable class, means absolutely no contribution to fire.



4 Airborne Soundproofing /Insulation

The sound insulation of a standard ceramic wall with a thickness of 28 cm and with mineral wool used as thermal insulation is at least 45 dB. . For common walls of detached houses, it is at least 62 dB.



5 Vapour Diffusion Resistance

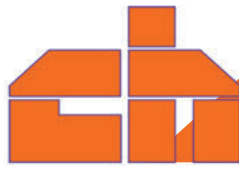
The vapour resistance factor of ceramic walls is on average $\mu=23,4$. The house is "breathing". The walls are vapour permeable, which eliminates mold and ensures that the relative humidity of the indoor air is maintained at an optimal level.



Certifications

We have various certificates and test reports confirming the above parameters. Further technical information, such as a comparison of technical and qualitative indicators, can be found in the Ceramic Houses presentation. More information can be found on our website: www.ceramichouses.eu.

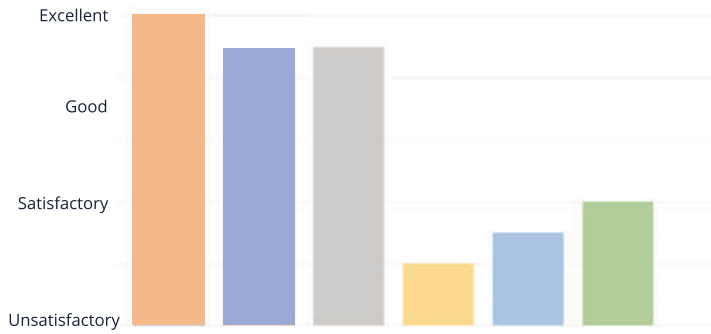




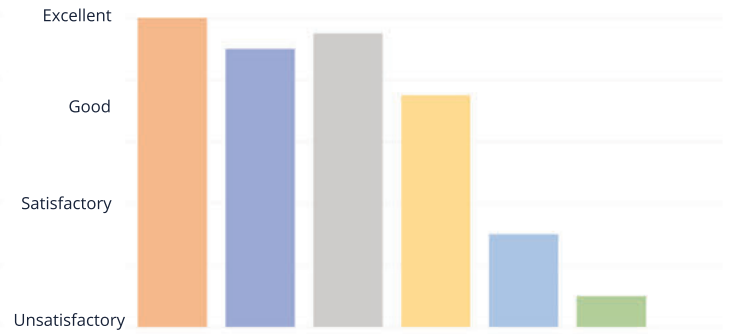
PARAMETERS

Comparison of Technical and Qualitative Indicators with Other Technologies

Investment Cost

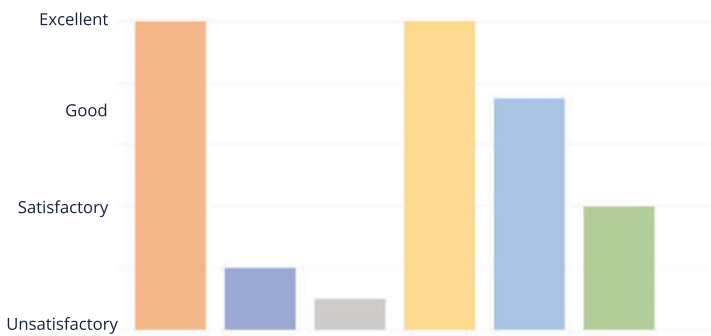


Thermal Insulation

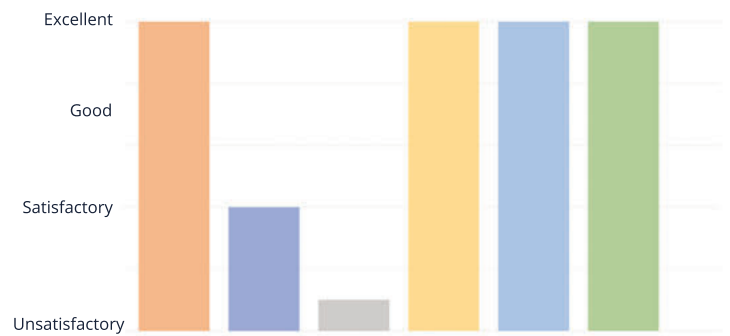


Ceramic Houses Wooden Buildings Polystyrene Concrete Aerated Concrete Burnt Brick Reinforced Concrete

Vapor Permeability

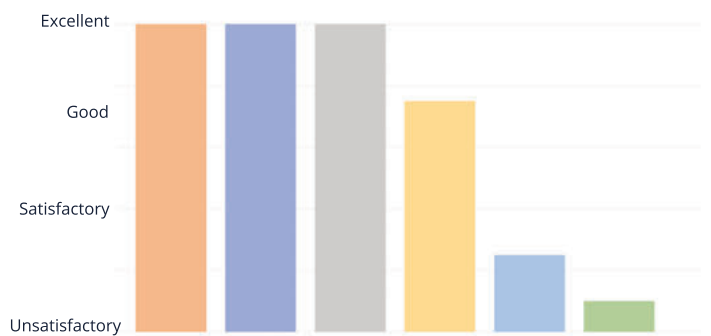


Fire Resistance

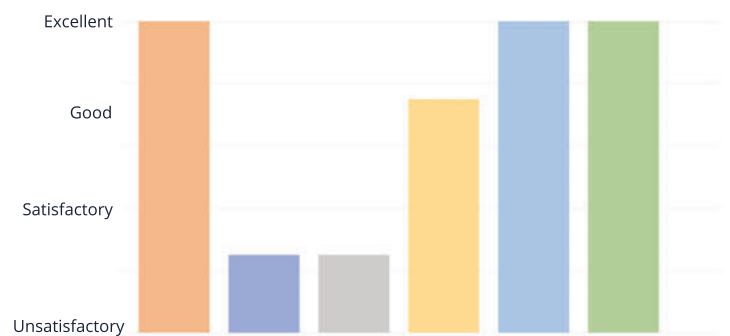


Ceramic Houses Wooden Buildings Polystyrene Concrete Aerated Concrete Burnt Brick Reinforced Concrete

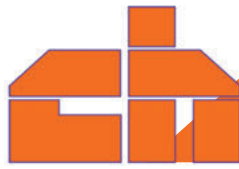
The Ratio of Built-up Area to Livable Area



Lifespan



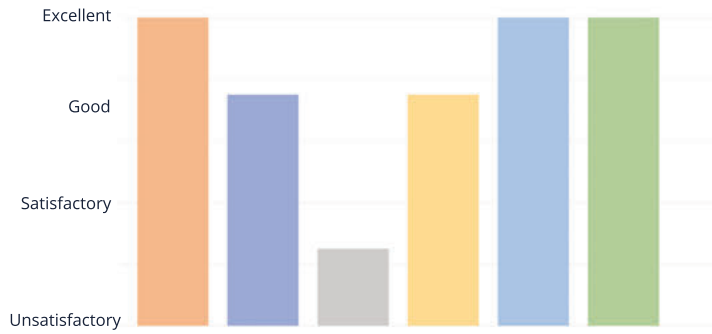
Ceramic Houses Wooden Buildings Polystyrene Concrete Aerated Concrete Burnt Brick Reinforced Concrete



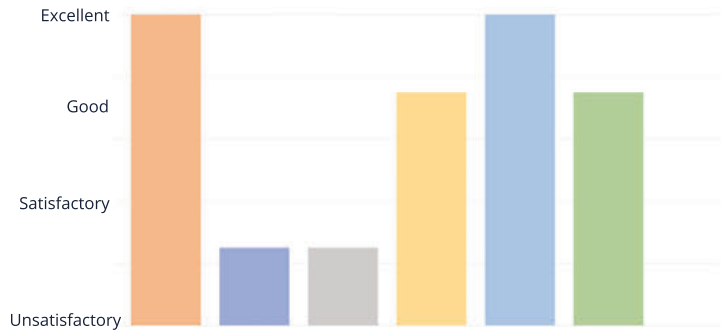
PARAMETERS

Comparison of Technical and Qualitative Indicators with Other Technologies

Sound Insulation

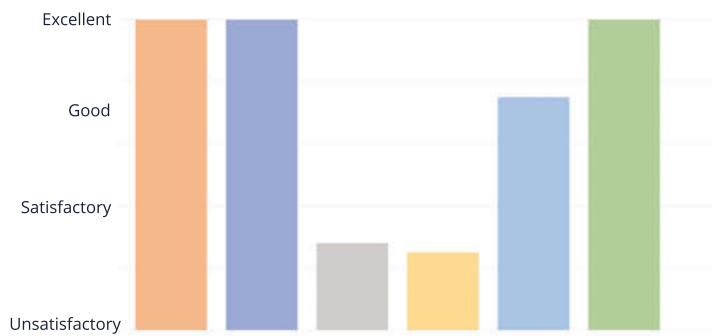


Thermal Inertia

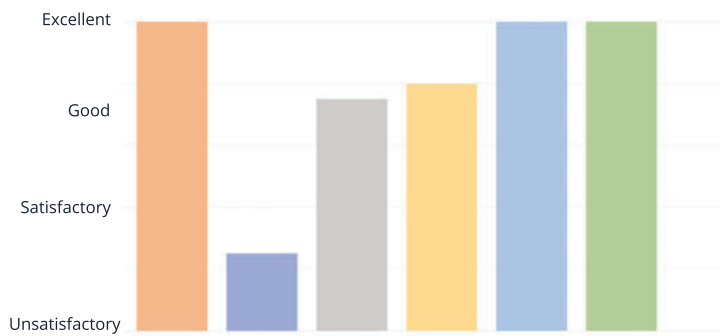


Ceramic Houses Wooden Buildings Polystyrene Concrete Aerated Concrete Burnt Brick Reinforced Concrete

Tectonic Resistance

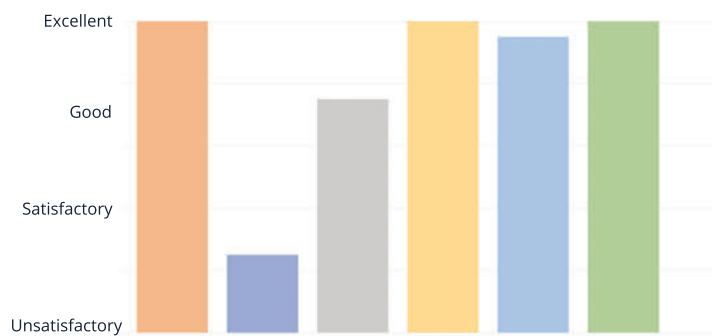


Maintenance Complexity

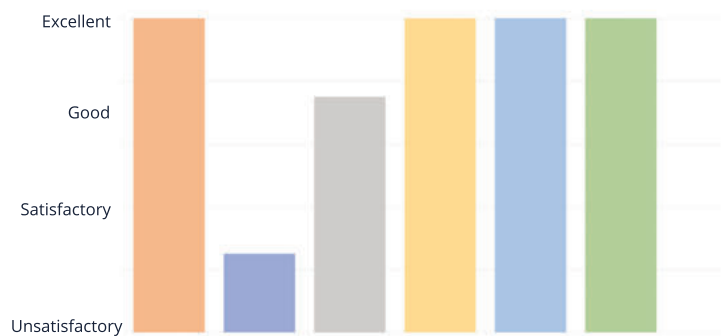


Ceramic Houses Wooden Buildings Polystyrene Concrete Aerated Concrete Burnt Brick Reinforced Concrete

Chemicals in Used Materials



Recyclability



Ceramic Houses Wooden Buildings Polystyrene Concrete Aerated Concrete Burnt Brick Reinforced Concrete



Standard Methods of Financing

Financing is gradual, and individual tranches are always invoiced only after a certain part of our delivery. The only exception is a 10% advance payment after signing the contract, on the basis of which we start work on the production project documentation and the production of the house itself in the plant. The standard financing schedule for a ceramic prefabricated house is as follows:

Stage of Delivery	Cash Financing	
	Bare House	Turnkey House
1. After the Signing of the Contract*	10%	10%
2. After the Production of the House in the Plant	40%	30%
3. After the Assembly of the Bare House	45%	35%
4. After the Completion of the Turnkey Exterior	-	10%
5. After the Completion of the Turnkey Interior	-	10%
6. After the Handover Protocol	5%	5%

(*The Works Contract)

Our clients do not pay in advance! You are safe with us!





The Process

Standard Procedure for Ordering and Constructing a Ceramic Prefabricated House

House Selection

The client can choose from our online portfolio. The client also has the opportunity to design their own house and layout. Our patented technology gives us flexibility without any price surcharges.

Specification of Parameters and Signing of the Contract

We are ready and willing to incorporate any requirements and expectations into the project documentation, and subsequently they shall be included with other requisites in the signed Contracts for work. We set the price for changes individually. After signing this Contract, it is sufficient to pay only a down payment of 10 % of the house price.

Preparation of Project Documentation

After the advance has been paid, the implementation of the project documentation for the building permit will begin immediately (if part of the contracted scope of delivery). Processing for a building permit in the standard scope of delivery (exact scope in the GTC) will be delivered within 14 days of receiving all necessary documents (exact scope in the GTC). The Client will deliver the relevant documentation to the building office together with the building permit application and other related documents.

House Production

Simultaneously with the elaboration of the project for the building permit, a review of the project documentation begins and subsequent production of the house begins in the plant (approximately 14 days).

Assembly of the House

After the building permit is issued, the assembly of your dream house begins. In the case of a bungalow, it takes ONLY few hours to assemble the walls. The first stage of delivery - Bare House, can be completed within three days. In the case of ordering a higher stage of delivery, other services arranged within the scope of the contract will be provided after installation.



MORTGAGE

In the case of financing through a mortgage, the bank will begin the process of approving your loan.



Approval of the Loan. Upon completion of the assembly to the stage of construction, we expect problem-free approval of your loan. Loan approval is preceded by the focus of the building under construction and the architectural plan, which is subsequently prepared for inspection and confirmation from the Cadastral Office on the registration of the dwelling under construction.

Handing over the House

After the construction and fulfillment of the contracted scope of delivery, the house is formally handed over.

