

Specification list

	Kleinklapper	Grootklapper bunk bed	Grootklapper bathroom	Grootklapper study	Dubbelklapper
Structure (Casco):					
Curb weight in kg	2850	3020	3100	3020	3450
Load capacity in kg	650	480	400	480	50
Living area in m²	23	25	25	25	31
Tiny House Trailer (Vlemmix)	6	6,6	6,6	6,6	6
Aluminium cladding – Anthracite (premium coating)	✓	✓	✓	✓	✓
Aluminium cladding – RAL colour of choice	o	o	o	o	o
Cladding – Modified Scandinavian spruce (Vuré Noir)	o	o	o	o	o
PIR insulation – Roof, walls and floor (in millimetres)	60	60	60	60	60
Roofing – EPDM	✓	✓	✓	✓	✓
Window frames and windows – Solid Western Red Cedar	✓	✓	✓	✓	✓
Insulated HR+ glazing – Trailer section	✓	✓	✓	✓	✓
Insulated HR+ toughened glazing – Expandable section	✓	✓	✓	✓	✓
Interior wall finish – Lacquered poplar plywood	✓	✓	✓	✓	✓
Kitchen Inventory:					
Kitchen unit in plywood with HPL finish (Technical Matt Negro)	✓	✓	✓	✓	✓
Round stainless steel sink with matching kitchen tap	✓	✓	✓	✓	✓
Undercounter refrigerator with freezer compartment (107 litres)	✓	✓	✓	✓	X
Tall fridge-freezer combination (300 litres, separate freezer)	X	X	X	X	✓
4-burner Beko gas hob (for propane)	✓	✓	✓	✓	✓
4-burner Beko induction hob	o	o	o	o	o
Drawer unit with 3 wide soft-close drawers (1200 mm)	✓	✓	✓	✓	✓
Kitchen cabinet with soft-close door (600 mm)	✓	✓	✓	✓	✓
2 towel hooks (stainless steel)	✓	✓	✓	✓	✓
Integrated waste separation system (cabinet model)	o	o	o	o	o
Built-in dishwasher 600 mm	o	o	o	o	o

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Spice racks above worktop (2 pieces)	✓	✓	✓	✓	✓
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Bathroom Inventory:

Wall panels – Plastic with glossy Carrara white marble look	✓	✓	✓	✓	✓
Floor tiles – Plastic with black slate look	✓	✓	✓	✓	✓
Roof window – Fiamma with ventilation setting	✓	✓	✓	✓	✓
Mechanical ventilation	o	o	o	o	o
Shower tray – White plastic	80/90	80/90	80/90	80/90	90/90
Shower screen – 3-piece sliding door	✓	✓	✓	✓	X
Corner entry shower door	X	X	X	X	✓
Thermostatic shower mixer tap incl. shower set	✓	✓	✓	✓	✓
Washbasin unit – White bowl on black cabinet (in centimetres)	50	50	60	50	60
Toilet – Wall-mounted with concealed cistern	✓	✓	✓	✓	✓
Mirror – With integrated infrared heating	✓	✓	✓	✓	✓
Chemical toilet	o	o	o	o	o
Dry toilet	o	o	o	o	o
Toilet accessories – Toilet roll holder and 2 towel hooks (stainless steel)	✓	✓	✓	✓	✓

Living and Sleeping Areas – Inventory & Furnishing:

Built-in bed 160×200 cm with slatted base and mattress	✓	✓	✓	✓	X
Bedroom 215×200 cm with slatted base and mattress (LUXURY version)	o	o	o	o	X
Expandable section as bedroom	X	X	X	X	✓
Storage drawer under built-in bed (800×430 mm)	✓	✓	✓	✓	X
Double bunk bed with slatted bases and mattresses (80×200 cm)	X	✓	✓	X	X
2 storage drawers under double bunk bed (700×250 mm)	X	✓	✓	X	X
Desk with additional window in façade	X	X	X	✓	X
Sofa bed (multi-functional)	o	o	o	o	o
Dining table with 4 chairs	o	o	o	o	o
Triple bunk bed with slatted bases and mattresses (80×200 cm)	o	o	o	X	X
Wardrobe with 3 shelves and a clothes rail	✓	✓	✓	✓	X
Extra wardrobe with 3 shelves and a clothes rail	X	X	X	X	X
Vinyl flooring – Emilia 596	✓	✓	✓	✓	✓
Curtains for full-height windows – Fabric: Amy, white	✓	✓	✓	✓	2x✓

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Blackout roller blinds in the bedroom	✓	✓	✓	✓	✓
Light-filtering roller blinds in the living room	✓	✓	✓	✓	✓

Heating, Cooling & Hot Water:

3 infrared heating panels	✓	✓	✓	✓	✓
Electric underfloor heating	o	o	o	o	o
Pellet stove – K-Stove Tiny Two	o	o	o	o	o
Pre-installation for rooftop air conditioning	✓	✓	✓	✓	✓
Rooftop air conditioning – Vechline 3500	o	o	o	o	✓
Electric boiler 50 litres	✓	✓	✓	✓	✓
Propane water heater	o	o	o	o	o

Electrical Installations:

Wall sockets	9	9	9	9	14
Black ceiling spots with switch	4	4	4	5	6
Bedside lamps with integrated USB port	2	4	2	2	2
Pendant lights with switch	1	1	1	1	2
Recessed spots with switch	1	1	1	1	1
LED strip exterior lighting with switch	✓	✓	✓	✓	✓
Fuse box with 3 circuits (16 A) and RCD	✓	✓	✓	✓	✓

Exterior – Klapkot:

Water connection with quick coupling	✓	✓	✓	✓	✓
Power inlet with camping socket (campground compatible)	✓	✓	✓	✓	✓
Entry steps at double front doors	✓	✓	✓	✓	2x✓
Technical exterior storage (700×330×2000 mm)	X	o	✓	X	✓
Under-bed storage with hatch	✓	✓	✓	✓	X

Price from excl. 21% VAT

€ 57.400,00	€ 59.635,00	€ 63.635,00	€ 61.635,00	€ 77.735,00
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Prices do not include transport

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