

AFFORDABLE CONTAINER HOMES

A MODULAR APPROACH

JANUARY 2021

TOUGH OUTSIDE, COMFY INSIDE



It may be hard to envision a steel shipping container as a warm and lovely home, but making containers cozy is what we do!

We start with a super-strong steel containers frame and create a home or home office that will be there indefinitely that is cozy and comfortable to live in.

We use commercial grade everything so it feels like a home, not like a mobile home.





CONTAINER HOMES ARE HERE

Linked Equipment has created several small, medium, and large affordable home solutions for homeowners wishing to add an affordable building to their property. You can pick everything from the paint color, the number of rooms, which rooms, and even the finishes. These modules can arrive fully stocked or bare bones.

Due to easing restrictions around backyard homes, there is a massive opportunity for homeowners to add that needed permanent structure.

Linked Equipment creates turnkey custom homes, backyard offices, cookie-cutter affordable homes, and much more using steel shipping containers. Working with design specialists, each customer can describe a custom living environment that fits their space and budget.

BETTER FOR HOMEOWNERS

Architectural, Civil, and MEPS plans typically cost a decent chunk of your build budget, and many people do not know where to obtain these services. When you work with Linked Equipment, we have engineers that work with us to provide proper plans which are needed to get your permit. Linked Equipment takes on many of the challenges associated with a second unit. Our engineers worry about all mechanical, structural, electrical, safety, and fire standards.

We build to industrial standards, so our homes are safe and secure and feel like homes, not prefabricated mobile homes. When the homeowner is ready, we will build and ship it to their property and gently place it right on a pad. We are not just selling a building. We are going to do everything in our power to make it easier for the homeowner and help them succeed from start to finish. Repeat customers make up half our business.

AFFORDABLE HOMES (ADUS)

Affordable homes go by many names. State agencies call them Accessory Dwelling Units (ADUs). They are commonly known as granny units, in-law suites, tiny houses, man caves, she sheds, 2nd Units, affordable homes, modular living space, container houses, or any number of other names.

Affordable homes vary in shape and size, containing everything someone needs to live, including a kitchen, bathroom, and place to sleep. They typically range from 220 square-foot studios to 1,000 square foot houses with multiple bedrooms.

Affordable permanent homes are desperately needed throughout the world but are not easy to come by with traditional home options. Many state and city governments are well aware of their growing homeless population and the potential problems resulting. They desire to find a solution, yet are often met with two common obstacles: cost and space.

Most states have requirements around allowable sizes. Usually, the second living space is not allowed to be larger than your main home.



STATES EASING RESTRICTIONS

Many municipalities in the U.S. have adopted the concept to allow ancillary apartments, often called “granny flats,” in single-family districts.

States are not only easing regulations, lowering fees, and grandfathering existing structures to provide housing, but are even offering grants and loans to homeowners to help them do it.

Government officials are used to coming up against red tape but, without viable solutions, chances of success are slim. At Linked Equipment, we are proud and excited to offer clients and communities solutions that address cost and space issues simply and sustainably using converted shipping containers.

Many states such as California have run out of space and are looking at backyard dwelling units to alleviate housing issues and affordable housing issues. It is easier for homeowners to build a second unit on their property.

Many states are even offering financing and other programs to help homeowners add a second dwelling unit.

The following states have all adopted strategies allowing accessory dwelling units.

<https://accessorydwellings.org/adu-regulations-by-city/>

- **California**
- **Connecticut**
- **Illinois**
- **Massachusetts**
- **Oregon**
- **Vermont**
- **Florida**
- **Washington, D.C.,**
- **Washington State**

Cities and States are running out of homes needed to fuel growth. They ran out of affordable homes for employees to live in them; this makes perfect sense for many municipalities.

WHY CONTAINERS?

- ISBU steel container construction is affordable and does not require new land or infrastructure, just a pad, and hookups.
- Second units are a good investment because they have a short payback period and increase a home's resale value.
- Recent changes to many state laws have made the process easier and more streamlined.
- More properties are eligible for a second unit, parking requirements reduced, and fees have been lowered.
- Our standard 20 ft and 40 ft homes fall within most city/state ADU building requirements.



WHY SECOND HOME?



- **Flexible Space**- Homeowner's needs may change over time. A second dwelling allows for flexibility and adapts to new demands over time such as a growing family, a workspace, or a live-in nanny.
- **To help pay the mortgage** - Second units offer A steady source of rental income.
- **Housing for Relatives** - Second units allows homeowners with adult children, aging relatives, or relatives with special needs to live together and maintain privacy.
- **Downsizing** - Some homeowners build a second unit for themselves, often in retirement, while renting the primary dwelling.
- **Backyard Workspace / Living Space** - With more people working from home, some people have added their new office or workspace in their backyard as a second dwelling unit. .
- **Isolation for COVID Infected Family** - We provide affordable housing with air filtration and an entryway (a personal isolation house) for loved ones that may be infected. .
- **Address the housing challenge** by adding affordable homes which helps provide workforce housing and preserves diversity and community character.

WHAT'S INCLUDED?

- **INSULATED OFFICE W/ R-13 INSULATION**
- **DUAL PANE VINYL WINDOWS**
- **HEAVY DUTY FIRE RATED INSULATED DOOR(S)**
- **A/C W/ HEAT**
- **ELECTRICAL PACKAGE: LIGHTS, PLUGS, SWITCHES**
- **BREAKER BOX, EXTERIOR JUNCTION BOX**
- **PLUMBING PACKAGE**
- **PAINTED DRYWALL**

AVAILABLE UPGRADES

- **ADDITIONAL WINDOWS / DOORS / SKYLIGHTS**
- **UPGRADE A/C W/ HEAT**
- **FLOORING UPGRADE**
- **CUSTOM CLADDING / INSULATION UPGRADE**
- **ADDITIONAL OUTLETS, LIGHTS, SWITCHES**
- **INTERIOR TEXTURE COAT & PAINT /**
- **VINYL COATED WALL PANELS**
- **OFF-GRID PACKAGE (SOLAR/SELF-CONTAINED)**

40'-0"
OUTSIDE LENGTH DIMENSION

28'-2" **2'-3"** **5"** **8'-6"**

8'-0"
OUTSIDE WIDTH DIMENSION

SPLIT HVAC
36,000 BTU

200A
ELECTRICAL
PANEL

110V

REF

STOVE

SINK

110V

KITCHEN

110V

110V

36,000 BTU

LIVINGROOM

T.V.

110V

CLOSET

SHOWER

BATHROOM

110V

TOILET

EXHAUST FAN

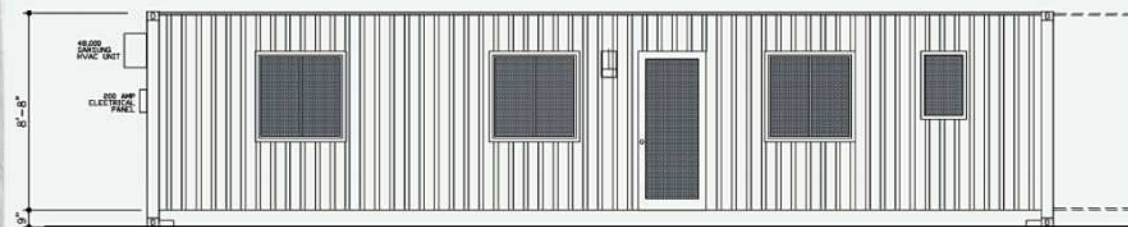
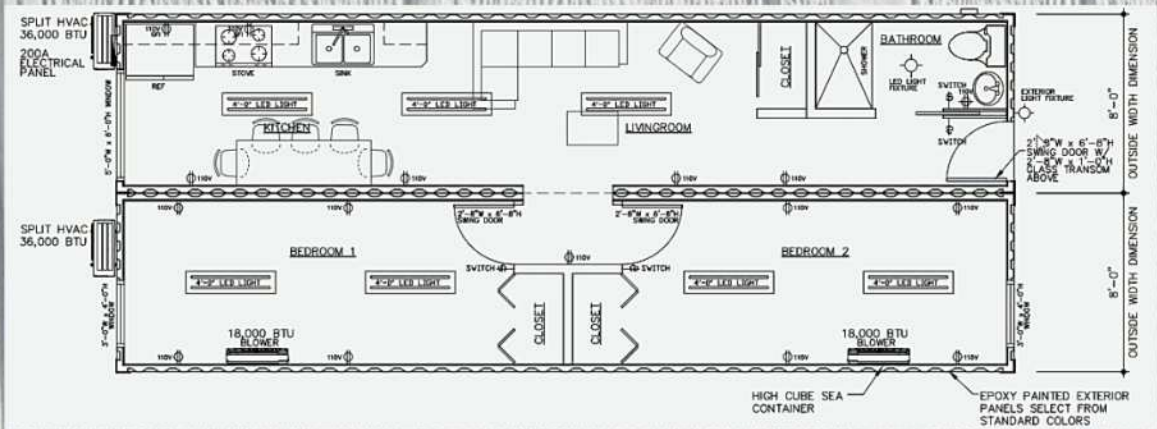
2'-8" W x 6'-8" H
SWING DOOR W/
3'-5" x 1'-11" GLASS TRANSOM
ABOVE

EXTERIOR
LIGHT FIXTURE

2'-8" W x 6'-8" H
SWING DOOR W/
3'-5" x 1'-11" GLASS TRANSOM
ABOVE

HIGH CUBE SEA
CONTAINER

EPOXY PAINTED EXTERIOR
PANELS SELECT FROM
STANDARD COLORS



This floor plan illustrates the layout of a 10' x 20' modular home. The overall dimensions are 40'-0" wide by 6'-0" deep. The layout includes a front porch (6'-0" x 6'-0") with a screen door, a bedroom (8'-0" x 10'-0") with a queen bed, a living area (8'-0" x 10'-0") with a sofa and TV, a kitchen (8'-0" x 10'-0") with a stove, sink, and counter, and a bathroom (5'-0" x 6'-0") with a toilet and shower. The plan also shows a rear porch (6'-0" x 6'-0") with a screen door, a laundry room (5'-0" x 6'-0") with a washer/dryer, and a storage area (5'-0" x 6'-0"). Dimensions for windows, doors, and fixtures are provided throughout the plan.

AFFORDABLE HOMES STARTING AT \$45,000



 \$45,000

 160 sq ft

 1 Bed

 1 Bath



 \$75,000

 320 sq ft

 1 Bed

 1 Bath



 \$119,000

 640 sq ft

 2 Bed

 1 Bath

OFF-GRID HOMES

- **Rugged /Permanent**
- **Solar Powered**
- **Self Contained**
- **Goes Anywhere**
- **Easy Installation**



ABOUT LINKED EQUIPMENT



Linked Equipment will walk you through who, what, how, how much, and why you should get involved in the creation and use of an affordable container home from Linked Equipment.

Most importantly, we will explain the expertise behind all Linked Equipment decisions and why we are your one-stop-shop to simplify and streamline the process of adding a second dwelling unit. Linked Equipment is a reconstructed containers company dedicated to the design, engineering, and manufacturing of Intermodal Steel Building Units (ISBUs).

When we began as a company over 10 years ago, we specialized on creating buildings out of used shipping containers. We believe in the reuse of materials and sustainability is at the core of our cause. Shipping containers provide an excellent resource for manufacturing new structures, whether building an office, a storage facility, a bathroom, or a homeless shelter.

Our experience increased and our versatility broadened as our business expanded. Four years ago, we stepped into the world of hemp production and have not looked back since.

REAL-WORLD EXPERIENCE

Deciding to design homes entirely from shipping containers has provided a world of opportunity for both us and our customers. We are well-versed in the unique needs and problems of creating a comfortable efficient space. Check with your county and let us know what you are allowed to build and leave the rest to us!

Our specialty is the personalized creation of well-designed buildings from ISBUs (Steel Containers). They are tough as steel and because of their modular design they can be combined into any configuration imaginable just like legos! Add-ons are easy as is moving your home if you want to take it with you when you move.



Converted shipping containers are affordable permanent home solutions that are an ideal sustainable way for governments to address growing homeless communities. Because our shipping containers are self-contained and virtually indestructible, they genuinely meet the government's needs regarding cost-efficiency and safety.

Converted shipping containers are truly affordable permanent home solutions because they are not just a place to stay but a fully functional home and can include living quarters, showers, restrooms, counseling rooms, office spaces, and much more! Further, they can easily be moved, re-used, or completely re-purposed as future needs arise because they are completely portable.

[SELL SHEET - AFFORDABLE HOME 160SQFT.](#)

[SELL SHEET - AFFORDABLE HOME 320SQFT.](#)

[SELL SHEET - AFFORDABLE HOME 640SQFT.](#)



GETTING STARTED

FULL-SERVICE PROCESS

At Linked Enterprises, we specialize in providing all-in-one solutions to build your external facilities and expand your business. Our team is ready to help with a full custom design and implementation of your specific building needs.

01.

GET IN TOUCH

Contact the Linked team. You'll receive a free consultation to assess your equipment needs. From there, we will identify your specific requirements and advise how best to build your custom unit. Our team will provide a quote with drawings to map out.

02.

DELIVERY

Your dedicated Linked service team will deliver your custom unit, equipped with all of the requested specs and technology from your on-site visit. Our team will walk you through the mechanics of the unit and address any questions.

03.

SUPPORT

Our team is available and ready to address any service needs as you get started with your building. We Aim to please!

1. Check with your local county to see what permits are needed where you live and what size building you are allowed to have on your property.
 - Talk with one of our specialists to choose one of our many design options or we can help you design a unique high-end boutique home.
 - Many options and packages to choose from.
 - We will design, build, and deliver a structure that meets or exceeds your county permitting requirements.
2. Ships easily, delivered to your pad, Easy hookup via easy access back panel.
3. Half of our business is repeat customers because we stand behind our homes.

Linked Equipment is on your side from beginning to end. Someone who knows what they are doing throughout the home building process makes everything go more smoothly.

Call us today for a free quote: (602) 314-6020



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