

Over 30 Years Experience in Traditional & Innovative Construction Techniques

Extensive portfolio of Next Generation Modular Timber Frame, Modular, Leisure & Traditional Construction Homes

Construction through innovative thinking & exacting standards

western



30 YEARS AT THE FOREFRONT OF HOME CONSTRUCTION

We offer our clients a range of construction methods when building a home from traditional self builds to modern eco-homes and extensions, from high-spec facilities to 'green' building projects and from large affordable housing developments to user-friendly, cost effective self-builds.

Western construct self build one off projects and also large scale housing developments. We work with our clients from initial design stage, through 3D design, planning to the choice of construction method.

Western has the unique ability to work alongside clients to select the best building method for the project.

Once the construction process is underway our team work closely with you to complete the internal and external specification from our own InHouse manufacturing supply chain which includes, glazing, doors, kitchens, furniture and specialist joinery.

Our clients have the ability to create their home to individual tastes right down to paint colour to the interior fixings.

Our showroom showcases the materials and finishes available. It is this level of detail that puts our clients needs at the core of the construction project.

Our team can manufacture and fit all furniture to deliver a full turnkey service for customers, all you have to do is walk in.

Working with self builders, architects, developers and local authorities among others, we've probably encountered and overcome every obstacle you're likely to face and we're happy to provide unbiased advice and support, whatever your project.

Our windows, doors and glazed walls are all manufactured with the highest quality materials and provide 'A' Rated performance level. We have an extensive range of designs of window and doors to choose from.



- 80% Constructed Off Site
- Minimal Site Disruption

OUR INHOUSE SUPPLY CHAIN SHOWROOM

Our purpose built in-house manufacturing facilities enable us to provide a complete turn-key service for our customers. We can provide a diverse range of quality manufactured products within robust time-frames.

Specialist Joinery

Western provide a range of specialist joinery services. Our facility produce and install a wide range of building products including pre-hung doors, staircases, door lining, skirting and internal screens.

Contract & Home Furniture

We manufacture products from bedroom furniture, kitchens, storage units and reception desks. Our showroom allows us to showcase the materials and finishes available to our customers. Our team can manufacture and fit all furniture to deliver a full turnkey service for customers.

- Includes Mechanical & Electrical Fixings
- Greater Efficiency in Construction

- Reduced Waste of Building Materials
- Build Programme Reduction upto 50%

Glazing

We specialize in the supply and fit of both Aluminium & uPVC Windows and doors – and we have brought this expertise to bear across a range of sectors, including health, education, commercial, and residential. Within our range we offer as standard certified 'A' Rated Aluminium and PVC windows, with all our products and services achieving certified BFRC standards

Kitchens

Our kitchen showroom showcases our range of traditional and modern bespoke design that are functional and practical. We use the materials of the highest standards which are tried and tested to construct each kitchen. You can also choose from a wide range of electrical appliances, sinks, taps and accessories to finish your dream kitchen to the standard you'd expect from Western.

Fixings

We have an extensive range of internal and external fixings to choose from when building your home. The range gives you the ability to create an individual bespoke finish to kitchens, bathrooms, furniture and home interiors. We pride ourselves in delivering a complete design to finish build to our clients.

Finishes

We use a variety of materials that are locally sourced and are sympathetic to the environment. All our homes have a range of finishes from choice of render to stonework. Western are passionate about attention to detail, the environment and that your home is pleasing to the eye.



CONSTRUCTION METHODS

Timber Frame

By selecting timber frame, a faster construction time is guaranteed, whilst the costs of achieving higher code levels dramatically reduced. We can achieve high levels of performance within conventional budgets and in fact your building fabric will never need to be enhanced even as we move

through our Carbon Neutral milestone. Timber frame is the fastest growing method of construction in the UK & Ireland. It is widely adopted in social and private housing and accounts for about 75% of the worldwide self-build market.



Next Generation Timber Frame Modular

Next Generation Timber Frame Modular construction units comprise of pre-finished timber framed module systems, which – when linked together – create finished buildings. These fabricated systems include mechanical and electrical services as well as internal and external finishes. Next Generation Timber Frame Modules are built within our quality controlled purpose built factory and we are able to utilise tools unavailable to the

site builder such as custom manufactured jigs which ensure that all walls, floors and ceilings are square and plumb. Each of our homes undergoes a strict Quality Control process at each stage of construction, in controlled conditions that are never affected by the elements. Typically built in about 1/3 the time needed to construct a site-built home, with careful planning you can often be in your new home within weeks of placing an order.



Western are experts in a range of construction methods that offer our clients homes built to exacting standards, within tight budget constraints and to high specifications. Western are market leaders in construction techniques that dramatically reduce construction times, offer greater precision.

Modular

Our superb modular mobile housing ranges are factory-built in sections in a way designed to give maximum choice to the customer. We can manufacture these homes to meet individual requirements and customise designs to suit your personal taste.

Whether it is a permanent or semi-permanent housing option you require all our homes come complete with fitted kitchen and bathrooms, fully wired and plumbed, painted skirting and doors, plus walls and ceilings dry lined ready for you to add your personal touch.



Traditional Construction

The traditional method of construction using concrete blocks has been a popular building material for centuries. Western's 'A' Rated windows and doors will insure your home is well sealed and well insulated.

Traditional build processes require drying out and are part of the timescale of the build. Our other construction techniques can reduce the timescale of your build.



- Flexible Design
 - Excellent Energy Efficiency
- Retirement & Holiday Builds
 - Crafted to Exacting Standards

PARK & LEISURE HOMES

Western have an extensive portfolio of retirement and leisure houstypes to choose from. Each houstype is constructed to our high specification and exacting craftsmanship. They offer the highest quality residential home, retirement dwelling or holiday lodge at substantial savings compared to traditional builds. Our leisure home ranges deliver excellent value for money as refinement of our construction over the past 30 years coupled with our InHouse Supply Chain mean we construct homes of an extremely high standard and specification at competitive prices.

Value For Money

Our unique approach to the construction process allows us to offer our clients better value for money. We achieve this because of how we structure our construction process. All our leisure homes are constructed in a factory setting and with our InHouse Supply Chain construction is on time, within budget but most importantly finish and specification is to our high exacting standards.

Specification & Design

Our homes can include kitchens, electrical appliances and our team will work with you to create you home to your individual style. Each home has a range of external render options and an extensive list of standard features. We can also work with you to create a bespoke home for your retirement or holiday needs.

Retirement Homes

We have seen a marked increase in retirement homes and our team will work with you to design a home that is functional, easy to run and delivers excellent insulation performance. All our homes can be designed to suit your individual needs and our team will work with you to realise a retirement home that meets your specifications.

Park & Leisure Homes

Western has a wide range of modern house types and interior floor plans for you to choose from. Everything from traditional log cabin to the popular clad exterior finish. You can choose the interior specification to suit your own style and take delivery of a truly unique spacious holiday home.



- Construction Specialists
 - Friendly Service
- Greater Control of Self Build Projects
 - Efficient Constuction Timelines

BUILDING YOUR HOME

The process involved in designing and building your dream home doesn't have to be as difficult as you may think. At Western we offer a friendly advice service that will talk you through all stages from concept to completion. The process involved in creating your dream home is a detailed one, and one that we pride ourselves on. We want your home to be individual to you.

Contact

To book an appointment to see one of sales consultants simply call our offices or complete an on-line enquiry form requesting a call back or for information to be sent to you.

Consultation

In a one to one consultation we will talk about your housing needs and give you the opportunity to express your own ideas as to the house type you require to match your lifestyle and family requirements. We will discuss what you want from your home and what is most important to you from aesthetics to performance to cost, and what design features you like, as well as those that you don't. Your ideas will help us get a greater understanding of what building solution we can provide to you.

You can also present to us at this stage any plans you may have that have been designed previously or have been granted planning approval. We can then take care of the rest of the process from here alleviating much of the stress that comes with building and project managing a new home build. We are happy to work directly with you if you prefer a more 'hands on' role or we can work with your architect or design team if you want a stress free build.

Site Visit

If we feel it is necessary we will arrange for a full site investigation, or one of our team can meet you in the comfort of your home to discuss how to develop and progress with you ideas to take them to the next stage.

Estimation

When we have agreed what elements of the build you want us to take care of we will provide you with a detailed quotation, setting out all aspects that need to be considered....we pride ourselves on never charging additional costs throughout or at the end of the build.

If you are seeking a mortgage we will provide all necessary paperwork, insurances and certification and additional assurance in the form of a fixed price contract to help your lender give you a quick decision.

Specification

Once the formalities are ironed out we can then get down to the enjoyable part of discussing and selecting your interior finishes. Our purpose built showroom showcases our range of traditional and modern bespoke designs that are functional and practical. You can choose from a wide range of kitchen styles, colours, handles, worktops and taps. We will design and build your kitchen around the appliances you select and propose a design to suit by providing you with detailed 3D images of your finished kitchen, and bedroom furniture if you wish.

The plan will include a 3D walk through of your kitchen, giving you the opportunity to experience what it will feel like once finished. Want to change something? It's no problem as we can discuss and amend as required.

We also have a range of wall tiles for both kitchen and bathrooms, and can provide you with additional items such as a range of flooring to choose from and a choice of both A-rated u-PVC windows and doors, and aluminium windows and doors in a large range of colours and styles, making Western Homes unique as we really are the only one-stop-shop for your house building needs!

The Build

Depending on the new build solution you have selected for your new home there are a number of ways to stay involved throughout the process. We are happy to provide factory tours to show you your home or similar homes going through the factory production which demonstrates the attention to detail and high build specification we provide on all of our homes, whichever method of construction you choose.

Completion & Hand-over

All of our housing options benefit from our in-house supply and fabrication teams that allow more detailed and precise programming measures throughout the build. This allows you to plan for a more precise completion date if it is to meet a special date, or to give you additional peace of mind that your budget won't over stretch.

Our accelerated programming measures which reduce the time we spend on site prove a major benefit and advantage to all of our clients and set us apart from our completion by saving time, money and giving you the assurance that you are well informed and involved, and if you so wish in complete control throughout the entire build process.

BUILDING AFFORDABLE DREAM HOMES

How we work on our projects is unique. Our team work closely with our clients to choose the best construction method to deliver a home which has a high specification with bespoke features and finishes, functional with excellent insulation performance, is well considered and tailored to our clients needs.

Design
Our homes have a wide range of floorplans and design options where you can work with our existing portfolio of completed house types to create a home that is as individual as you.

The design process gives you a wide range of choice from construction method, materials, glazing, furniture, fixtures, fittings and finishes to create a home to your taste and your budget.


Cost Effective
Western has refined our construction and manufacturing processes over 30 years to allow us to offer our customers excellent value for money and deliver homes to exacting standards for tight budgets. Our choice of construction methods deliver greater cost savings than the traditional construction. Our manufacturing facility delivers products of superior quality at a competitive price.

Bespoke
Our superb modular mobile housing ranges are factory-built in sections in a way designed to give maximum choice to the customer. We can manufacture these homes to meet individual requirements and customise designs to suit your personal taste.


Mortgage
Our Next Generation Timber Frame Houses fulfil mortgage requirements and offer excellent value for money for tight budgets with excellent finish and specifications.

Our team can advise you on any mortgage questions you may have about any of our innovative construction techniques.


Self Build
Western are the perfect choice for any self build project as you have input and control over each stage of the build process. It is an effective way to construct your self build as you can simply choose one of our housetypes or we can work of your plans, plus you can choose everything from the glazing style down to the light switches.




1A - 30 x 20 - 2 Bedroom




1B - 30 x 20 - 2 Bedroom




2A - 35 x 22 - 2 Bedroom




2B - 35 x 22 - 2 Bedroom




3A - 36 x 22 - 3 Bedroom




3B - 36 x 22 - 3 Bedroom




4A - 43 x 24 - 3 Bedroom




4B - 43 x 24 - 3 Bedroom




4C - 43 x 24 - 3 Bedroom




5A - 43 x 24 - 3 Bedroom




5B - 43 x 24 - 3 Bedroom




6A - 48 x 24 - 3 Bedroom




6B - 48 x 24 - 3 Bedroom




6C - 48 x 24 - 3 Bedroom




6D - 48 x 24 - 3 Bedroom




7A - 48 x 24 - 3 Bedroom




7B - 48 x 24 - 3 Bedroom




8A - 48 x 27 - 4 Bedroom




8B - 48 x 27 - 4 Bedroom




8C - 48 x 27 - 4 Bedroom




8D FF - 48 x 27 - 5 Bedroom



8D GF - 48 x 27 - 5 Bedroom



9D FF - 48 x 27 - 3 Bedroom



9D GF - 48 x 27 - 3 Bedroom

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