

EVO X

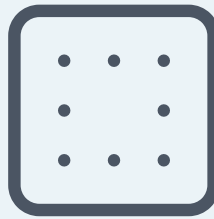
By The Shed House



Welcome to EVO X by The Shed House

EVO X is our Premium Range for a new generation of modular living, designed to grow with you through every stage of life.



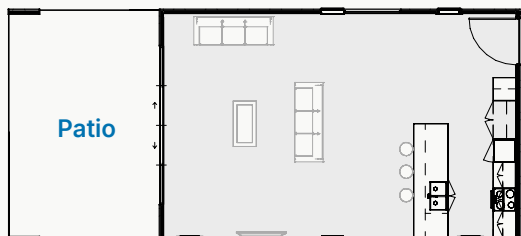


Choose your Base Design

The EVO X model begins as a single, functional dwelling — and with modular extensions, patio options, and extra living zones, it can become the home you always dreamed of, one stage at a time.

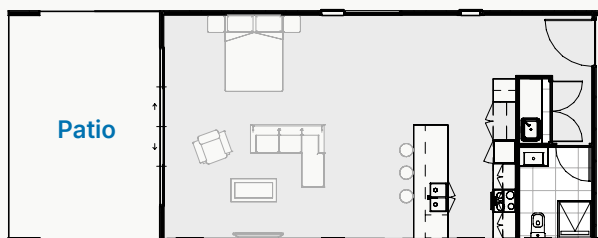
Base Designs

EVO X 60



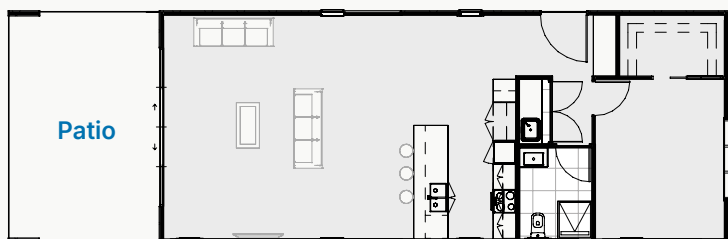
 Bedrooms **0**
 Bathrooms **0**
 Internal **60m²**
 Patio **24m²**

EVO X 70

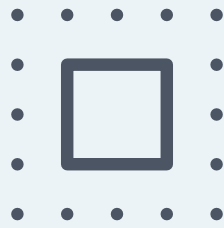


 Bedrooms **1**
 Bathrooms **1**
 Internal **70m²**
 Patio **24m²**

EVO X 90



 Bedrooms **1**
 Bathrooms **1**
 Internal **90m²**
 Patio **24m²**

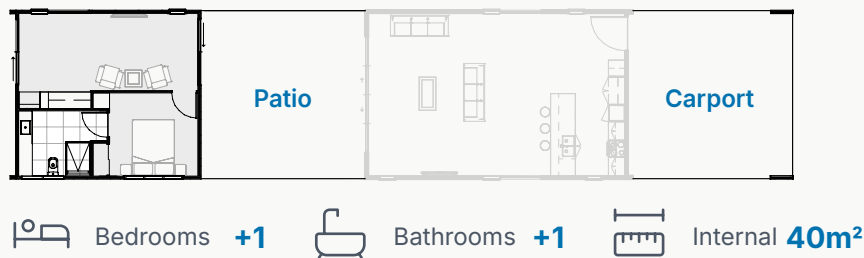


Choose your Extension

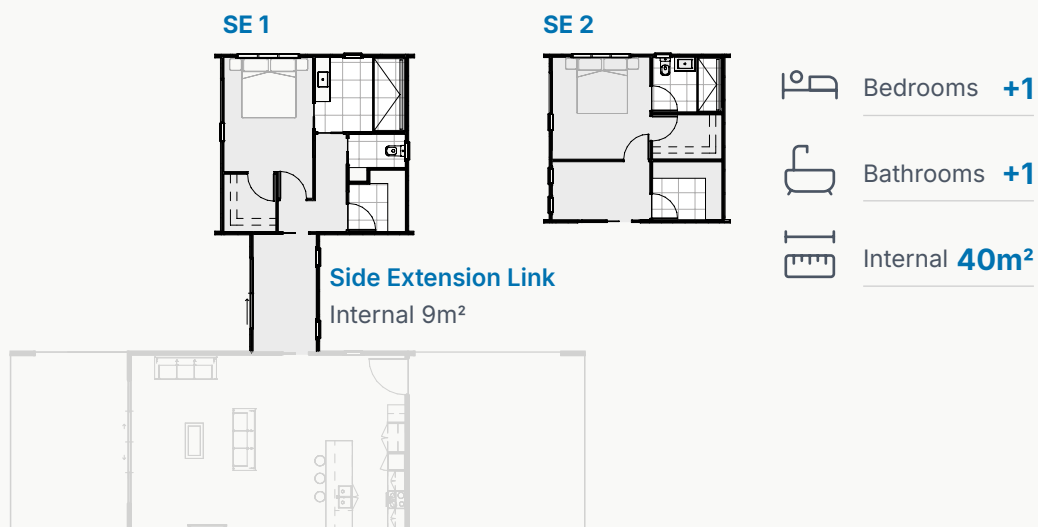
**Each base design can be extended through
one of 5 extension modules; linking either
through a patio on the end or a side extension
passage.**

Length/Side Extensions

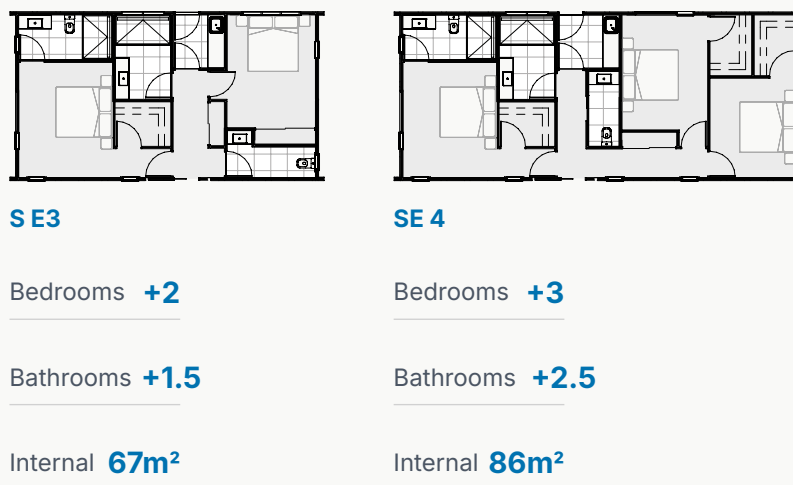
LE 1



SE 1/2



SE 3/4



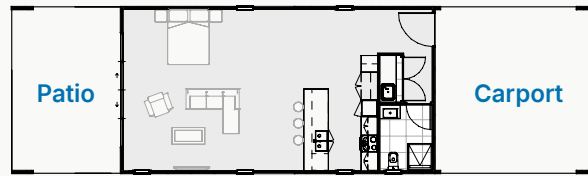
Choose larger modules for even more living space!



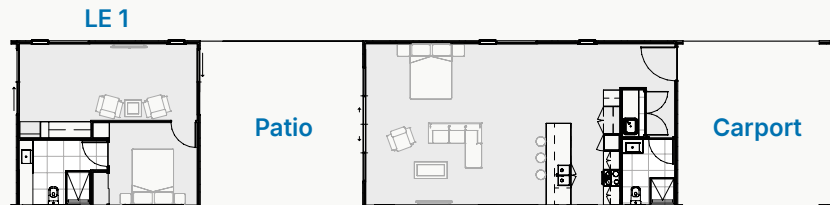
What's Possible?

**Whether you're creating your first home, a
guest retreat, or a growing family space, your
EVO X home adapts with ease.**

EVO X 70 with Carport



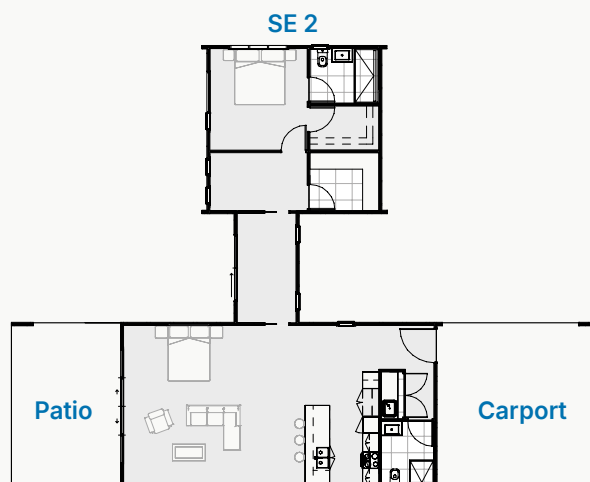
EVO X 70 with LE 1 and Carport



EVO X 70 with SE 1



EVO X 70 with SE 2 and Carport



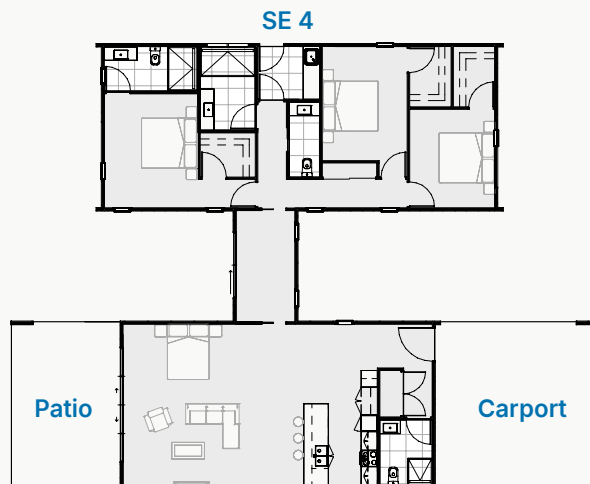
EVO X 70

with SE 3



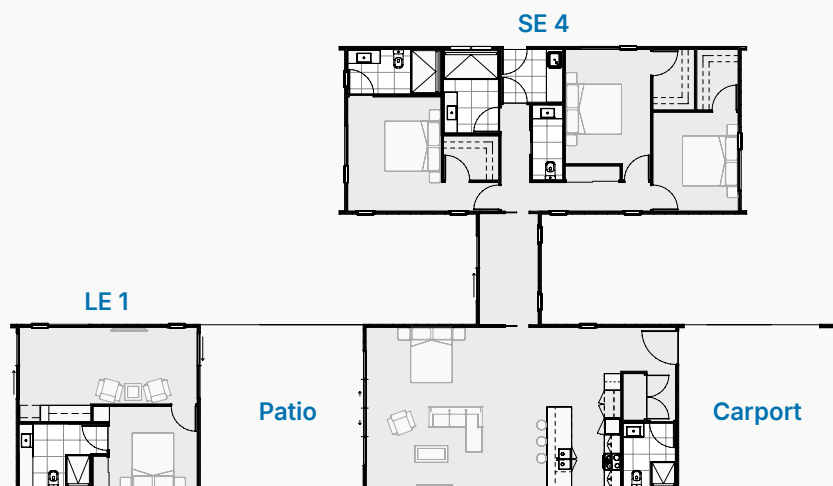
EVO X 70

with SE 4
and Carport



EVO X 70

with LE 1, SE 4
and Carport



EVO X

Images & Renders are indicative only



**From the first foundation to your family's forever,
EVO X makes space for change without compromise.**

Design your new home with any combination of
Base Model, Extension & Patio.

Interior Inclusions

01



04



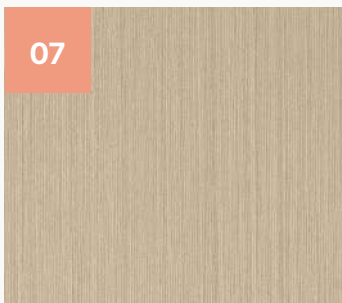
05



06



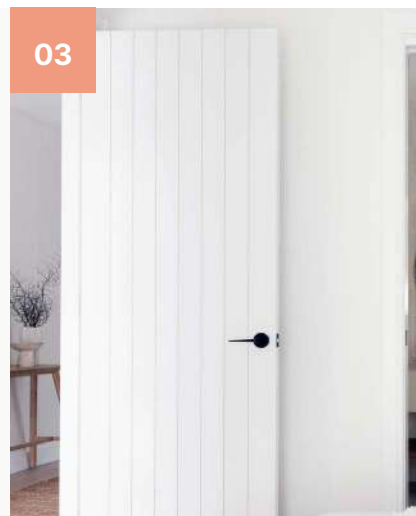
07



08



03



09



10



01. Benchtops

Stone Ambassador - Essentials Range*

02. Flooring

Glue Down - Godfrey Hirst - Regent 1500*

03. Door

Hume Doors - Accent Door - HAG 11

04. Mirrors

Pill Shaped Frameless Mirror - or as per building design.

05. Paint

Lexicon Qt*

* Colour specified during Colour Consultation

02. Door Handles

Passage Handle Woolwich (L18)*

07. Vanity cupboards

Laminex*

08. Tiled Splashbacks

Whoosh*

09. Tapware

Spin gooseneck*

10. Appliances

Westinghouse appliances

* Colour specified during Colour Consultation

Exterior Inclusions

01



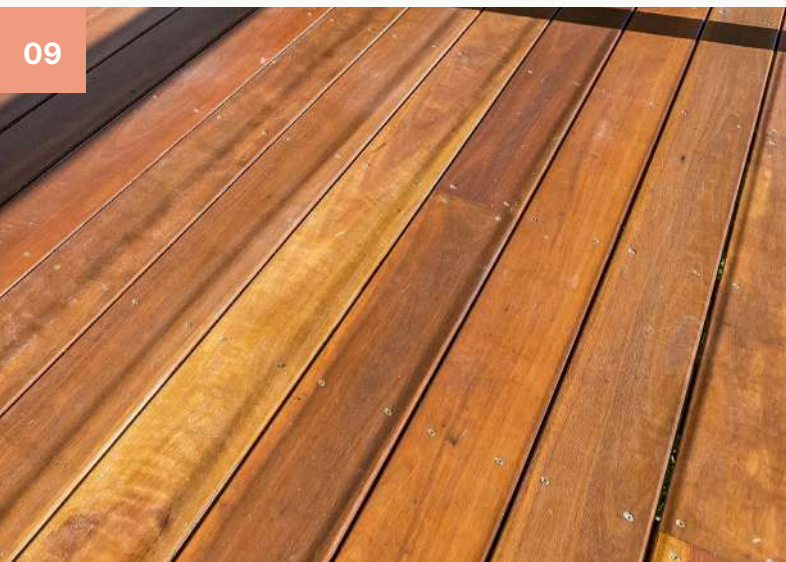
04



05



09



01. Wall Cladding

Colorbond Wall Cladding - Corro or Trimdek*

02. Feature Cladding

Weathertex*

03. Roof Sheeting

Colorbond Roof Sheets*

04. Gutters

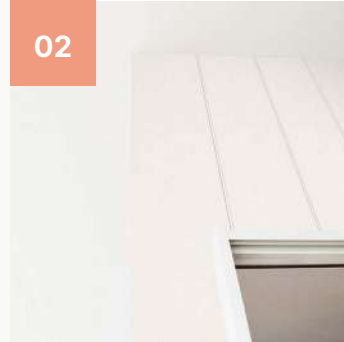
150 HiFront Quad Colorbond Gutter*

05. Fascia

Colorbond Fascia*

*Colour and profile options specified during Colour Consultation

02



03



06



07



08



06. Entry Door Handle

Handle House Woolwich*

07. Aluminium Doors and Windows

Gjames windows and doors*

08. Handles

Gjames windows and doors*

09. Decking

140mm Merbau

*Colour specified during Colour Consultation

Testimonials

“

An amazingly skilled team & very patient with all my questions. When Loveable Larry the concreter, Isaac and I pegged out the house, I knew TSH were the builders for me. My obsession for a solar passive house was achieved with precisely solar north orientation, resulting in a comfortable home, excellent air flow, no aircon.

Sylvia Hood
Coolabine

”



“

It's rare to find a company that excels in both craftsmanship and customer service, but TSH achieves just that.

Gayle Welch
Sandy Creek

”

“

The Shed House crew were excellent to deal with. We had a concept of what we wanted and they worked with us to bring our custom build to life. We had them manage the project until the lock up stage and then we took over the rest of the build under Owner builder license.

Ella Asher
Doonan

”



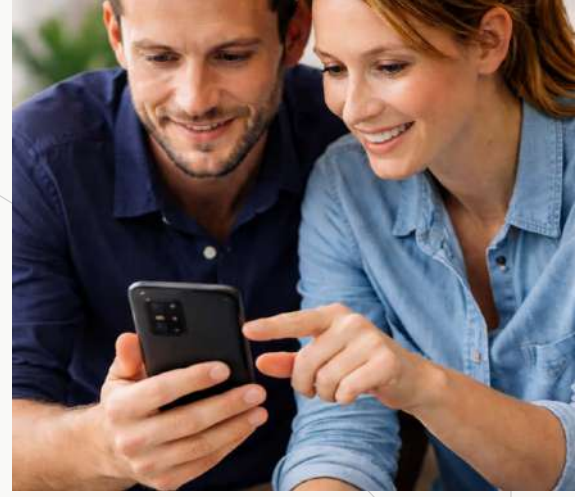
“

The Shed House built us an amazing Pool House that we also use for an office and accommodation for guests. We are really happy with the result. The team was really easy to work with and the builders were all great. 100% recommend The Shed House - its been the perfect addition to our home.

Jeremy Wood
Sunrise Beach

”

Our Service Guarantee to You



Process

Building made easy. With our step-by-step process you will always know where your project is up to, and what's next!



Energetic and Knowledgeable Team

Our team are passionate about making your building journey an enjoyable one.



Personalised Service

We know your requirements are unique, so we tailor our service to suit your needs!



Fixed Price Contracts

You get peace of mind knowing your project cost is locked in with no hidden fees or surprises!



Value

Elevate your build and your property with our premium quality inclusions - standard in every project.

Plus all the little things...

- ✓ A clean, tidy, and safe construction site every day.
- ✓ Polite and respectful tradespeople who treat your home with care.
- ✓ Efficient construction, delivered on time.
- ✓ Every home built with care and attention to detail.

Meet the Team



Kelly

Director / Account Manager



Jason

General Manager

Our vision...

At The Shed House, we believe it's the little things that make the building journey an enjoyable one for our clients.



Kirsty

Detailer



Isaac

Sales Manager



Jeremy

Nut & Bolt Extraordinaire



Adam

Designer



Briana

Interior Designer



Peter

Construction Supervisor



Troy

Leading Hand



Luke

Leading Hand



Jason

Senior Carpenter



Paul

Senior Carpenter



Lapo

Carpenter



Dave

Junior Carpenter



Matt

Junior Carpenter



Lachie

Apprentice Carpenter

Kit, Lock Up or Turn Key

Item	Lock Up Kit	Lock Up Build	Turn Key Build
Preliminaries			
Design and Engineering Package*	Included	Included	Included
Building and Plumbing approval	-	-	Included
Base - Slab Specific			
Under slab plumbing and electrical	-	-	Included ▲
Concrete Slab	-	Included ▲	Included ▲
Base - Floor System Specific			
Steel floor system with SHS posts - 1m high	Included △	Included ▲	Included ▲
Frame			
Prefabricated 90mm TrueCore steel wall frames - N3 wind rating	Included △	Included ▲	Included ▲
High raked ceilings (Design dependant) *	Included △	Included ▲	Included ▲
Roof			
Colorbond Roof sheeting, fascia and gutter	Included △	Included ▲	Included ▲
Roof blanket insulation R1.3	Included △	Included ▲	Included ▲
Insulated panel roofing - patio roofs	Included △	Included ▲	Included ▲
Exterior			
G.James windows and doors	Included △	Included ▲	Included ▲
Fly screens for G.James windows and doors	Included △	Included ▲	Included ▲
Colorbond wall cladding	Included △	Included ▲	Included ▲
WeatherTex - Weathergroove cladding	Included △	Included ▲	Included ▲
Timber trims and flashings	Included △	Included ▲	Included ▲
Plumbing and electrical	-	-	Included ▲
Painting	-	-	Included ▲
Decks			
Decking boards	-	-	Included ▲
Wire balustrade with timber handrail	-	-	Included ▲
Stairs with treads and handrail	-	-	Included ▲
Internal (Refer to inclusions brochure for full specification)			
Interior finishes	-	-	Included ▲
Interior painting	-	-	Included ▲

* **Design and Engineering Package** - We allow for a site specific site plan to establish your chosen design on your property. Custom design packages will be assessed and priced individually. **Site reports** - as all sites have different requirements we will provide a full list and costs of required reports for all our turn key projects. Kit and lock up projects will be required to arrange their own reports.

* High raked ceilings are design dependant

Where do we build?

Please enquire with our team to see if you are in either service region. All other areas by application.



Green Zone

Within our regular service area.



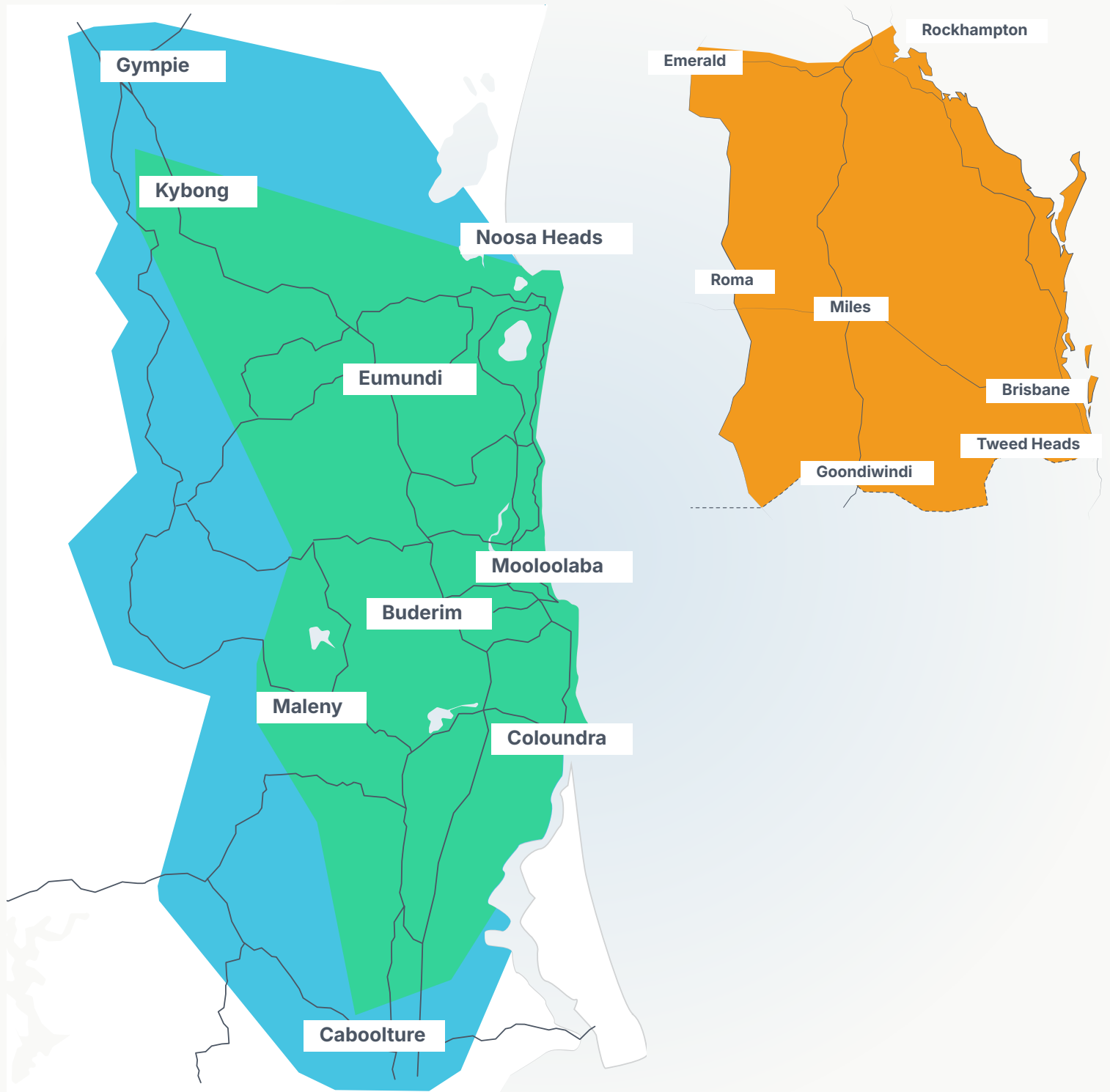
Blue Zone

May incur additional travel fees.

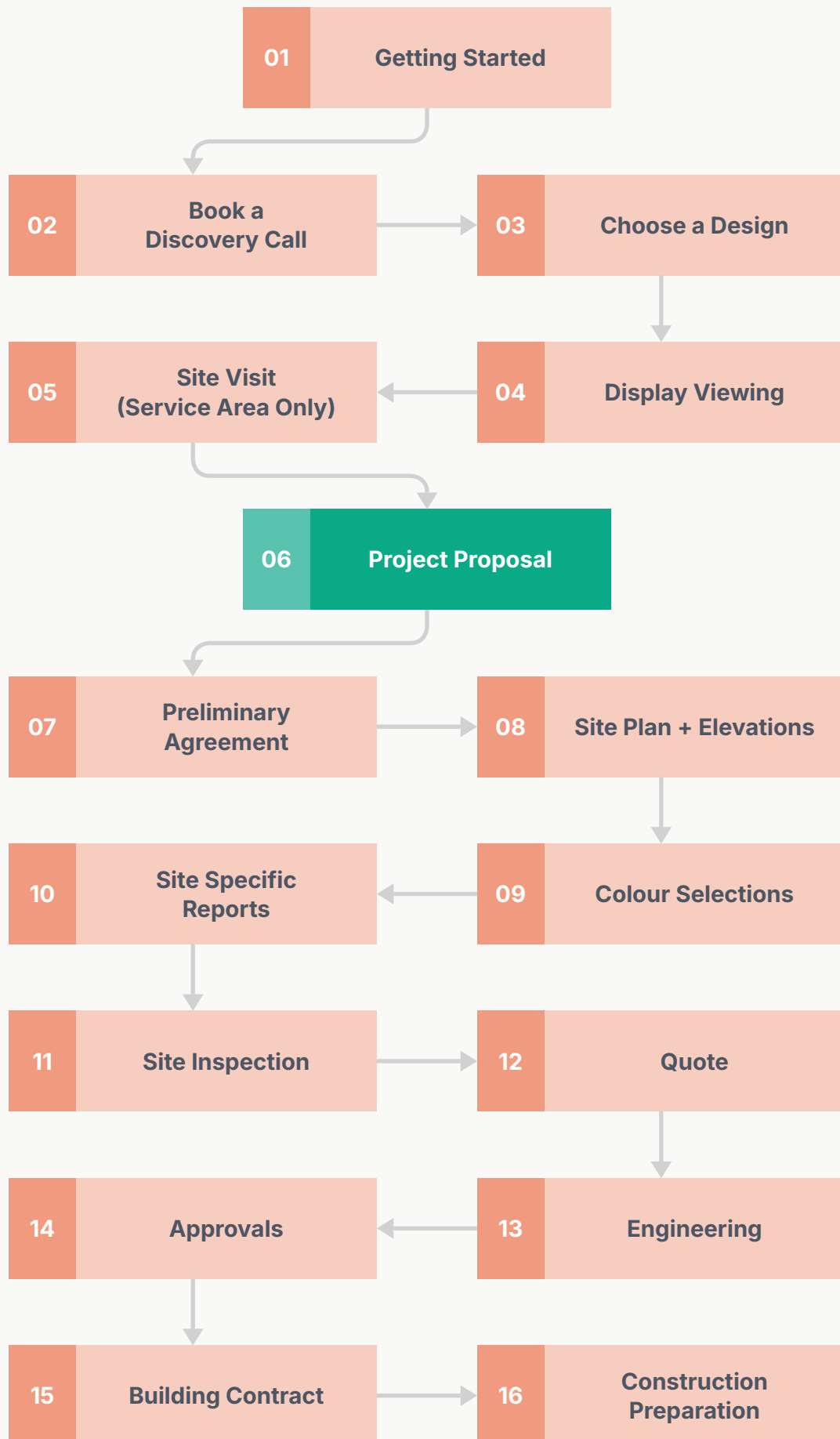


Orange Zone

Kit supply service area.



Our Process



Any questions?

Contact Isaac on [0487 256 061](tel:0487256061)
or email isaac@theshedhouse.com.au
to discuss your new project.

Key things to remember

01 Concrete Slab or Suspended Floor

All of our designs can be built on either a concrete slab (flat sites) or suspended floor foundation (sloping sites). Our experienced team will help you determine the most appropriate foundation for your site and budget. changes with our designer to best design a home that suits your needs and site requirements.

02 Kit, Lock Up or Turn Key

We offer Kit, Lock Up or Turn Key Building Solutions for your new project. Our Turn Key package includes Design, Soil Test, Energy Efficiency, Engineering, Council Approvals & Construction. A full list of the inclusions for each package is available toward the end of this document.

03 Base Estimates & Site Specific Costs

Our estimates are based on our standard range of inclusions and do not include any site specific costs such as Waste Systems, Water Tanks, Scaffolding or Service Connections. These costs are quoted relative to your design.

04 Custom Designs

Our concept plans are intended to help guide you with pricing and establish a base design for your new home. Your design package includes 3 full rounds of changes with our designer to best design a home that suits your needs and site requirements.

05 Material Selections

You are in complete control of how your new building is finished. Choose from a full range of internal and external material selections. Whether it's cabinetry or cladding, you have the freedom to choose a style that suits you. And No, you don't HAVE to have steel cladding.

06 Disability Access

As is required for all new homes in QLD as of 2024, the disability access requirements for your dwelling will be assessed on a site by site basis.

07 Display House

Our 90m2 Granny Flat (Ilkley 90) is available for inspection by appointment. Contact our team to arrange your inspection today.

08 Site Visits

After inspection of the Display Home, for serious enquiries we offer an obligation free site consultation to prepare your Preliminary Proposal.



Price List - July 2026

All price estimates are based on our standard range of inclusions and do not include any site specific items. This includes items such as water tanks, waste systems, service connections & scaffolding. All of our EVO X designs are built on a **Concrete Slab Foundation**.

Design	Kit	Lock Up	Turn Key
BASE (ENCLOSED AREA)			
EVO X 60	\$68,000	\$115,000	\$200,000
EVO X 70	\$74,000	\$127,000	\$255,000
EVO X 90	\$90,000	\$155,000	\$299,000
EXTENSIONS			
SE 1	\$37,000	\$73,000	\$145,000
SE 2	\$37,000	\$73,000	\$141,000
SE 3	\$63,000	\$114,000	\$245,000
SE 4	\$78,000	\$141,000	\$290,000
LE 1	\$57,000	\$93,000	\$165,000
Link	\$23,000	\$35,000	\$40,000
PATIO			
Patio 24m2	\$9,500	\$18,000	\$23,000
Large patio 36m2	\$15,000	\$27,000	\$35,000
Carport 36m2	\$15,000	\$27,000	\$35,000

Extension prices are based on it being built at the time of the base design. If they are done later on extra fees will apply. Prices do not include Prelim 1 fees.



Build with Confidence, Locally

We are a family-owned and operated business on the Sunshine Coast. Our local team of professionals delivers expert advice and quality workmanship on every home.

We take pride in creating unique living solutions tailored to your lifestyle. Contact us to see how our family can help find the right home for yours.

For all enquiries:



PHONE: 0487 256 061



EMAIL: enquiries@theshedhouse.com.au



Let's create your dream EVO X today