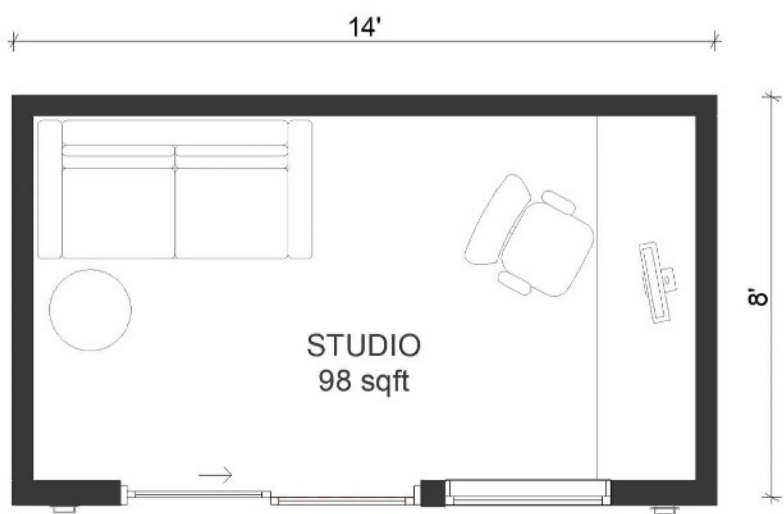
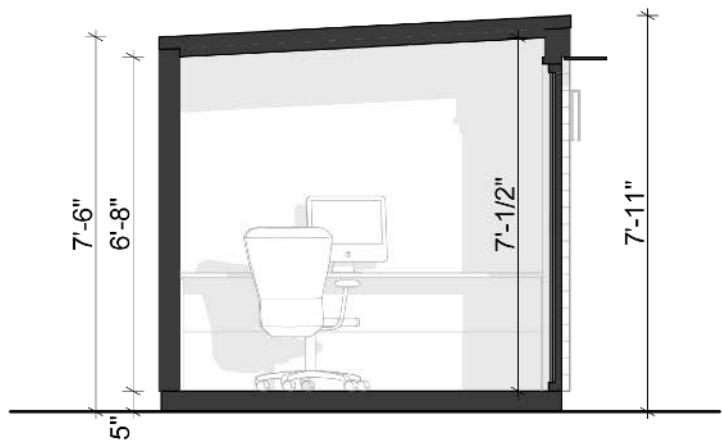




Floor plan



Section



Specifically crafted for areas with height restrictions, the Lombard model showcases a clean design with a front-facing view that enhances any property. Lombard is an ideal solution for maximizing space while adhering to local regulations.

Its minimalist aesthetics ensure it seamlessly integrates into any environment, providing a comfortable and modern workspace.

	Interior	Exterior
Height	7'-0" max	7'-11" max
Length	13'-4"	14'-0"
Depth	7'-4"	8'-0"

Min space for structure : 17'-0" x 11'-0"

Exterior upgrade



Standard Operable Manual or Solar Powered Skylight

24"x46" (or custom size) curb mounted skylight



Mini Split

Heating and Cooling.
12k Ductless Heat Pump Split System with Wifi Thermostat



Hardline Electrical Connection

18" deep trench with connection to the main electrical panel

Interior upgrades



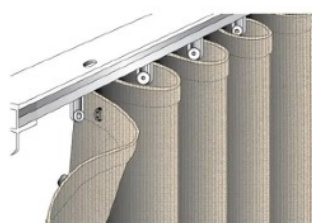
TV Mount with Outlet

Flat screen mount with double outlet behind it



Wall Mounted Heater

Hardwired Electric Panel Wall Heater - 500 Watts



Drapes

Dark metal continuous rod with wave fold drapes

Structure

Foundation	Concrete pier foundation
Floor	Pressure treated joists with R12 rigid insulation
Walls	2x4 LVL studs with R13 fiberglass insulation
Roof	2x6 LVL rafters with R19 fiberglass insulation
Windows	Fiberglass window, double pane tempered Low E glass
Door	Fiberglass single slider, double pane tempered Low E glass

Exterior finishes

Back and side	Black corrugated metal
Front and side	Red cedar rainscreen system (color options available)
Roofing	Peel and stick roll roofing. Grey color

Interior finishes

Floor	Laminate flooring (color options available)
Walls and ceiling	Sheetrock, painted white with premium paint
Baseboard and trims	Wood painted dark grey

Technical

Inside lighting	Can lights in the ceiling, dimmable
Exterior lighting	Surface mounted sconce lights or can lights, depending on the model
Interior outlets	Three outlets included (four outlets for MAX models)
Exterior outlet	One exterior outlet next to the breaker box
Electrical wiring inside	Two lines of 20amp wiring
Breaker box	Exterior rated 60amp breaker box

*Subject to change without notice. Contact Wellmade for most current product information. Holds 5-year limited warranty if installed by Wellmade. Designed to be compliant with most local authorities without the need for permit, however some jurisdictions may require permits and compliance is the responsibility of the homeowner. Shed is ready to be operable by means of an extension cord. Electrical box tie-in provided standard in the event that the homeowner chooses to add a dedicated hardline connection.

Step 1 – Introductory Call and Virtual Site Visit

After an introductory call with our team, we'll do a Virtual Site Visit to verify your site conditions, talk about placement of the Shed onsite and discuss any logistical considerations.

Step 2 – Customizations and Upgrades

After the Virtual Site Visit, we'll update your quote with any necessary adjustments as well as requested upgrades. Throughout this process, we'll work together to make your Shed exactly the way you want it. Once we get your approval, we'll send a final quote and contract.

Step 3 – Contract signed

The final quote and contract is fixed and you won't see any change orders from us. You can rest assured that the price of the contract is the price you pay. As soon as the contract is signed, we will get you on the installation schedule.

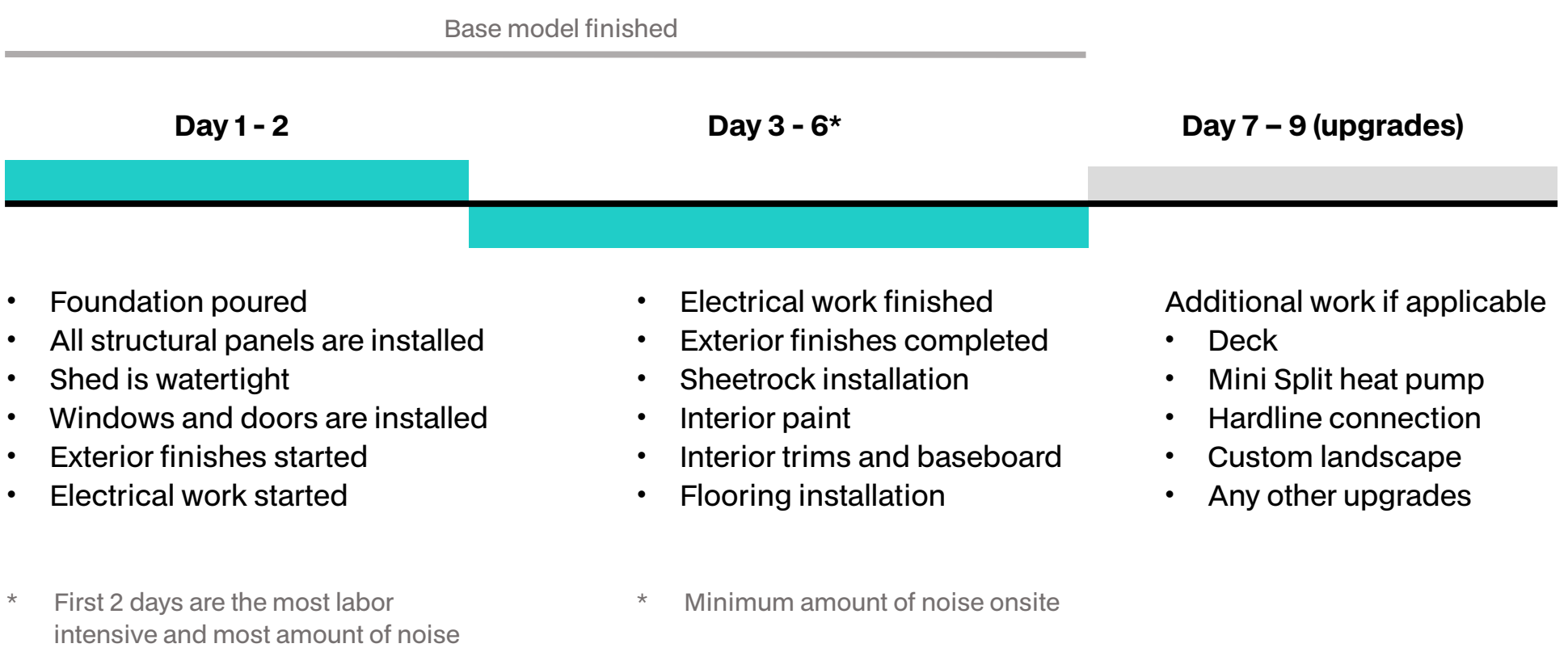
Step 4 – Spec Sheet and Fabrication

Prior to fabricating your Shed, we'll send you a final spec sheet for your approval. This will also be where you select cedar stain color, floor color, skylight location, and any other details in preparation for fabrication. We'll also introduce you to your Project Manager that will be your primary point of contact throughout the project.

Step 5 – Installation

We'll handle everything we agreed to on the final quote and contract. You won't need to worry about subcontractors, project management, or any other hassles that come from traditional construction projects.

Onsite installation timeline



*Installation timeline increases for MAX models