

# Living House

**A low cost, fast build,  
climate positive house  
designed by RTA Studio**







# A warm, healthy home built with cross-laminated timber in six weeks\*

## ■ A better way to build

The Living House is an 85m<sup>2</sup> gable-roofed home with three right-sized bedrooms, a generous central kitchen-living volume and a large laundry-bathroom.

The innovative building system combines home grown architectural IP with advanced timber engineering, transforming traditional building into streamlined assembly. The modular flatpack system consists of 36 cross-laminated timber modules, delivered to site on a single truck. Each house is designed to be assembled by 2–3 people in six weeks or less, significantly speeding up construction – saving time, money and resources.

## ■ Who designed it – and why?

The Living House was designed by RTA Studio, one of Aotearoa's leading architecture practices. It began as a research project seeking solutions for the housing crisis, the cost-of-living crisis and the climate crisis.

- ① **\$335,000\***
- ② **3 Bedrooms**
- ③ **85m<sup>2</sup> Floor**
- ④ **36 Modules**

\*Estimates based on our pilot project in Rotorua, March 2025.

# Light, generous, warm, cheerful homes

## ■ The benefits

**Minimum cost.** A more affordable path to home ownership. Ideal for new subdivisions, community housing providers, papakāinga housing, secondary dwellings and home buyers looking for a more accessible option.

**Speed.** Fast to build means quick to occupy. On our Rotorua pilot, wall and roof modules were up just two weeks after the timber foundations went in.

**Scale.** This is a streamlined system designed to scale. Build one quickly, or talk to us about ways to build a neighbourhood in months not years.

**Climate positive.** A low-cost benchmark for low-carbon living. Carbon modelling shows a carbon balance of -12,056 kgCO<sub>2</sub>e, meaning the CO<sub>2</sub>e stored in materials and reduced through exporting clean energy outweighs the building's total lifecycle emissions.

**Cost transparency.** The Rotorua pilot project cost \$335,000, excluding land and including GST. This includes solar solutions and a fully fitted kitchen with Haier oven, cooktop and ventilation. Terms pre-negotiated with our leading supply partners provide greater cost transparency.

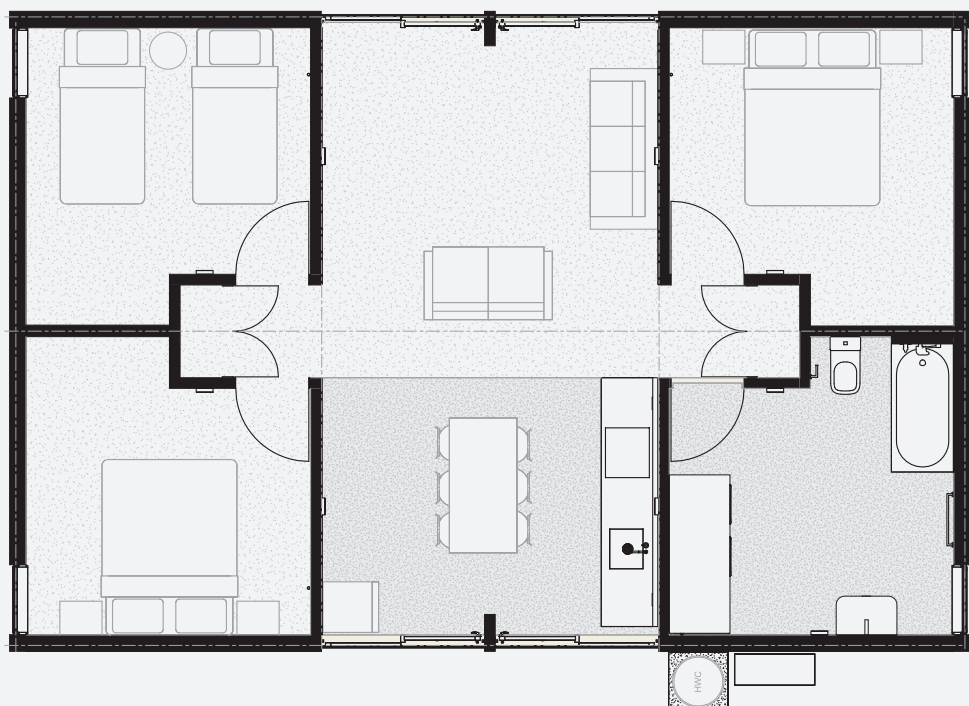
**Code compliant.** From June 2025, Living House plans will come with a MultiProof Consent, which means the plans comply with the Building Code and the design doesn't need to be assessed by a Building Consent Authority (BCA) each time it's proposed for a new site. You will still need a building consent for your site.

**Comfort.** The Living House is designed for wellbeing as well as affordability. It is efficient to heat and cool, easy to ventilate, is made from low-maintenance cross-laminated timber and has generous glazing to bring light into the living and kitchen area.

## ■ Any downsides?

Costs, consent and construction are streamlined with standardised structural modules. This means the pre-consented plans can't be altered, so no moving walls or adding windows. The kitchen module is fixed and the bath and vanity stay where they are.

You can personalise your home by selecting one of five interior and ten exterior colour schemes. You can paint or stain the walls, add cabinets to the bedroom cavities or bathroom-laundry, or add decks and gardens.



Total floorplan 85m<sup>2</sup>  
Bedrooms 11.9m<sup>2</sup>  
Kitchen and livingroom 28.3m<sup>2</sup>  
With 4m stud height







## Our partners

Living House enjoys the support of the following industry leaders:

**RTA Studio.** An award-winning New Zealand architecture practice designing public buildings, homes, schools and commercial buildings.

**Red Stag TimberLab.** A Rotorua-based innovator in precision-engineered timber.

**Fisher & Paykel Home Solutions.** A green technology specialist leading a new era in home energy generation and management.

**The Lever Room.** A leading science-based sustainability and carbon impact advisory.

**Metalcraft NZ.** A leading supplier of high-quality roll-formed steel roofing, cladding and rainwater solutions.

**APL.** An advanced window and door systems manufacturer, supplying trusted brands like Altherm, First and Vantage.

Follow us to see detailed construction costs, information on the building process, and Living House colour options.

Website: [livinghouse.nz](https://livinghouse.nz)  
Instagram: [@livinghouse.nz](https://www.instagram.com/livinghouse.nz)