



SCHOOLS

NURSERIES

KINDERGARTENS

# Modular educational buildings

# Unibep's Group business area



Building construction  
**UNIBEP SA**



Energy and industrial  
construction  
**UNIBEP SA**



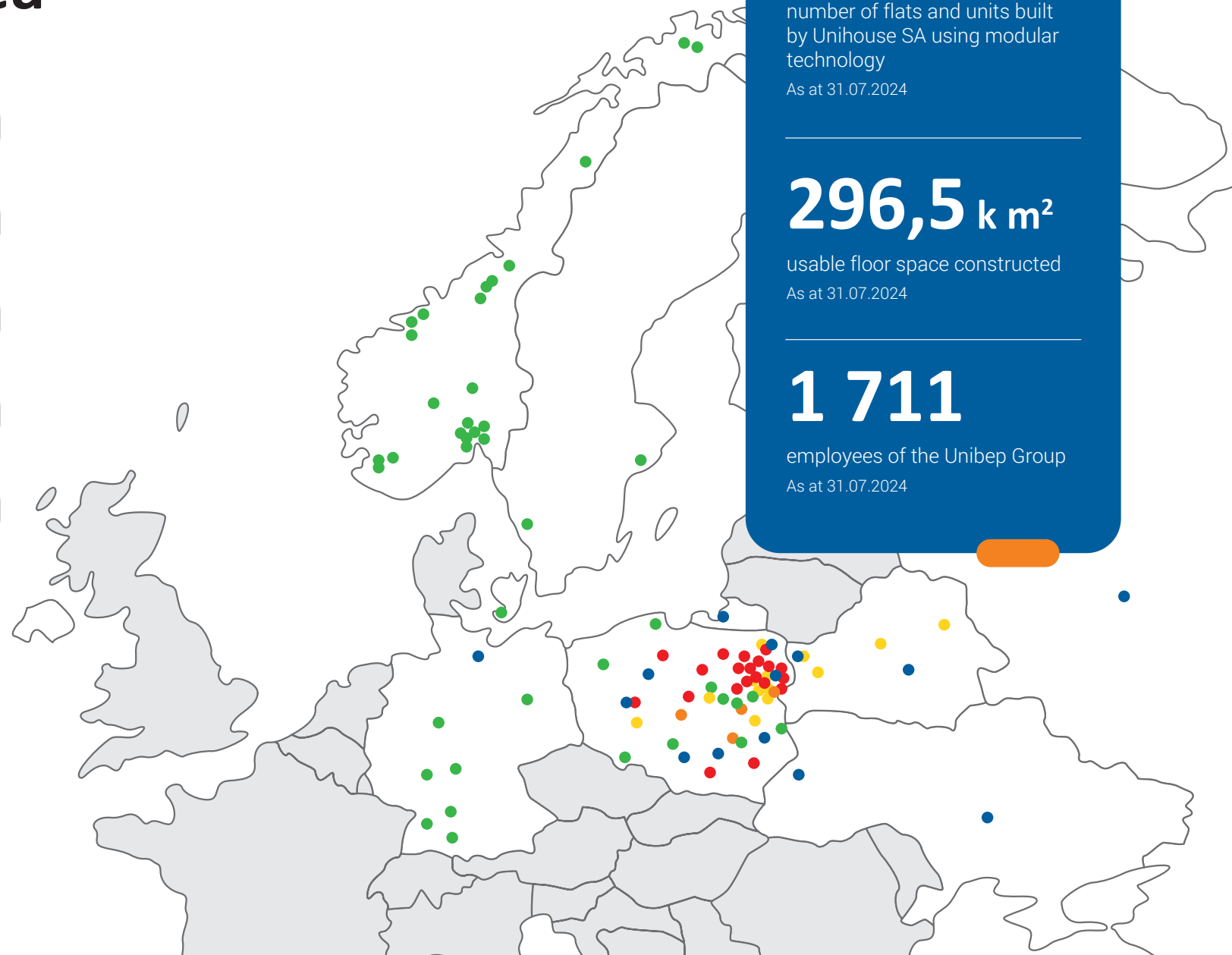
Infrastructure  
**UNIBEP SA**



Development activities  
**UNIDEVELOPMENT SA**



Modular construction  
**UNIHOUSE SA**



**4 960**

number of flats and units built  
by Unihouse SA using modular  
technology

As at 31.07.2024

**296,5 k m<sup>2</sup>**

usable floor space constructed

As at 31.07.2024

**1 711**

employees of the Unibep Group

As at 31.07.2024

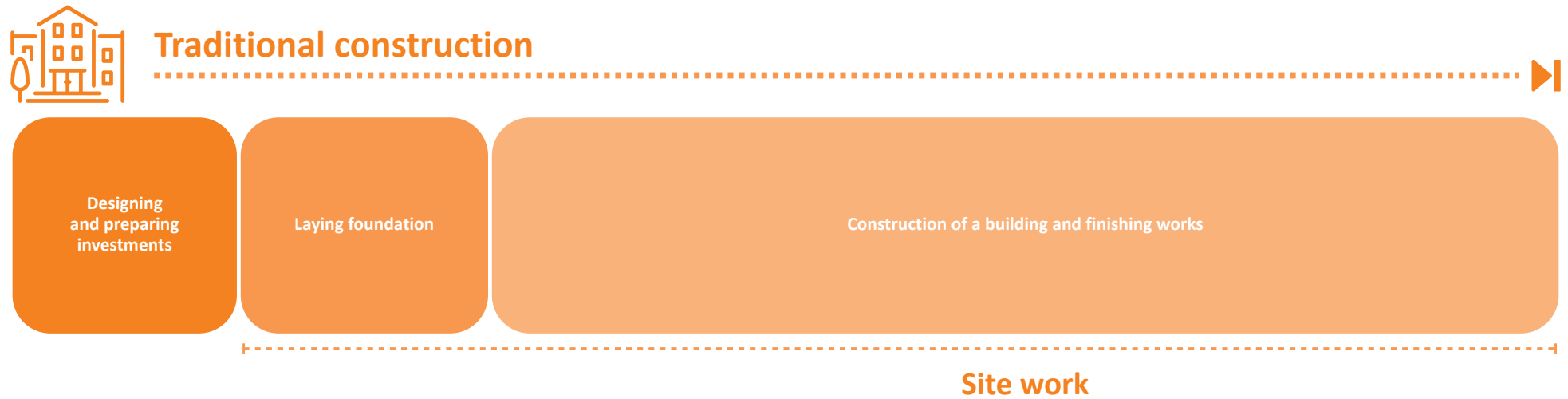
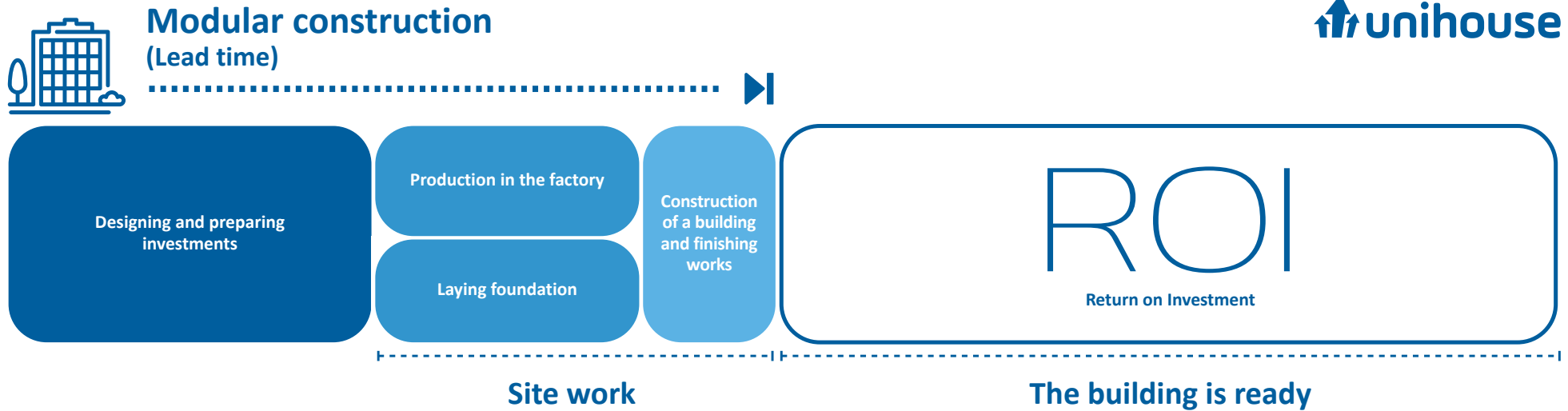
# About us

Unihouse is part of the Unibep Group, which has been on the market for over 70 years and is one of the largest construction groups in Poland. Unihouse is not only a manufacturer of wooden modules, but also a general contractor of multi-storey buildings such as hotels, dormitories, residential buildings, educational institutions or senior citizens' facilities.

We take care of the construction projects - we design, manufacture and build our customers' visions. Unihouse timber modules are mainly made of natural, environmentally neutral materials, ensuring safety and high comfort. We take the issue of ecology very seriously, focusing on ESG aspects in line with the strategy of the entire Unibep Group.

The Unihouse SA team





# Benefits and features of prefabricated natural building



## SPEED

Reduction of lead time by at least 50%



## ENERGY EFFICIENCY

Lower operating costs for a modular building



## HIGH DEGREE OF PREFABRICATION

We supply turnkey modules



## EFFICIENT TRANSPORT AND ASSEMBLY

Assembly of a complete building takes several days



## RELIABILITY

Repetitive production and independence from weather influences



## HIGH QUALITY

The modules are manufactured with precision under the strict supervision of factory quality control



## SUSTAINABILITY

For generations and high utility comfort



## ACOUSTIC

Double inter-module partitions filled with wool provide high acoustic comfort confirmed by tests



## THERMAL INSULATION

Thermal transmittance of partitions lower than what is required by WT2021



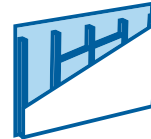
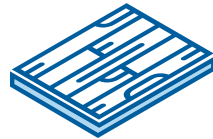
## FIRE RESISTANCE

Confirmed by ITB fire classification up to REI120

# Implementation stages

DESIGN

PRODUCTION



1

2

3

4

## Design in BIM

We have our own multidisciplinary design teams and put great emphasis on the high quality of project documentation - we design in BIM technology, – which guarantees a better production process and avoidance of potential conflicts.

## Floor/ceiling production

All possible installations that are necessary for the daily use of the rooms are installed in the floors and ceilings right away.

## Wall production

For the most part, this is an automatic process - the wooden elements are cut to size according to the design, then they are nailed together on a special production "table" and the subsequent wall layers are mounted according to the design - and the holes for the installations are cut out. The interior of the walls is filled with mineral wool according to the acoustic and fire requirements.

## Module assembly

Once the floors, walls and ceilings have been manufactured separately, the module is assembled. Everything is done according to a detailed design for each module, which is part of a larger whole. Multi-specialist technicians perform the necessary installations: electricity, ventilation, heating, doors, windows and other necessary equipment.

## PRODUCTION

## CONSTRUCTION



5

### Finishing work

Once all the installations have been performed, it is time for the finishing work. Walls, ceilings and floors are finished in accordance with the design. The type of materials and colours used are tailored to the client - they depend only on the Investor's idea and budget.



6

### Equipment

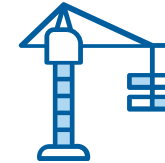
The modules can be supplied fully equipped with sanitary appliances, fittings, furniture, movable furniture, full kitchen equipment, etc. The range depends on the Investor's needs and preferences.



7

### Transport of finished modules

The assembled and equipped modules are then being transported to the construction site by truck and, if necessary, by ship.



8

### Assembly of buildings on site

When the modules arrive at the construction site, they are directly placed on top of one another using a crane and connected together to form the building structure.



9

### Final result

The modules are placed and integrated and the buildings are delivered turnkey.

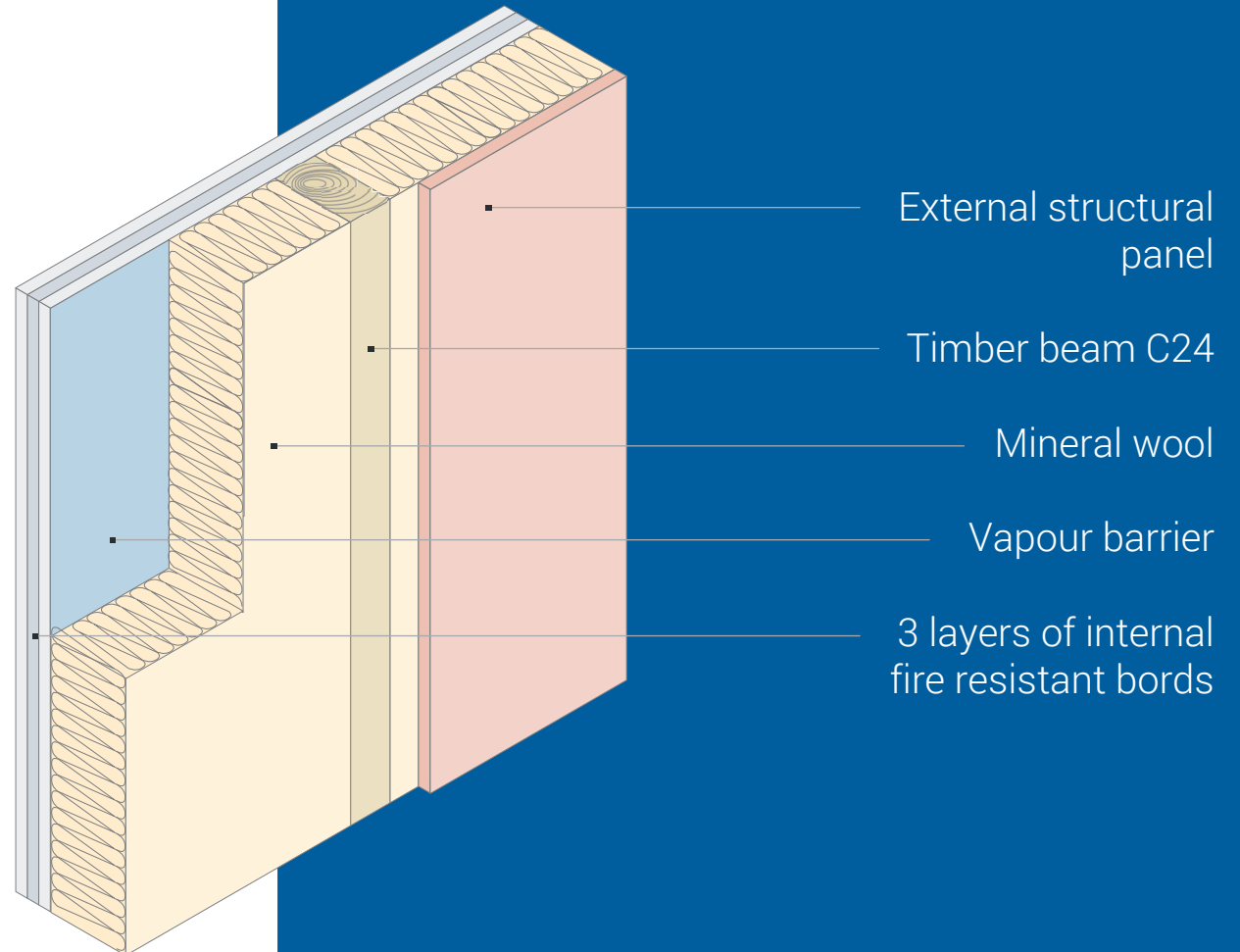
# Fire resistance

Fire resistance classification **REI 90 (120)\***.  
Fire classification issued by ITB.



A load-bearing wall in timber frame construction, filled with mineral wool, with a cladding of outer construction panels and inner fire-resistant boards that serve as a partition in the event of a fire.

\*Modular partition walls





# Certifications and approvals



European Technical Approval  
**ETA- 15 /0241**

European Technical Approval Certificate of constancy of performance 0402-CPRSC0708-16



Environmental management system certificate ISO 14001:2015



Occupational health and safety management system certificate ISO 45001



ISO 9001:2015 Quality Management System certificate



Association of prefabricated building manufacturers



**BOLIGPRODUSENTENE**

Norwegian Association of Manufacturers of Housing



Norwegian Central Validation of Building Qualifications



Norwegian Technical Approvals



Unihouse product certificate of conformity with German standards



German quality mark for prefabricated timber-frame house elements

# NURSERIES



## 4 WARDS

Total area 800 m<sup>2</sup>

- Communication
- Playroom / bedroom
- Sanitary facilities
- Administration rooms
- Kitchen area
- Auxiliary rooms

# 8 WARDS

Total area 1430 m<sup>2</sup>

- Communication
- Administration rooms
- Playroom / bedroom
- Kitchen area
- Sanitary facilities
- Auxiliary rooms



# Project examples

Municipal nursery in Ciechanów  
on Prymasa Tysiąclecia Street

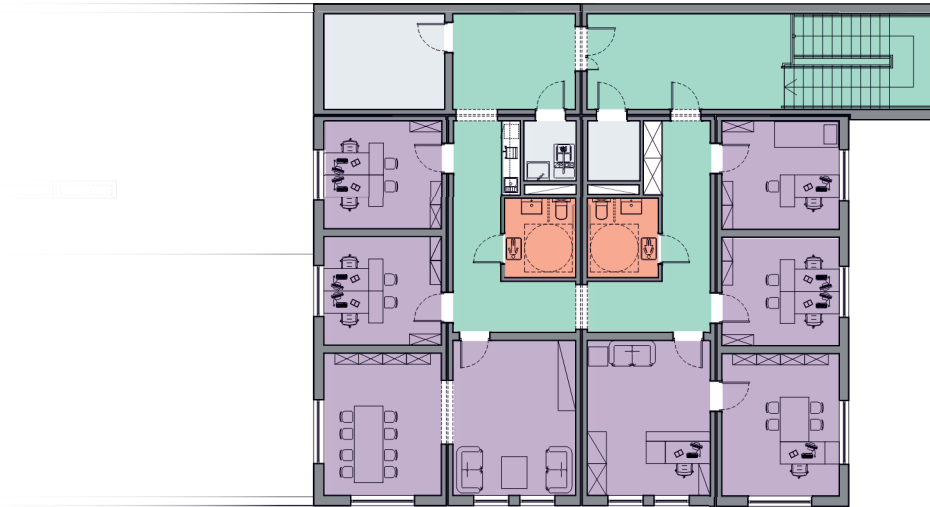


Municipal nursery in Warsaw  
on Ku rzeka Street



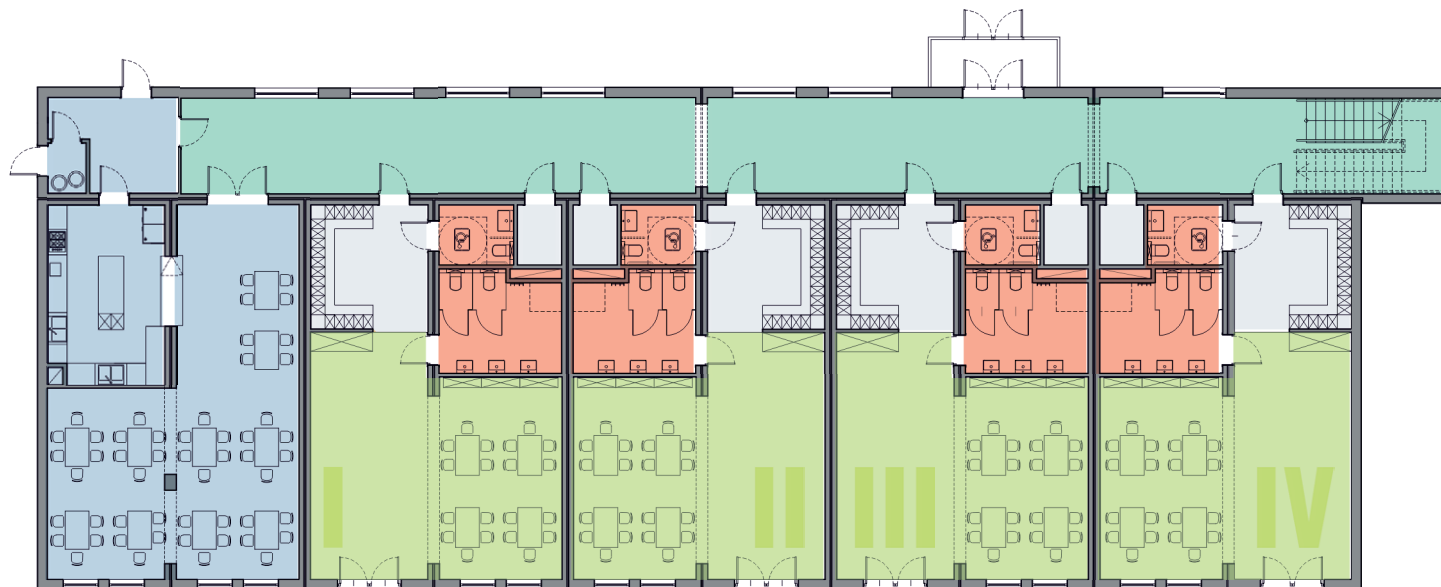
# KINDERGARTENS

- Communication
- Playroom / bedroom
- Sanitary facilities
- Administration rooms
- Kitchen area
- Auxiliary rooms



## KINDERGARTEN

First floor 210 m<sup>2</sup>  
Office area



## KINDERGARTEN

Ground floor 570 m<sup>2</sup>  
80 children + dining room

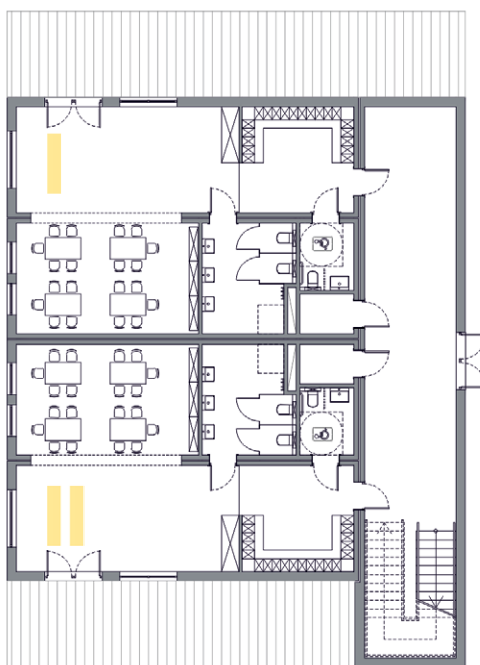
# Project examples

Hennel Street Nursery School  
in Warsaw

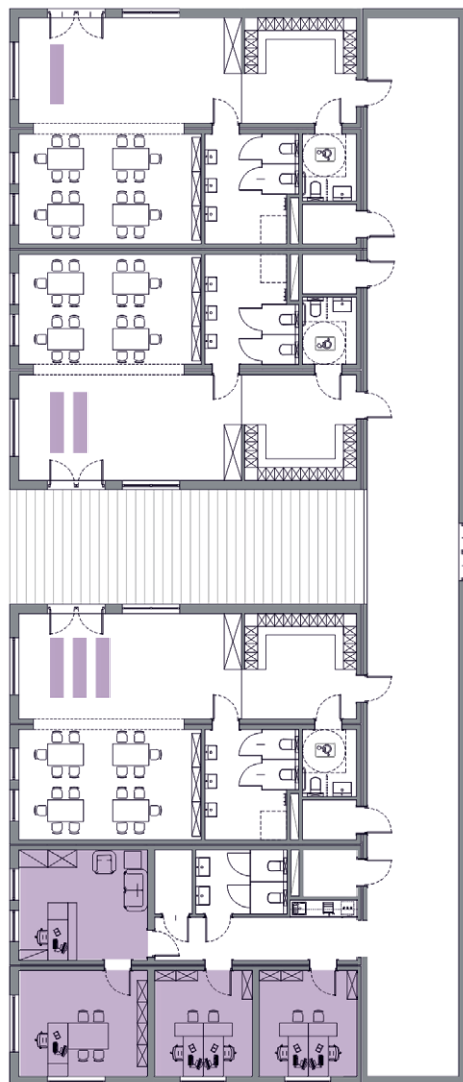


# EXPANSION

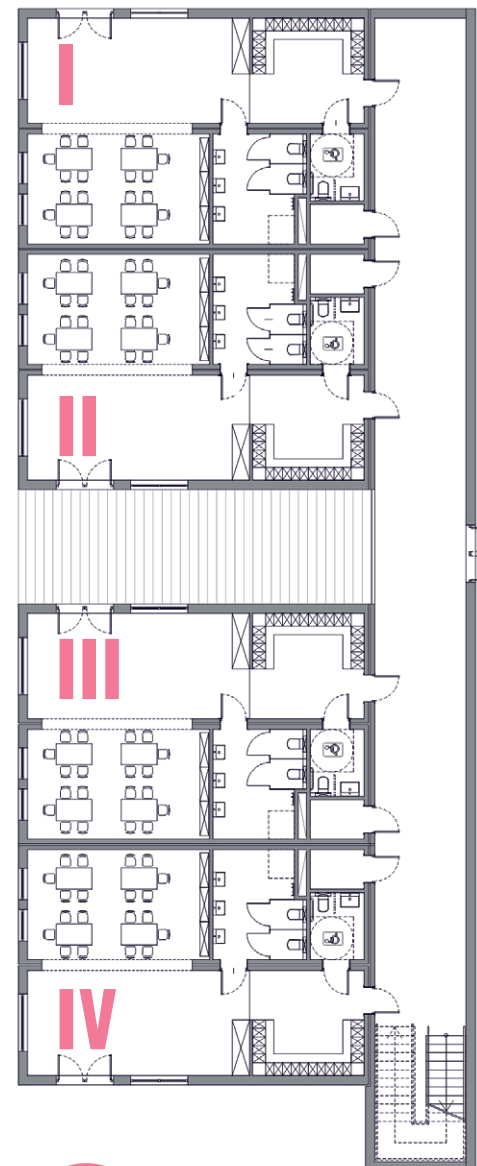
Another branch, dining room or office - it's just the matter of design, manufacture and set together additional modules.



**40** children

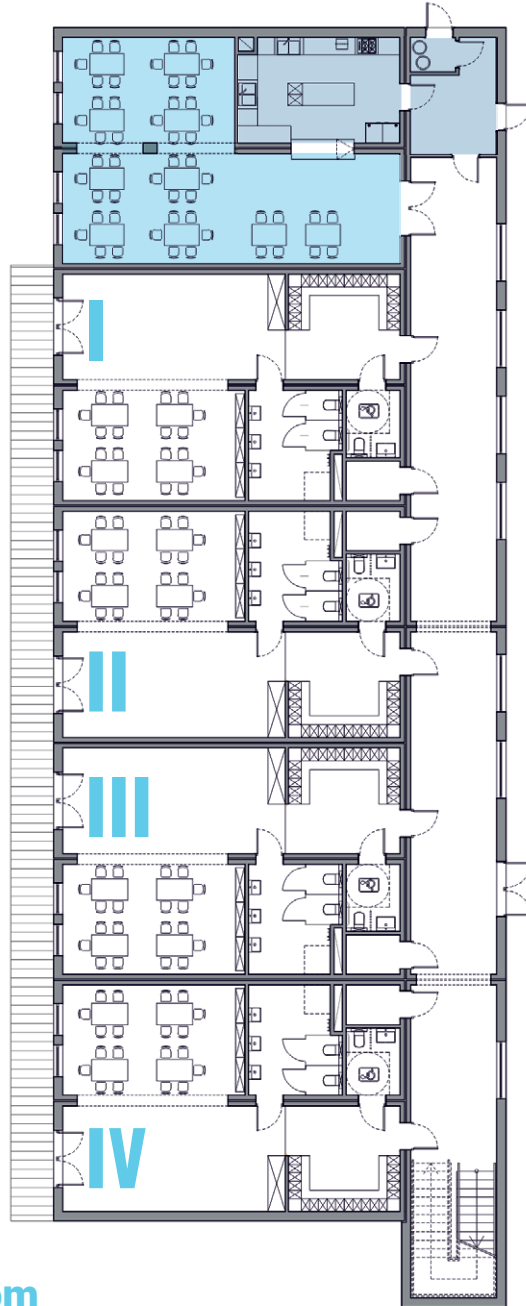


**60** children + office



**80** children





**80** children  
+ dinning room



**140** children

# SCHOOLS







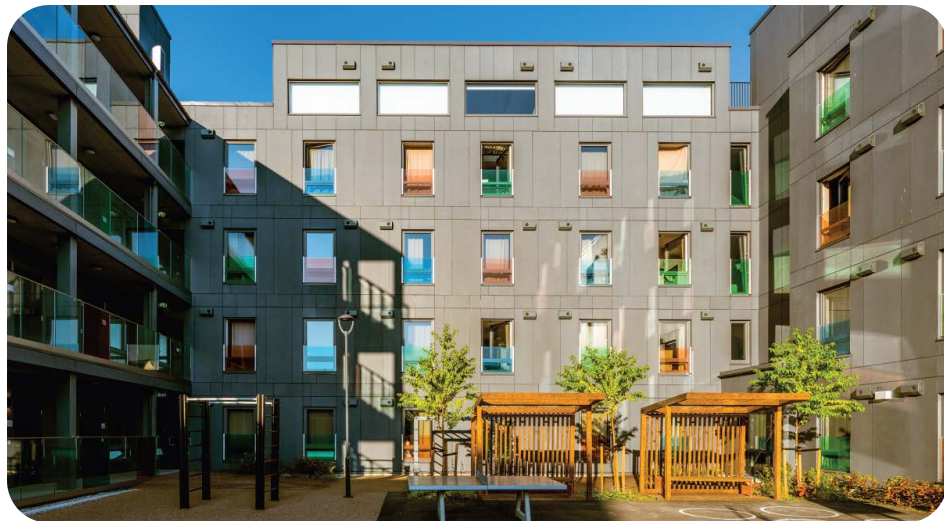
# Project examples

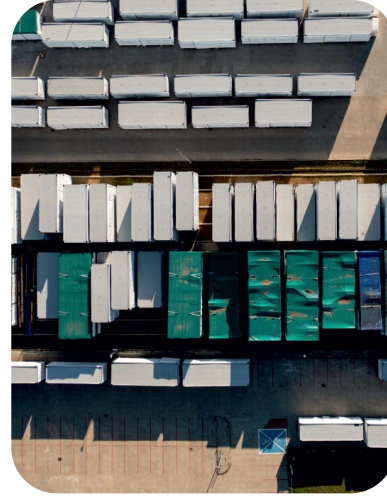
Exemplary realisations Expansion of Mira  
Zimińska-Sygietyńska Primary School No. 3 in Pruszków



# Project examples







  
grupa unibep

**Unihouse SA**

Rejonowa 5, 17-100 Bielsk Podlaski, Poland

e-mail: [info@unihouse.pl](mailto:info@unihouse.pl)

phone: +48 85 730 34 77

[www.unihouse.pl](http://www.unihouse.pl)



FACEBOOK



LINKEDIN



YOUTUBE