



Your space to explore and grow



Spaces

BY LINIAR





TRANSFORM YOUR OUTDOOR EXPERIENCE

Spaces offer versatile, comfortable, stylish rooms that blur the line between indoor and outdoor living. Crafted using high-performance, sustainably manufactured components, **Spaces** deliver increased functionality and significant added value to your home.



Spaces to explore and grow

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A world of possibility

A haven for contemplation, creativity, exercise or gatherings, customisable designs seamlessly blend with your landscape, offering year-round access to nature's embrace. From yoga sanctuaries to home offices, **Spaces** let you unleash your imagination and elevate your lifestyle just steps from your home.



YOUR WORK SPACE

Create a tranquil workspace away from the distractions of your main living areas and unlock your potential for more efficient performance.

YOUR FUN SPACE

Host gatherings and entertain friends and family in a comfortable environment equipped with seating, a mini-bar, and entertainment systems.

YOUR HEALTHY SPACE

Exercise confidently and conveniently in the comfort and privacy of your own space. Achieve your fitness goals and stick to your routine more easily by bringing the gym experience to your home.

YOUR QUIET SPACE

Design a serene sanctuary with comfortable seating, soft lighting, and calming decor for unwinding after a long day or simply taking time out for mindfulness meditation. Connect with nature and the world around you or escape into another world with a good book.



Why choose Liniar

UK-based manufacturer Liniar specialises in crafting high quality PVCu windows, doors, and building products to enhance homes and outdoor areas.

Renowned for innovative designs and sustainable manufacturing processes, we're committed to delivering superior performance and aesthetics.



Our **Spaces** range features premium components, including windows and doors with market-leading thermal efficiency, and robust wall panels foiled in-house at our state-of-the-art lamination hall.

Your decking options, which have been manufactured in Derbyshire for over 25 years, are a popular choice for luxury holiday homes across the UK.



[LINIAR.CO.UK/SPACES](https://liniar.co.uk/spaces)



INNOVATIVE DESIGN

The Liniar window and door system is the UK's only range to have been designed completely from scratch combining extensive industry experience with cutting-edge technology.



SUSTAINABLE MANUFACTURING

Each PVCu product in the Liniar range is made from lead-free, energy efficient, recyclable PVCu, with many products incorporating recycled components making your **Spaces** room a sustainable choice.



QUALITY ASSURED

Liniar products are put through exhaustive testing processes to ensure they are robust, durable and will reliably perform exactly as they were crafted to for years to come.



NATIONAL INSTALLER NETWORK

Your **Spaces** room will be surveyed and installed by our UK-wide network of specialists for complete peace of mind.



BRITISH MADE

The Liniar range is designed, tooled, extruded and tested at an award-winning, purpose-built, state-of-the-art factory in Derbyshire.





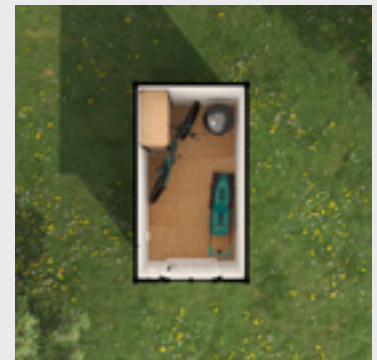


Imagine your space

Spaces are built to your bespoke requirements, so each unique space is truly your own creation. Take inspiration from these illustrative configurations showing layout, colour, size and usage possibilities, before deciding on exact specifications and fine tuning a design that realises your vision.








-  1.7m width x 2.9m depth
-  7016 Grey
-  Single panelled door 0.9m(w) x 1.85m(h)
- Includes adjustable feet



SHED

A compact configuration great for storing seasonal items, garden tools, bicycles, and other equipment. Ideal for helping declutter your home or garage.








-  2m width x 2.9m depth
-  Loire Oak
-  Wall, floor & roof insulation
-  0.6m canopy
-  Single door & sidelight 1.2m(w) x 1.85m(h)
-  Two-board decking step
- Includes adjustable feet



MICRO

The addition of glazing allows your **Spaces** room to be flooded with natural light, making it a cozy little retreat for work or study. Maximise your productivity with a quiet space where you can think clearly and let the ideas flow.










-  2.9m width x 2.9m depth
 -  Turner Oak
 -  Wall, floor & roof insulation
 -  Double door 2.1m(w) x 1.85m(h)
 -  Two-board decking step
- Includes adjustable feet



LIVING

Looking for extra space to relax and watch a movie, or binge a series without being disturbed? Spoiler alert – this configuration is ideal for use as a home cinema, or even somewhere to lose yourself in a good book.



-  4.1m width x 2.9m depth
 -  Armaranth Oak
 -  Wall, floor & roof insulation
 -  0.6m canopy
 -  2 fixed windows 0.3m(w) x 1.85m(h)
 -  Double doors 2.1m(w) x 1.85m(h)
 -  Two-board decking step
- Includes adjustable feet









ENTERTAIN

If you love to cook but don't have a spacious dining room for entertaining guests, this could be the ideal solution. Create a gorgeous space where your culinary skills can be appreciated in comfort, and you can play the perfect host to friends and family.



GYM








Does the thought of travelling to the gym or exercising in a crowded environment come between you and your health goals? Create your own fitness haven steps from your home, making it much more convenient to establish an effective exercise routine.

-  3.5m width x 3.8m depth
 -  7016 Grey
 -  Wall, floor & roof insulation
 -  2 casement windows 0.6m(w) x 1.85m(h)
 -  Single door 0.9m(w) x 1.85m(h)
 -  Two-board decking step
- Includes adjustable feet



SPORTS

Whether it's indulging your competitive side gaming with friends, or watching sporting events without distraction, this configuration is ideal for creating a lively sports bar atmosphere with the benefit of being a stone's throw from home.

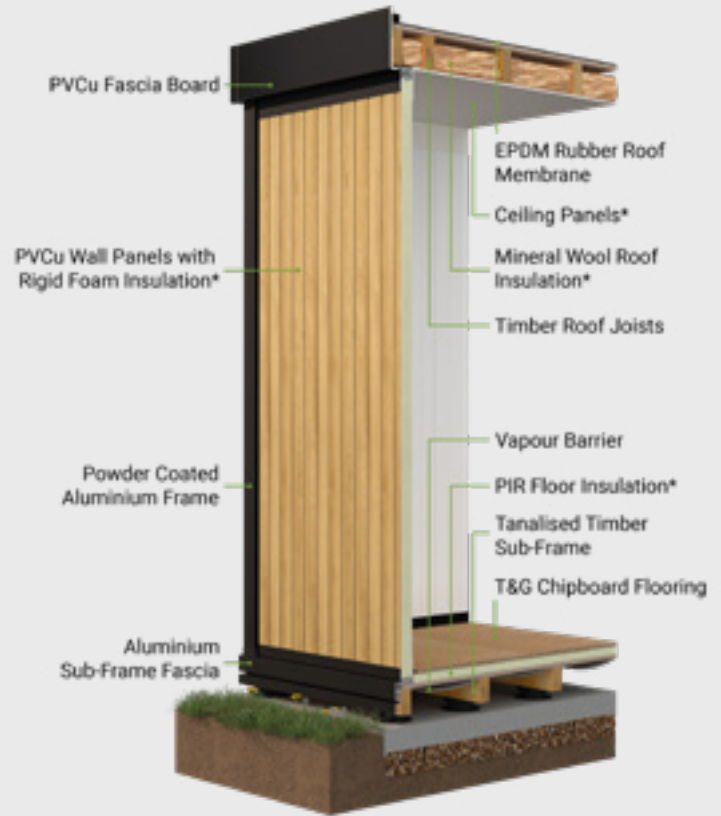
-  5.9m width x 3.8m depth
 -  Turner Oak
 -  Wall, floor & roof insulation
 -  0.6m canopy
 -  3 casement windows 0.9m(w) x 1.85m(h)
 -  Double doors 2.1m(w) x 1.85m(h)
 -  Two-board decking step
- Includes adjustable feet





Fine tune your space

Enhance your space with a range of optional extras designed to further boost performance and comfort. Here's an overview of what's available.



ROBUST, STYLISH AND COMFORTABLE CONSTRUCTION

Spaces are built to the highest standards, offering exceptional quality and durability. Crafted with premium materials, they ensure long-lasting performance combined with an elegant finish. Superior weatherproofing provides protection from the elements, helping deliver year-round comfort.

*Optional



PLANNING

Outbuildings are generally 'permitted development' if they meet specific criteria such as size, height, and location restrictions. **Spaces** rooms, being 2.45m height at their highest point, typically fall within these guidelines, meaning they usually do not require planning permission.



SCAN QR TO SEE OUR FULL GUIDANCE DOCUMENT

Please note the document is intended as a general guide and may not cover all details. It applies only to England. Before starting any work, it's important to contact your local authority to ensure you're following all relevant rules and regulations. Compliance is ultimately your responsibility.



HEIGHT AND WIDTH

Spaces are made using 0.3m wide, vertically aligned wall panels. This means width and depth adjustments come in 0.3m increments.

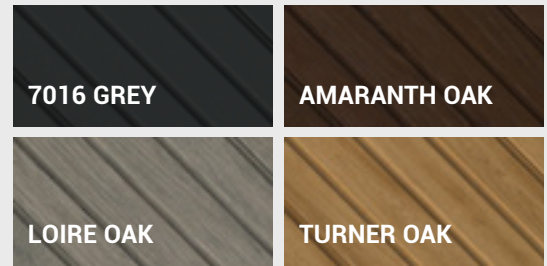


For example, a room with a width of 3.2m (which includes 100mm frame protrusion each side) can't be increased to 3.3m - the next size up would be 3.5m. The maximum width is 5.9m and the maximum depth is 4.4m.



WALLS AND CEILING

Choose from four attractive finishes for your **Space's** foiled external wall panels. Enhance the internal space with sleek matt white PVCu ceiling panels, offering a stylish finish while eliminating the hassle of painting.

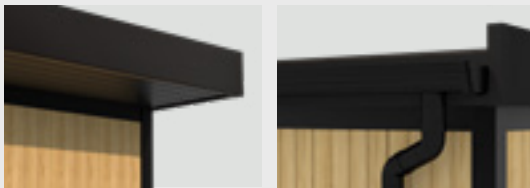


Please note these colours are external only, internal panel colour is white. All other external components are supplied in black.



CANOPY AND GUTTERING

Add a functional canopy. Positioned on the front edge of the roof, projecting around 0.6m, or 0.3m and featuring soffit boards perfect for housing downlights to illuminate your space.



You can also add PVCu guttering. It will be fitted to the rear to preserve a sleek appearance and is ideal for pairing with a water butt to capture rainwater for eco-friendly garden maintenance.



INSULATION

Enhance your space's thermal efficiency by insulating the roof, floor, walls, or any combination of these.



Roofs are insulated using **Mineral Wool**



Walls utilise **Low Density Rigid Foam**



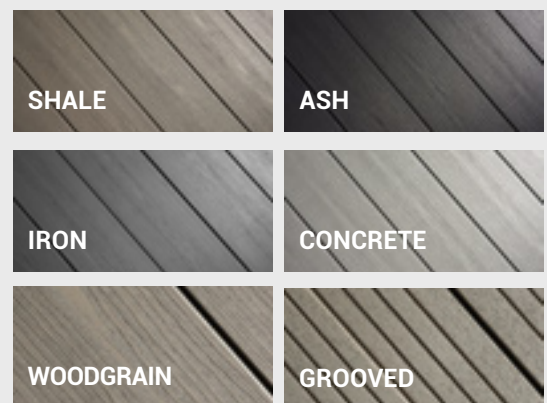
PIR Foam is applied underfloor



DECKING



Add a deck for additional functionality and seamless transition from your **Spaces** room to your outdoor area. Decking can be added to all sides, with a minimum 2 boards and a maximum 28 boards.



Choose from four stylish colours. Deckboards are fully reversible, offering a woodgrain or grooved finish allowing the creation of bespoke designs.





Robust weather testing

At Liniar we take great pride in putting our products through their paces in the development phase, to ensure they will reliably perform exactly as they were designed to.

Spaces outdoor rooms have undergone rigorous testing to make sure they can withstand extreme weather conditions including heavy rain, hurricane-force winds, and heavy snowfall. This means you can rest assured they will provide year-round comfort and protection.



SCAN QR TO VIEW
TESTING VIDEO



WATER PENETRATION TESTING

- Continuous flow of water sprayed at 30mph
- Zero water ingress detected



DYNAMIC AERO ENGINE WIND TESTING

- Exposed to generated winds exceeding 100mph
- Structure withstood all exposure with zero damage



SNOW LOAD TESTING

- Over 3 tonnes of water (equivalent to 8ft of snow) applied evenly spread over roof area
- No structural movement was detected



Visualise then realise

We've created a user-friendly **Spaces** visualiser digital tool, allowing you to easily design your ideal outdoor room from scratch. This convenient platform lets you personalise aspects of your **Spaces** room, until it perfectly meets your needs and preferences.

Complete with an augmented reality feature, the visualiser even gives a virtual feel for how your **Spaces** room will look in situ, ideal for helping relieve any uncertainty around placement, scale and proportion.



How to order

Visit our website at:
www.teamframesashford.uk

Here you can research and then design your very own Garden room, Gym, Home Office or simply a storage room for Garden furniture, the choice is your.
Every detail is available and you can choose your size, colour, insulation values as well as incorporating integral decking around your new building.

If you need assistance, simply call in to our Trade Counter or call us on 01233 631444.

You can find us here 7.30am - 4.30pm
Monday to Friday.

Team Frames (Ashford) Ltd
Unit 4 The Glenmore centre
Willesborough
Ashford
Kent
TN24 0TL

Alternatively, drop us an email and we will get right back to you when it suits you best.

tradecounter@teamframesashford.uk



SAFE AND SECURE

All garden rooms are supplied with Liniar windows and doors which are fitted with high security multi-point locking hardware. The system has also been vigorously tested to ensure it can withstand extreme weather condition including heavy rain and hurricane force winds.



ENERGY EFFICIENT

With unique multi-chambered PVCu profile, Liniar windows and doors can achieve A++ energy ratings, helping maintain year-round comfortable ambient temperatures in your **Spaces** room.



LOW MAINTENANCE

The Liniar products your **Spaces** room comprises will not rot, rust, or require painting – just an occasional clean with warm, soapy water, even with our foiled colours.



PART OF THE FAMILY

Because all Liniar products are manufactured and foiled at our state-of-the-art Denby HQ, you can perfectly colour-match **Spaces** into your wider project.

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