

Loom Crafts

modular prefab homes & cottages

THE HOME BECOMES A PRODUCT

BEAUTIFUL SPACES.
A BRIGHTER TOMORROW.

50+ Years

Design Life*

20 Years

Warranty*

*Conditions apply

PEOPLE
SPACES
POSSIBILITIES

3 & 4 BHK COTTAGE

BEDROOMS + LIVING + DINING + KITCHEN



600+
Homes & cottages
delivered



600K+
Sq Ft manufactured
& delivered



450+
Happy clients

Loom Crafts

modular prefab homes & cottages

FOLLOWING PAGES

BENEFITS OF MODULAR TECHNOLOGY



FASTER
BUILDING



SMARTER
SOLUTIONS



SAFER
SPACES



GREATER
SUSTAINABILITY



BUILD A BETTER TOMORROW

Loom Crafts

modular prefab homes & cottages



time-effectiveness

80% - 90% of the construction is completed inside a factory, which mitigates the risk of weather delays, allowing projects to be completed in half the time of traditional construction.



flexibility

Flexibility and relocatability of modular components add to the cost-effectiveness over time. Their durable, secure and relocatable characteristics make them ideal for both temporary and permanent applications that will meet the requirements of any industry.



sustainability

The fully controlled fabrication process inside the factory generates less waste, creates fewer site disturbances and allows for tighter construction.



cost-effectiveness

Because construction of modular buildings can occur simultaneously with the site and foundation work, projects are cost-effective than traditional construction.



quality

Loom Crafts utilizes state-of-the-art facilities that integrate best practices in design and workflow. Modular buildings are required to meet the same building codes as traditional construction.

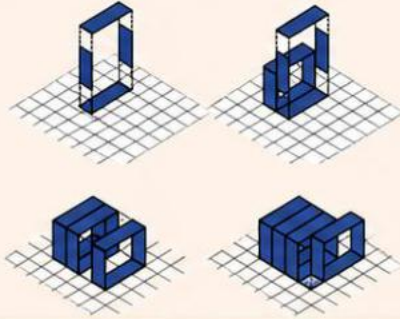


risk reduction

The indoor construction environment reduces the risks of accidents and related liabilities for workers.

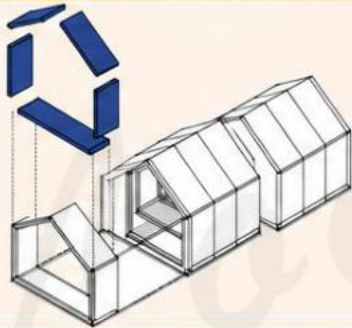
Loom Crafts

modular prefab homes & cottages



BUILDING SYSTEMS

LOOM CRAFTS uses the best **dry technologies**, already tested and available on the market, to design modular buildings with **standard components**. The structural components of the floor, wall and roof are totally prefabricated by **Loom Crafts** as we are experts in the processing, with numerically controlled machines, and **assembly of the materials**.



THE BUILDING'S CONFIGURATION

LOOM CRAFTS promotes **modularity** in the construction sector: **buildings** will be no longer designed, but **configured** with **standard components**, that are produced in the factory. The shape, the function and every surface, internal and external, are **customizable**: there are no limits to the imagination!



PRODUCT DISTRIBUTION

Any **prefab component** is delivered directly to the construction site and **installed rapidly**; thanks to an **error-proof joint systems** and mechanical fastenings. It is essential to involve any specialized actor, in order to guarantee **environmentally friendly** products, quick mounting, **design and high quality buildings**.

Loom Crafts

modular prefab homes & cottages

PATENT

We are proud to be the only manufacturer of modular homes & cottages which owns a **PATENT** for this technology.

Our process and methodology has been developed indigenously by us without any technology collaboration with any foreign company.



OUR
INNOVATION
OUR PRIDE

 **INTELLECTUAL PROPERTY INDIA**
PATENTS | DESIGNS | TRADE MARKS
GEOGRAPHICAL INDICATIONS

 **भारत सरकार**
GOVERNMENT OF INDIA
पेटेंट कार्यालय
THE PATENT OFFICE
पेटेंट प्रमाणपत्र
PATENT CERTIFICATE
(Rule 74 of The Patents Rules)

अर्जांक : 011139464
SL No :



पेटेंट सं. / Patent No. : 379273
अर्जेशन सं. / Application No. : 202111010701
प्रारंभ करने की तिथि / Date of Filing : 14/03/2021
पेटेटी / Patentee : LOOM CRAFTS SHADE SYSTEMS PVT. LTD

यहाँ पर प्रमाणित किया जाता है कि पेटेटी को अर्जन में वर्णित A METHOD OF INSTALLING A PREFABRICATED HOUSE नामक आविष्कार पर 14 मार्च 2021 को अर्जित पेटेंट प्रमाणित किया गया है।
It is hereby certified that a patent has been granted to the patentee for an invention entitled A METHOD OF INSTALLING A PREFABRICATED HOUSE as disclosed in the above mentioned application for the term of 20 years from the 14th day of March 2021 in accordance with the provisions of the Patents Act, 1970.

 **INTELLECTUAL PROPERTY INDIA**
PATENTS | DESIGNS | TRADE MARKS
GEOGRAPHICAL INDICATIONS


पेटेंट नियंत्रक
Controller of Patents

Date of Grant : 13/10/2021

नोट : - प्रारंभिक नवीकरण की तिथि 14 मार्च 2023 से है।
Note : - The fees for renewal of this patent, if it is to be maintained will / has taken due on 14th day of March 2023 and on the same day in every year thereafter.

 **INTELLECTUAL PROPERTY INDIA**
PATENTS | DESIGNS | TRADE MARKS
GEOGRAPHICAL INDICATIONS

 **भारत सरकार**
GOVERNMENT OF INDIA

THE PATENT OFFICE
INTELLECTUAL PROPERTY BUILDING
G.S.T. ROAD, GURDARY
CHENNAI - 600 032
Tel No. : 044-22500061-64
Fax No. : 044-22500066
E-mail : Chennai-patent@nic.in
Website : www.ipindia.gov.in

F. No. 202111010701 Dated the 13/10/2021

To,
Address of Service:- Astha Jain, INPA-301 A part of Dallig IP Parteeo, B-83, 3rd Floor,
Dama Bank Building, D P Extension, New Motwar Public School, L.S.P. Delhi Delhi 110092, India.
Email id:- jainastha4u@gmail.com, info@dalligaprotection.com

Sub :- Intimation of the grant and recordal of patent under section 43 of the Act in respect of patent application no. 202111010701

Sir/Madam,

This is to inform you that following the examination of above mentioned patent application under section 12 and 13 of The Patents Act, 1970 and Rules made thereunder (and unaided yielded conditions), I am/We report annuly granted and recorded in the Register of Patents on the 13/10/2021. The Patent Certificate is enclosed herewith.

Patent No. : 379273
Name Of Applicant : LOOM CRAFTS SHADE SYSTEMS PVT. LTD
Date of Filing : 14/03/2021
Date of Grant : 13/10/2021
Title of Invention : A METHOD OF INSTALLING A PREFABRICATED HOUSE
Number of claims : 08

The grant of above mentioned patent and particulars in the Official Journal of the patent office under section 43 of the Act.

The payment of renewal fee is required to be made on this date within three(3) months from the aforesaid date of recording according to the provision to sub-section(4) of section 14 of The Patents Act, 1970, as amended by The Patents (Amendment) Act, 2016. The Patent Rules, 2003 as amended by The Patents (Amendment) Rules, 2016.

Yours faithfully,
(Officer on behalf of the Controller of Patents)

Note :
1. Every patentee must identify their name for the renewal fee and/or fee for the First Schedule (in case of The Patents (Amendment) Rules - 2016 is available on the official website of Controller of Patents, Designs and Trade Marks at www.ipindia.gov.in.
2. No hard copy of Patent Certificates shall be issued separately by the office.

Loom Crafts

modular prefab homes & cottages

MODERN CONSTRUCTION.
A BRIGHTER TOMORROW.

EXTERIOR WALL CONSTRUCTION (Outside to Inside)

- 1 Natural Thermo Pine Cladding
- 2 Self Adhesive Waterproofing Membrane
- 3 OSB Board (10 mm)
- 4 LGSF with 100 mm Rockwool Insulation (with MEP inside)
- 5 OSB Board (10 mm)
- 6 Gypsum Board (12 mm)
- 7 Final Putty and Paint

GROUND FLOOR CONSTRUCTION (Top to Bottom)

- 1 Wooden Laminate Flooring
- 2 3-4 mm Foam Underlay
- 3 Cement Fiber Board (20 mm)
- 4 Tubular Steel Sections (Chassis)

KEY MATERIALS WE USE



Natural Thermo Pine Cladding



Asphalt Shingles



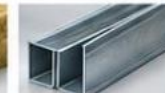
Self Adhesive Waterproofing Membrane



OSB Board (10 mm)



Rockwool Insulation (100 mm)



LGSF Section (0.75 mm)



Gypsum Board (12 mm)



Wooden Laminate Flooring



Tubular Steel Section (Chassis)



Foam Underlay (3-4 mm)



Cement Fiber Board (20 mm)



SUSTAINABLE



DURABLE



FASTER CONSTRUCTION



ENERGY EFFICIENT



FACTORY CONTROLLED QUALITY



IDEAL FOR RESORTS, HOMES & HOSPITALITY

SPACES THAT BELONG ANYWHERE

ROOF CONSTRUCTION (Outside to Inside)

- 1 Asphalt Shingles
- 2 Self Adhesive Waterproofing Membrane
- 3 OSB Board (10 mm)
- 4 LGSF with 100 mm Rockwool Insulation (with MEP inside)
- 5 OSB Board (10 mm)
- 6 Gypsum Board (12 mm)
- 7 Final Putty and Paint

FIRST FLOOR (INTERMEDIATE) CONSTRUCTION (Top to Bottom)

- 1 Wooden Laminate Flooring
- 2 3-4 mm Foam Underlay
- 3 Cement Fiber Board (20 mm)
- 4 Tubular Steel Sections
- 5 OSB Board (10 mm)
- 6 Gypsum Board (12 mm)
- 7 Final Putty and Paint

Loom Crafts

modular prefab homes & cottages

Built for Comfort. Designed for a Quieter, Greener Tomorrow.

Our modular structures feature a high-performance **multi-layer wall and roof system**, designed for long-lasting durability, energy efficiency, and sound insulation — ideal for residential, hospitality, and commercial applications.



Thermal INSULATION

U-value
0.29 W/m²·K

Our modular panels offer superior thermal insulation, reducing heat transfer and ensuring comfortable indoor temperatures all year round. A U-value of 0.29 W/m²·K reflects excellent energy efficiency, helping lower heating and cooling costs.

*Better
Spaces
Brighter
Lives*



Acoustic INSULATION

STC Rating
STC 50

Designed to create peaceful interiors, our modular systems achieve an STC rating of 50. This effectively minimizes external noise, enhancing privacy and tranquility in every room.

SUSTAINABLE
SPACES
BETTER
LIVING

PEACE
PROTECTS
PRODUCTIVITY



Loom Crafts

modular prefab homes & cottages

PRECISION | QUALITY | SCALE

OFF-SITE PREFABRICATION

Every layer of the modular panel is designed with the perspective of a mass production: the purpose consists of reducing as more as possible the number of processes carried out on-site, to manage them directly into the factory (off-site). A modern production implies also material trace-ability, high precision, reliable costs and brief delivery times.



FACTORY
CONTROLLED
QUALITY



FASTER
CONSTRUCTION



MATERIAL
TRACEABILITY



RELIABLE
COSTS



A MORE
SUSTAINABLE
BUILT ENVIRONMENT



MODULAR ASSEMBLY

Precision-built modules in a controlled factory environment.



PRECISION MANUFACTURING

CNC technology for high accuracy and consistency.



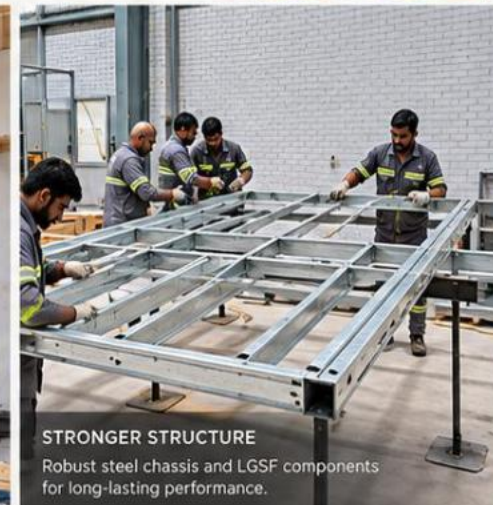
LAYER BY LAYER

Installation of waterproofing membranes and structural panels.



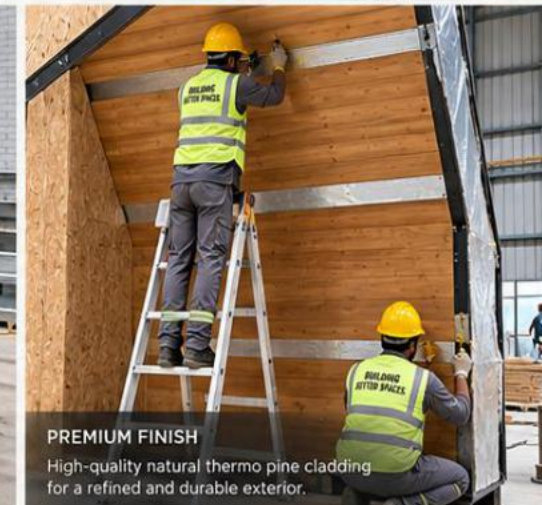
INTERIOR COMPLETION

MEP and internal linings pre-installed in the factory.



STRONGER STRUCTURE

Robust steel chassis and LGSF components for long-lasting performance.



PREMIUM FINISH

High-quality natural thermo pine cladding for a refined and durable exterior.

Loom Crafts

modular prefab homes & cottages

DISTRIBUTION

01

PACKAGING

The modular panels and the other elements are packed and safely loaded on trucks, in order to assure the maximum performance and protect the quality of the product. The final customer will not receive a pre-mounted module, as it used to imply an oversize load, so the delivery cost would be expensive.



02

DELIVERY AT THE CONSTRUCTION SITE

The dimensions of the modular panels are optimized, so that they can be loaded into a standard truck or container. This means LOOM CRAFTS can ship worldwide its products.



03

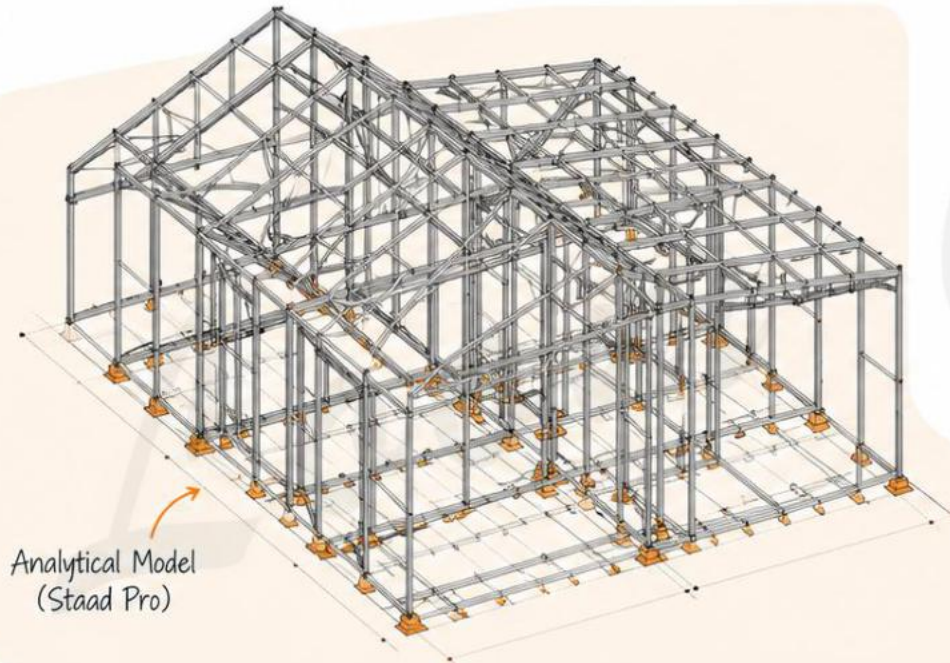
SIMPLE ON-SITE MOUNTING

The assembly of the structures is simple, quick and intuitive. Each panel is lifted by a light crane truck, it is positioned correctly, then fastened with screws. Finally, vapor barriers seal the building, so that the structure is completely protected against water and moisture.



STRUCTURAL SAFETY

A 3 dimensional analytical model is prepared for all our cottages in Staad Pro. The load due to self-weight, live load, wind load and earthquake load are applied and sections are checked as per the provisions of IS 801-1975 for strength & serviceability.



DESIGN PARAMETERS:



Material Grade:

Structural section are made of Cold-formed steel members, yield strength 250Mpa which are used for Main frames, floors and walls of cottage confirming to IS 2062 / ASTM A36.



Design Loads:

• Dead Loads:

- Floor: 32.29 Kg/m²
- Interior Walls: 39.88 Kg/m²
- Exterior Walls: 37.66 Kg/m²
- Roof: 35.66 Kg/m²



Live Loads:

- Roof: 50 Kg/m²
- Floor: 200 Kg/m²



Wind Loads:

- Basic Wind Speed: 180 Km/hr
- Design Life of structure: 50 years



Seismic Loads:

- Seismic Zone: IV



Specific applicable codes and standards are identified and adopted in the design philosophies as appropriate to the structural elements. The latest editions of the Codes and standards are used in designs. All design work are based on Indian Standards and Codes with latest revision, with amendments if any, as on date. However, if certain provisions are not available in Indian Standards, International codes and standards are adopted.

Loom Crafts

modular prefab homes & cottages

FOLLOWING PAGES

PORTFOLIO

OUR PROJECTS ACROSS INDIA



HOMES



RESORTS



COMMERCIAL



REMOTE SITES



REAL SPACES. REAL STORIES.

modular prefab homes & cottages

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES

MODULAR
SUSTAINABLE
BEAUTIFUL
BY DESIGN.

ACTUAL SITE IMAGES

DOUBLE A FRAME 4BHK

MANESAR, HARYANA

A stunning Double A-Frame home, designed and built with our modular prefab technology. Spacious, comfortable and filled with natural light, this 4BHK home is a perfect blend of modern living and natural surroundings.



4 BHK
Spacious Living



3,474 Sq.Ft.
Total Built-up Area



Modular
Prefab Construction



Manesar,
Haryana



Nature-Connected
Living



SPACIOUS INTERIORS. THOUGHTFULLY DESIGNED FOR MODERN LIVING.

*A Brighter
Tomorrow
Together.*

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES

A BOUTIQUE
EXPERIENCE
CRAFTED IN NATURE

ACTUAL SITE IMAGES

MULTIPLE COTTAGES

A COMMERCIAL BOUTIQUE RESORT,
NEW DELHI

A beautifully designed boutique resort featuring a central common building and five premium cottages. Built with modular prefab technology, this project offers a perfect blend of modern comfort, nature and luxury.

SPACES THAT BRING
PEOPLE CLOSER TO NATURE



1
Common Building



5
Alpine Pods



Modular
Prefab Construction



New Delhi



Boutique Resort
& Leisure



*Nature
Comfort
Together*

Loom Crafts

modular prefab homes & cottages



ACTUAL SITE IMAGES

MULTIPLE COTTAGES

A COMMERCIAL RESORT,
KASALI HP

A thoughtfully designed boutique resort featuring premium cottages built with our modular prefab technology. Set amidst nature, this project offers a perfect blend of modern comfort and tranquil surroundings, creating a memorable stay experience.



Commercial
Resort



Modular
Prefab Construction



Kasauli,
Himachal Pradesh



Nature-Connected
Living



SPACES THAT FEEL
LIKE A GETAWAY

*Nature
Comfort
Together*

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES

MODERN
LIVING
NATURALLY
YOURS



ACTUAL SITE IMAGES

MODALPINE 2BHK

LONAVALA, MAHARASHTRA

A thoughtfully designed 2BHK home built with our modular prefab technology. Set amidst nature, this project offers a perfect blend of modern comfort, clean design and tranquil surroundings, creating a memorable living experience.



2 BHK
Spacious Living



Modular
Prefab Construction



Lonavala,
Maharashtra



Nature-Connected
Living

A HOME THAT BRINGS YOU
CLOSER TO NATURE



Live
Modular
Live Better

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES



ACTUAL SITE IMAGES

CABANA A-FRAME

3 ROOM COTTAGES

SADHUPUL, HIMACHAL PRADESH

Beautifully designed A-frame cabana cottages featuring 3 spacious bedrooms with attached bathrooms. Built with modular prefab technology, these cottages offer a perfect blend of modern comfort and serene mountain living, making them ideal for a resort experience.



Spacious
3 Room Layout



Modular
Prefab Construction



Sadhupul,
Himachal Pradesh



Nature-Connected
Living



Ideal for
Resort Stays



A STAY WHERE
NATURE FEELS LIKE HOME

*Escape
Relax
Belong*

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES

A RESORT EXPERIENCE
CRAFTED BY NATURE

ACTUAL SITE IMAGES

MULTIPLE COTTAGES

A COMMERCIAL RESORT,
RISHIKESH, UTTARAKHAND

A collection of beautifully designed cottages built with modular prefab technology. Set amidst the serene hills of Rishikesh, this project offers a perfect blend of modern comfort and nature, creating an ideal destination for relaxation, recreation and memorable stays.



Commercial
Resort



Modular
Prefab Construction



Rishikesh,
Uttarakhand



Nature-Connected
Living



Ideal for
Resort Stays

WHERE NATURE
MEETS HOSPITALITY

Stay
Unwind
Belong

MODULAR SPACES | NATURAL SURROUNDINGS | MEMORABLE EXPERIENCES

Loom Crafts

modular prefab homes & cottages



ACTUAL SITE IMAGES

CABIN ON WHEELS & JACUZZI

BANGALORE, KARNATAKA

A thoughtfully designed cabin on wheels featuring modern interiors and a private jacuzzi. Built with modular prefab technology, this project offers a perfect blend of comfort, mobility and nature, creating a unique stay experience.



Resort Stay Experience



Modular Prefab Construction



Bangalore, Karnataka



Nature-Connected Living



Private Jacuzzi & Outdoor Deck

MODERN STAYS
IN NATURE'S EMBRACE



Stay
Explore
Belong

Loom Crafts

modular prefab homes & cottages



ACTUAL SITE IMAGES

TWIN ROOM COTTAGE

BANGALORE, KARNATAKA

A thoughtfully designed twin room cottage built with modular prefab technology. Set amidst nature, this project offers a perfect blend of modern comfort, privacy and tranquility, creating a refreshing getaway experience.



Resort Stay
Experience



Modular
Prefab Construction



Bangalore,
Karnataka



Nature-Connected
Living



Ideal for
Weekend Getaways



*Nature
Stays
Within*

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES

NATURE
STAYS
FOREVER



ACTUAL SITE IMAGES

CABANA 3BHK

NASHIK, MAHARASHTRA

A beautifully designed 3BHK cabana built with modular prefab technology. Set amidst nature, this project offers a perfect blend of modern comfort, privacy and tranquil surroundings, creating an ideal destination for relaxed getaways and memorable stays.



Resort Stay
Experience



Modular
Prefab Construction



Nashik,
Maharashtra



Nature-Connected
Living



Ideal for
Family Getaways

WHERE NATURE
FEELS LIKE HOME



Unwind
Explore
Belong

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES



A STAY AMIDST
NATURE'S HARMONY

ACTUAL SITE IMAGES



DOUBLE A FRAME 4BHK

NAGPUR,
MAHARASHTRA



A spacious Double A Frame villa with 4 bedrooms, designed with modular prefab technology. Blending modern architecture with natural surroundings, this project offers the perfect balance of space, comfort and serenity for memorable stays.

 Resort Stay Experience

 Modular Prefab Construction

 Nagpur, Maharashtra

 Nature-Connected Living

 Ideal for Family Getaways

MORE SPACE
FOR MEANINGFUL
MOMENTS



Stay
Explore
Belong

MODULAR SPACES | NATURAL SURROUNDINGS | MEMORABLE EXPERIENCES

Loom Crafts

modular prefab homes & cottages

Following Pages

3 & 4 BHK OPTIONS

BIGGER SPACES FOR BRIGHTER TOMORROWS

Discover our thoughtfully designed 3 & 4 BHK options that offer more room, more comfort and more possibilities. The following pages showcase beautiful layouts and configurations to suit families, getaways and investment needs.

HOMES | RESORTS | COMMERCIAL | REMOTE SITES



Loom Crafts

modular prefab homes & cottages

**DOUBLE
A FRAME**

3 & 4BHK



Production time

90 DAYS



Price starting from

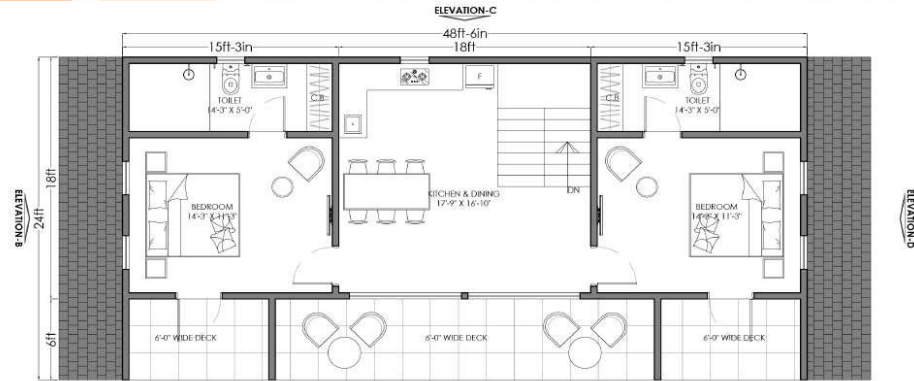
Rs 85,00,000/-

(GST & Transport Extra)

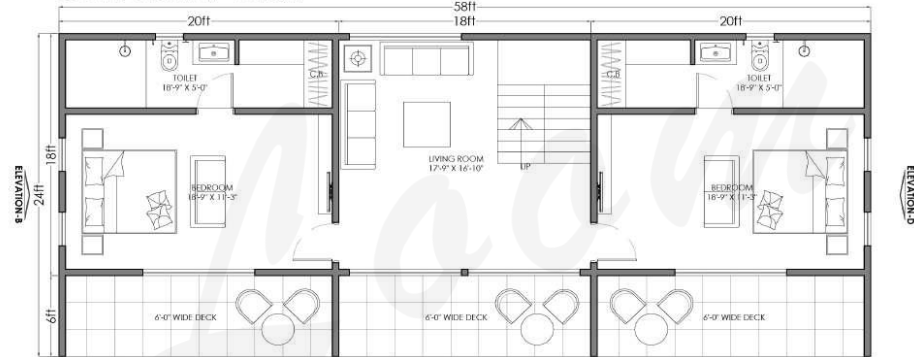


Loom Crafts

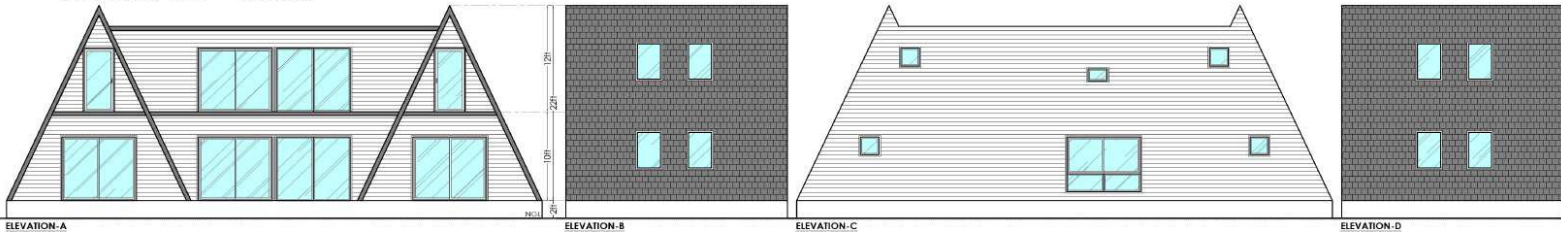
modular prefab homes & cottages



FIRST FLOOR PLAN
COVERED AREA = 873 Sq.Ft
COVERED DECK AREA = 291 Sq.Ft



GROUND FLOOR PLAN
COVERED AREA = 1044 Sq.Ft
COVERED DECK AREA = 108 Sq.Ft
TOTAL BUILT UP AREA = 2316 Sq.Ft



DOUBLE A FRAME

4BHK



Configuration

4 BHK



Total built-up area

2,316 Sq.Ft



Production time

90 DAYS



Price starting from

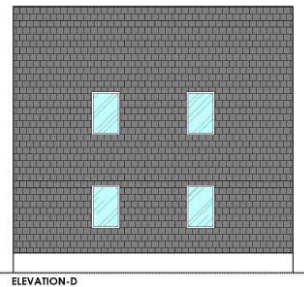
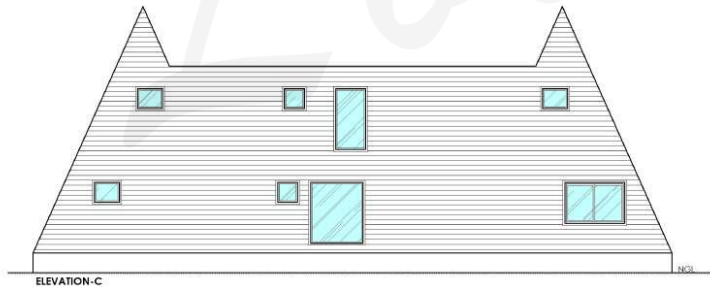
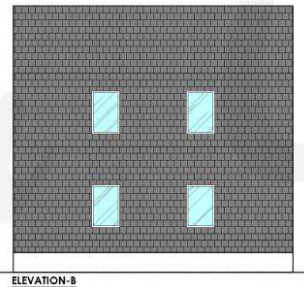
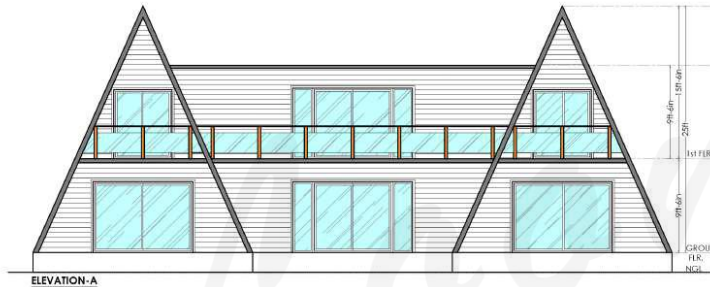
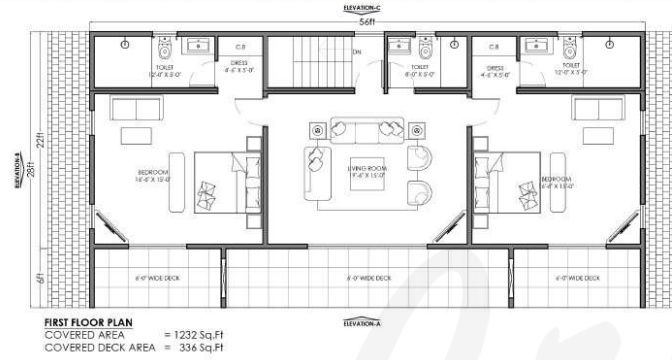
Rs 85,00,000/-

(GST & Transport Extra)

Covered deck: 399 Sq.Ft
Ground floor: 108 Sq.Ft
First floor: 291 Sq.Ft

Loom Crafts

modular prefab homes & cottages



LEGEND :			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	CEMENTED FIBRE SIDING		SHINGLES

DOUBLE A FRAME

3BHK



Configuration

3 BHK



Total built-up area

3,360 Sq.Ft



Production time

90 DAYS



Price starting from

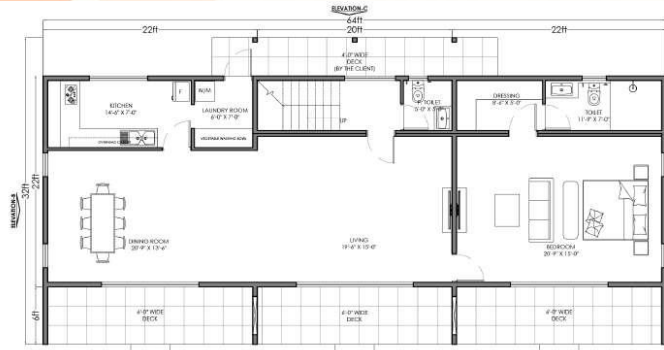
Rs 1,21,00,000/-

(GST & Transport Extra)

Covered deck: 720 Sq.Ft
 Ground floor: 384 Sq.Ft
 First floor: 336 Sq.Ft

Loom Crafts

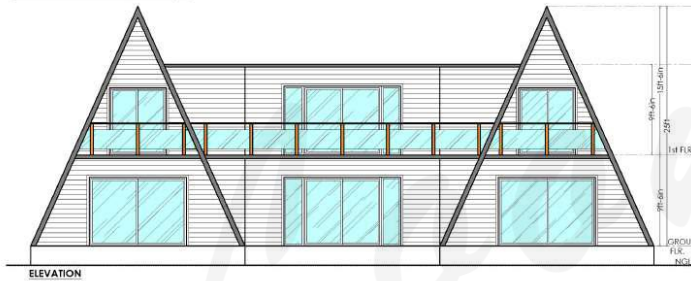
modular prefab homes & cottages



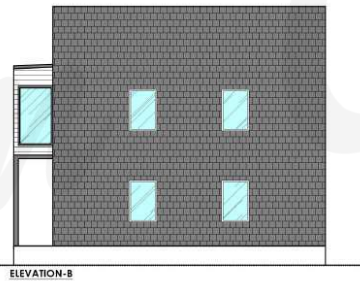
GROUND FLOOR PLAN
COVERED AREA = 1408 Sq.Ft
COVERED DECK AREA = 384 Sq.Ft
TOTAL BUILT UP AREA = 3476 Sq.Ft



FIRST FLOOR PLAN
COVERED AREA = 1348 Sq.Ft
COVERED DECK AREA = 336 Sq.Ft



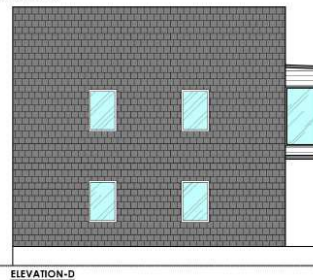
ELEVATION-A



ELEVATION-B



ELEVATION-C



ELEVATION-D

LEGEND :			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	CEMENTED FIBRE SIDING		SHINGLES

DOUBLE A FRAME

4BHK



Configuration

4 BHK



Total built-up area

3,474 Sq.Ft



Production time

90 DAYS



Price starting from

Rs 1,27,00,000/-

(GST & Transport Extra)

Covered deck: 720 Sq.Ft

Ground floor: 384 Sq.Ft

First floor: 336 Sq.Ft

Loom Crafts

modular prefab homes & cottages

A FRAME GRANDE 4BHK



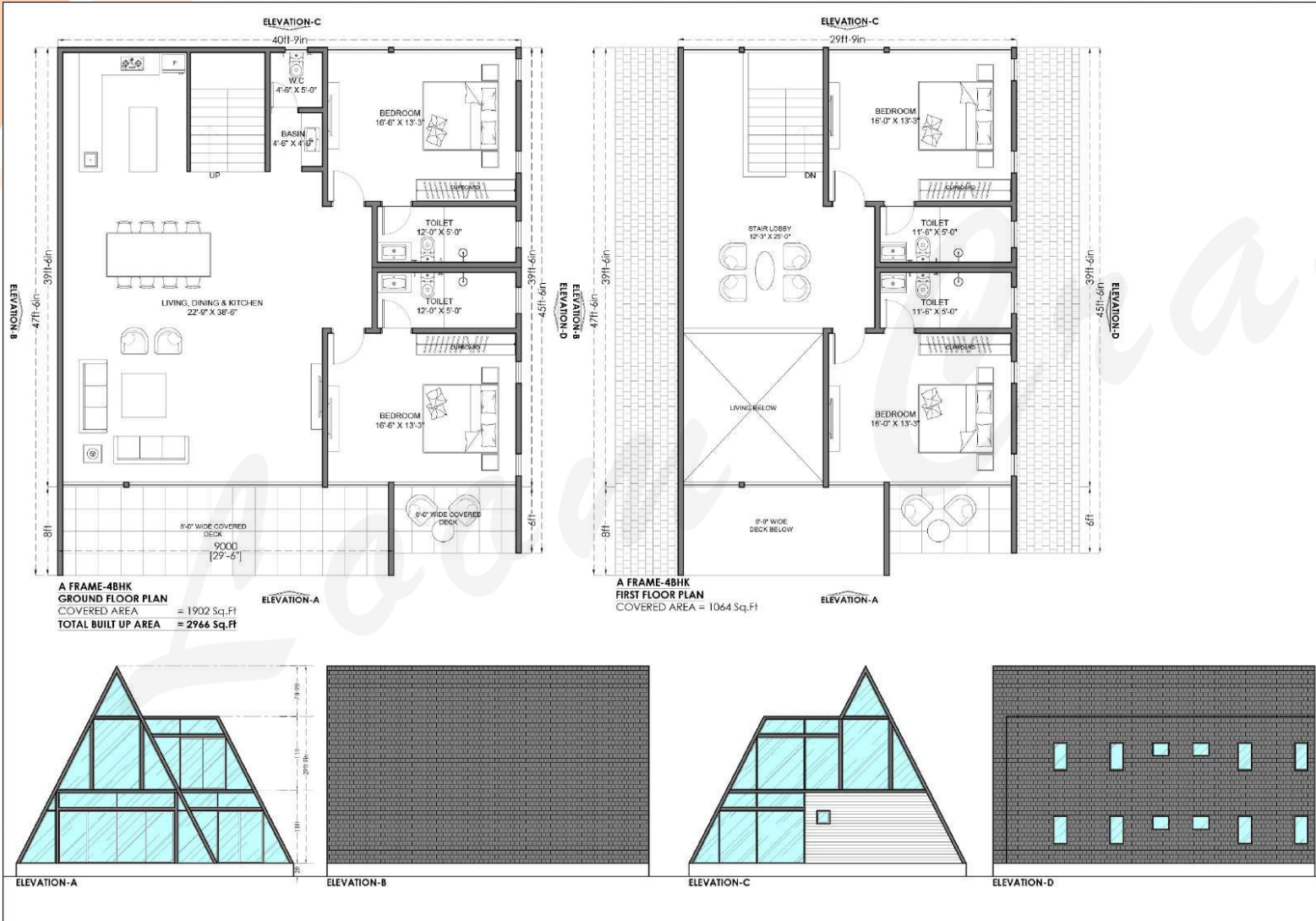
Production time
90 DAYS



Price starting from
Rs 1,04,00,000/-
(GST & Transport Extra)

Loom Crafts

modular prefab homes & cottages



A FRAME GRANDE

4BHK



Configuration

4 BHK



Total built-up area

2,966 Sq.Ft



Production time

90 DAYS



Price starting from

Rs 1,04,00,000/-

(GST & Transport Extra)

Ground floor covered deck:
6 ft and 8 ft wide

Loom Crafts

modular prefab homes & cottages

A FRAME

3BHK



Production time

75 DAYS



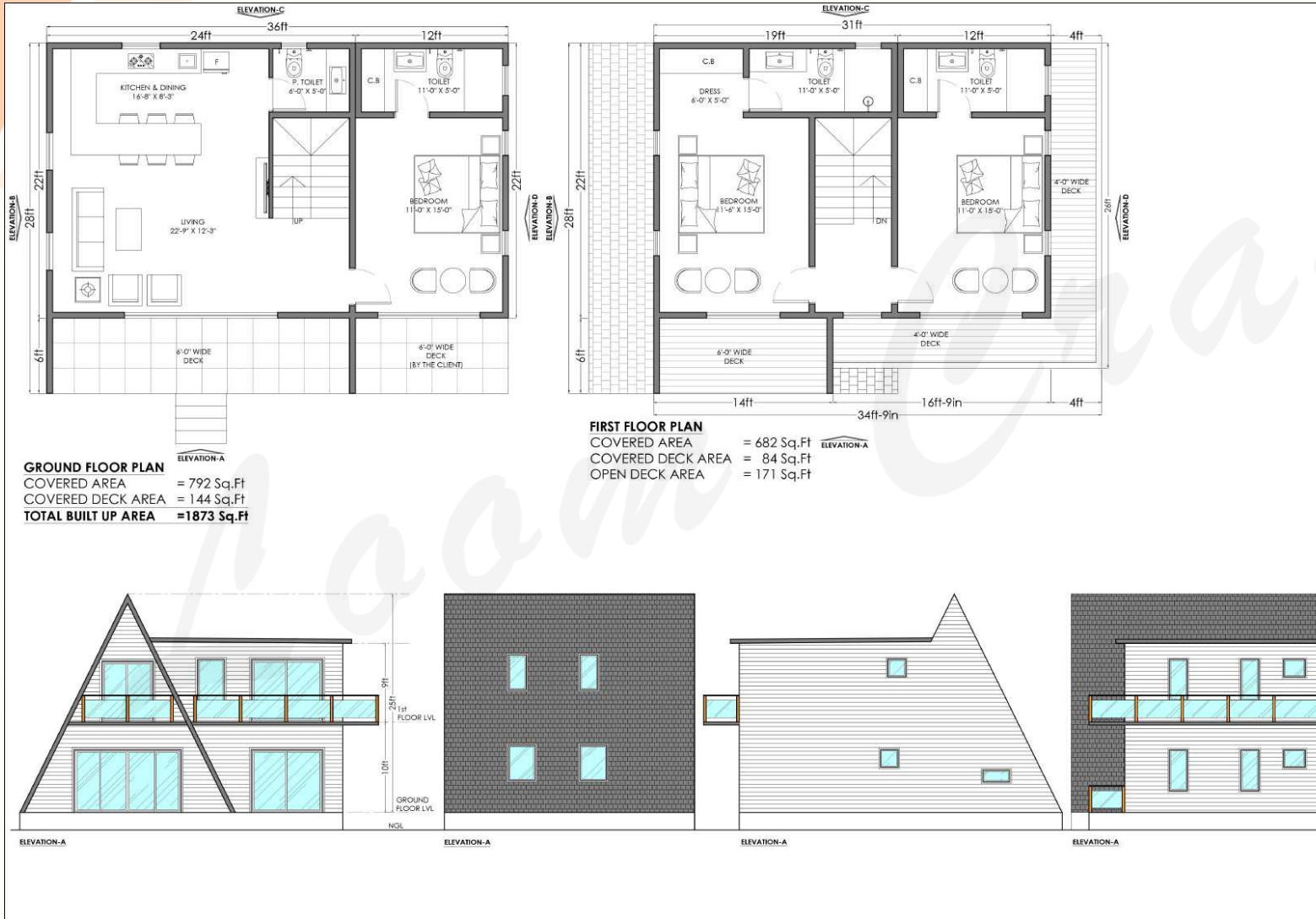
Price starting from

Rs 67,50,000/-

(GST & Transport Extra)

Loom Crafts

modular prefab homes & cottages



A FRAME

3BHK



Configuration

3 BHK



Total built-up area

1,873 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 67,50,000/-

(GST & Transport Extra)

Covered deck: 228 Sq.Ft
 Open deck: 171 Sq.Ft

Loom Crafts

modular prefab homes & cottages

BARN HOUSE

3BHK



Production time

75 DAYS



Price starting from

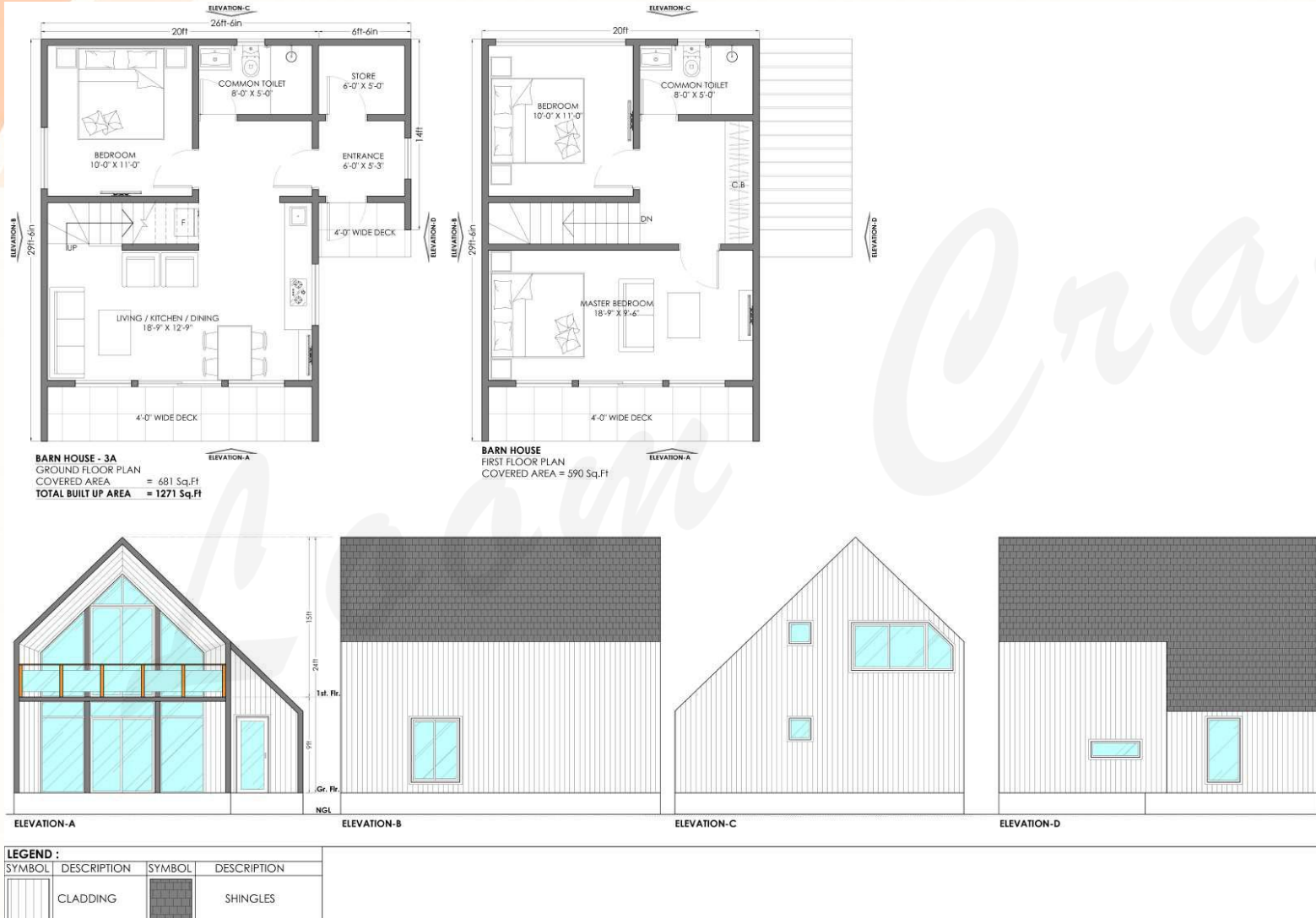
Rs 52,50,000/-

(GST & Transport Extra)



Loom Crafts

modular prefab homes & cottages



BARN HOUSE

3BHK



Configuration

3 BHK



Total built-up area

1,271 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 52,50,000/-

(GST & Transport Extra)

Ground floor deck: 6 ft wide
First floor deck: 4 ft wide

Loom Crafts

modular prefab homes & cottages

CABANA 'A'

3BHK



Production time

75 DAYS



Price starting from

Rs 74,50,000/-

(GST & Transport Extra)

Loom Crafts

modular prefab homes & cottages



CABANA 'A'

3BHK



Configuration

3 BHK



Total built-up area

1,664 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 74,50,000/-

(GST & Transport Extra)

Ground floor deck: 6 ft wide
First floor deck: 4 ft wide

Loom Crafts

modular prefab homes & cottages

CONCEPT HOME

3BHK



Production time

60 DAYS



Price starting from

Rs 54,00,000/-

(GST & Transport Extra)



Loom Crafts

modular prefab homes & cottages



CONCEPT HOME

3BHK (3A2)



Configuration

3 BHK



Area

1,217 Sq.Ft



Production time

60 DAYS



Price starting from

Rs 54,00,000/-

(GST & Transport Extra)

Deck: 8 ft wide

LEGEND :			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	SIDING		SHINGLES

Loom Crafts

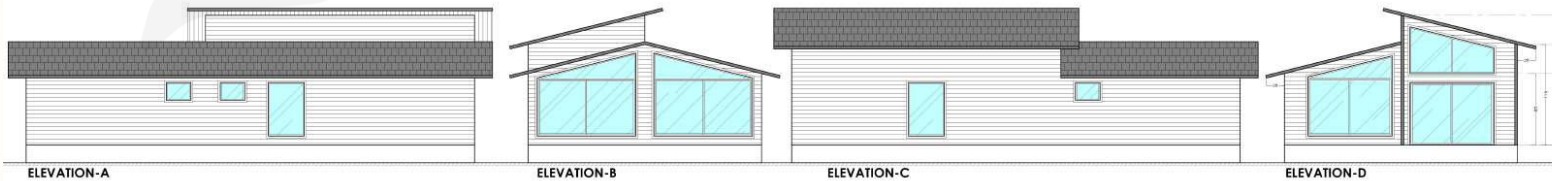
modular prefab homes & cottages



CONCEPT HOME -3A3

FLOOR PLAN

COVERED AREA = 1300 Sq.Ft



LEGEND :			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	SIDING		SHINGLES

CONCEPT HOME

3BHK (3A3)



Configuration

3 BHK



Covered area

1,300 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 61,00,000/-

(GST & Transport Extra)

Deck: 8 ft wide

Loom Crafts

modular prefab homes & cottages



CONCEPT HOME-3A1
FLOOR PLAN
COVERED AREA = 1542 Sq.Ft



LEGEND :			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	CLADDING		SHINGLES

CONCEPT HOME

3BHK (3A1)



Configuration

3 BHK



Covered area

1,542 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 67,00,000/-

(GST & Transport Extra)

Deck: 8 ft wide

Loom Crafts

modular prefab homes & cottages

MODALPINE

3BHK



Production time

75 DAYS



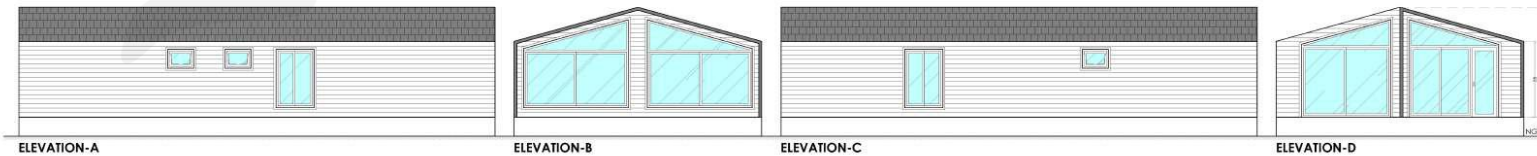
Price starting from

Rs 51,50,000/-

(GST & Transport Extra)

Loom Crafts

modular prefab homes & cottages



LEGEND :			
SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	SIDING		SHINGLES

MODALPINE

3BHK

Configuration
3 BHK

Built-up area
1,300 Sq.Ft

Production time
75 DAYS

Price starting from
Rs 51,50,000/-
(GST & Transport Extra)

Deck: 8 ft wide

Loom Crafts

modular prefab homes & cottages

LINEA

3BHK



Production time

75 DAYS



Price starting from

Rs 79,00,000/-

(GST & Transport Extra)

Loom Crafts

modular prefab homes & cottages



LINEA

3BHK



Configuration

3 BHK



Total built-up area

1,952 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 79,00,000/-

(GST & Transport Extra)

Covered deck: 4 ft wide
Ground floor deck by client

Loom Crafts

modular prefab homes & cottages

ASTRA 3BHK



Production time
75 DAYS

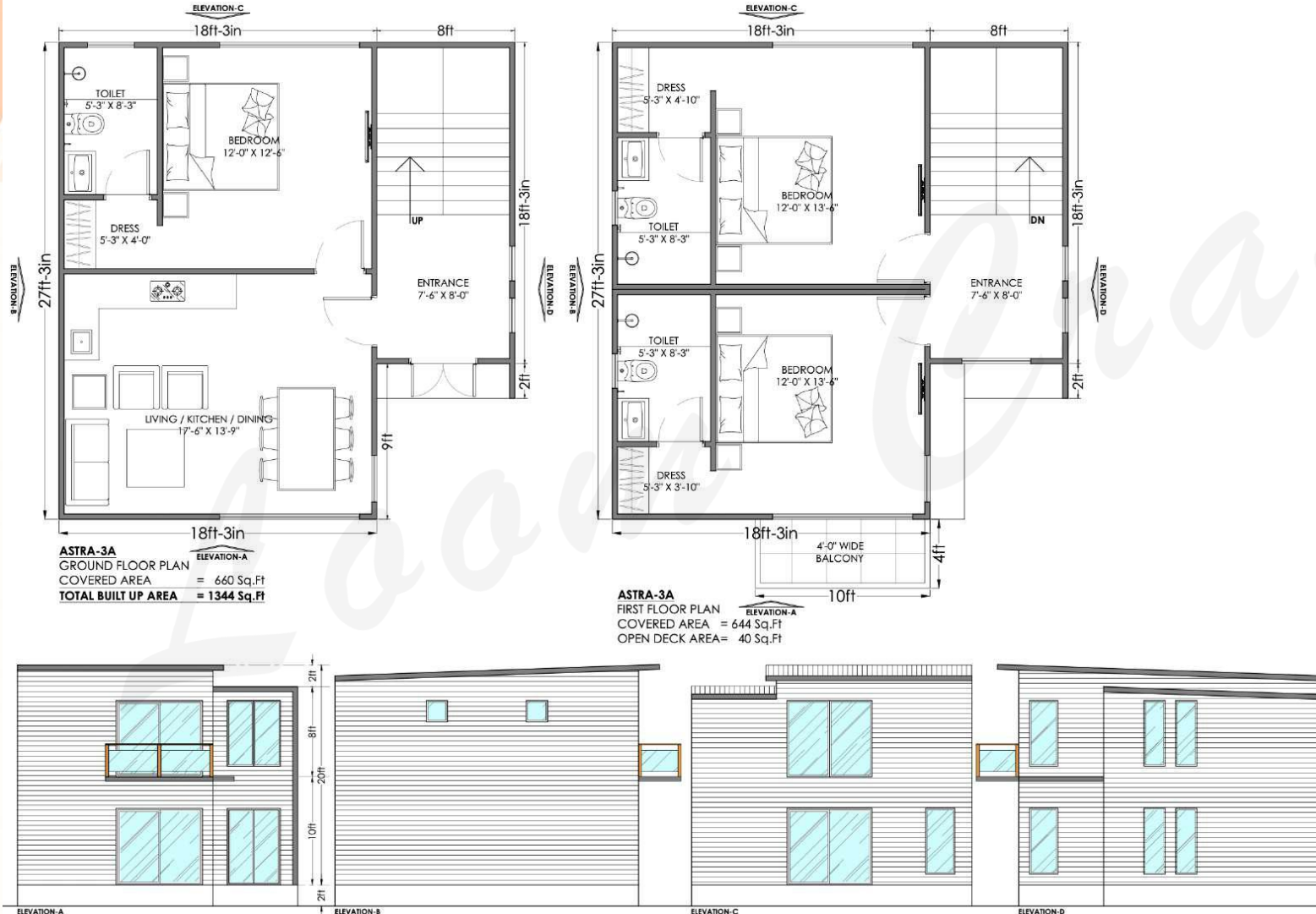


Price starting from
Rs 58,50,000/-
(GST & Transport Extra)



Loom Crafts

modular prefab homes & cottages



ASTRA

3BHK



Configuration

3 BHK



Total built-up area

1,344 Sq.Ft



Production time

75 DAYS



Price starting from

Rs 58,50,000/-

(GST & Transport Extra)

Open deck: 40 Sq.Ft
 First-floor balcony: 4 ft wide

CONSTRUCTION SPECIFICATIONS

STRUCTURE

The entire structure is designed as a hybrid system with Light Gauge Steel framing technology imported from Australia, fabricated using advanced CNC-controlled machines, along with mild steel load-bearing sections.

FOUNDATIONS / PLINTH

The client needs to provide the RCC plinth for the structure. Alternatively, a steel plinth over RCC foundations or a pre-cast foundation system is available at an extra cost, with further details provided on Page 57 of the catalogue.

STRUCTURE WRAPPING

The entire steel structure is wrapped with OSB boards on both the exterior and interior. These boards are lightweight yet very strong, waterproof, and termite-resistant.

INSULATION

All external walls and roofs are insulated with 100 mm thick Rock Wool of 48 kg/m³ density, providing effective protection against heat, cold, and sound. The entire external face of the walls and roofs is covered with thermal barriers before the application of waterproofing membranes.

WATER PROOFING MEMBRANES

The entire external surface of the cottage is covered with waterproofing membranes and sealed with aluminium tapes for maximum moisture protection.

INTERNAL WALL & CEILING

All internal walls and ceilings are finished with gypsum boards over the OSB boards and painted in the client's choice of colour. Pine wood cladding on walls or ceilings is also available as per clients choice. Bathroom walls are finished with ceramic tiles from Kajaria.

EXTERNAL WALL & ROOF

The external walls are clad with Natural thermo pine coated with water based, low odour hard-wearing, water weather resistant oil that enhances the colour of cladding.

INTERNAL & EXTERNAL FLOOR

Common areas and bedrooms are finished with wooden laminate flooring from Greenpanel, as per the client's choice. Toilets are fitted with vitrified tiles from Kajaria. External decks, if included in our scope, are constructed with Natural Thermo pine decking.

DOORS & WINDOWS

All internal doors are made of laminated flush doors, while external sliding or fixed doors, windows, and main doors are made from UPVC sections fitted with 8 mm thick toughened glass. Options for double-glazed units (DGU) and mosquito mesh are available at extra cost. Skylights can be incorporated into the roof without extra charge, while skylight blinds are available at an additional cost. Our standard UPVC colour is white or black, although wood-finish UPVC is also available for an extra cost.

SCOPE, COMMERCIAL TERMS & WARRANTY

PLUMBING & TOILET FIXTURES

The toilet in the cottage comes fully equipped with internal pipelines made from CPVC of make Ashirwad and fitted with fixtures from Jaquar, including WC, washbasin, faucets, and other accessories. The client is responsible for connecting the water supply and waste outlets on-site after the cottage erection is completed. Water storage tanks, pressure pumps, and shower glass partitions are not included.

ELECTRICAL FITTINGS

Complete electrical fittings are included, comprising switches, sockets, fans, and LED lights. Internal wiring is from R R Kabel, switches and sockets are from Legrand, LED lights are from Panasonic or similar, and fans are from Atomberg. Electronics such as televisions, refrigerators, air conditioners, and geysers are not included and can be installed separately by the client. We do, however, provide concealed air-conditioning pipelines within the walls as per the layout plans.

DECK RAILINGS

Deck railings are built with Thermo Pine balusters of size 90 x 90 mm, with 10 mm thick toughened glass panels in between, and handrails made from Thermo Pine of size 140 x 26 mm.

FURNITURE

No fixed or loose furniture, soft furnishings, or decorative items are included in the standard scope. Kitchens and wardrobes are available at extra cost, while bathroom vanities are included.

TAXES

GST at 18% is applicable over and above the quoted prices.

TRANSPORTATION

Transportation costs are extra and charged at actuals. Cottages are dispatched flat-packed to optimize freight costs.

INSTALLATION

Installation is included in the cost. However, the client is responsible for arranging boarding and lodging for the installation team and for bearing the rental costs of cranes directly. The client must also ensure proper site access for trucks and cranes, as installation cannot be carried out manually.

PAYMENT TERMS

75% advance, 25% balance before dispatch once order is ready.

COMPLETION TIME

Production time 60-90 days depending on the design. Additional time may be required for transportation and on-site installation.

WARRANTY & LIFE SPAN

Our homes and cottages come with a 20-year warranty covering any structural damages or leakages caused by rainfall. With proper maintenance, the design life span of our homes and cottages can exceed 50 years.

Loom Crafts

modular prefab homes & cottages



WARRANTY TERMS

BUILT FOR A LONGER TOMORROW



20-Year Structural & Rain Leakage Warranty

Loom Crafts Prefab Modular Homes & Cottages offers a 20-year warranty from the date of handover against:

- Structural defects affecting the stability and safety of the building
- Rainwater leakages through roof panels, wall panels, joints, and structural connections
- Defects arising from manufacturing, fabrication, design, or installation carried out by Loom Crafts or its authorized teams

This warranty ensures long-term structural integrity and weather protection under normal usage conditions.



1-Year Free Service Support

In addition to the structural warranty, Loom Crafts provides free service support for 1 year from the date of handover for issues related to:

- Electrical wiring, fittings, and connections
- Plumbing lines, fittings, and minor leakages
- Doors, windows, locks, hinges, and hardware
- Minor installation-related adjustments

Service support includes inspection and rectification of workmanship-related issues. Replacement of consumables or parts, if required, shall be chargeable.



Items Not Covered Under Warranty

The following are excluded from warranty coverage:

- Paint, polish, coatings, sealants, and surface finishes
- Routine wear and tear
- Cleaning, housekeeping, or maintenance activities
- Damage due to misuse, negligence, or lack of regular upkeep
- Modifications, alterations, or repairs carried out by unauthorized personnel
- Damage caused by natural calamities such as earthquakes, floods, cyclones, fire, or external impact
- Civil works including foundations, plinths, flooring, and site works executed by third parties

QUALITY TODAY. PEACE OF MIND ALWAYS.



Warranty Conditions

- Warranty is applicable only to projects executed and installed by Loom Crafts
- Unauthorized repairs or modifications will void the warranty
- Warranty covers manufacturing and installation defects only and does not include aesthetic or maintenance-related concerns
- Regular maintenance and upkeep remain the responsibility of the owner



Warranty Claim Procedure

All warranty or service requests must be raised through official Loom Crafts communication channels along with project details and handover date.

Loom Crafts' technical team will inspect the issue and recommend appropriate corrective action.



General Disclaimer

Loom Crafts' liability under this warranty is limited to repair or rectification of covered defects only.

The company shall not be liable for indirect, incidental, or consequential damages.

Terms & Conditions apply. Warranty governed by applicable laws of India.

*Homes that
stand the test
of time.*



Loom Crafts

modular prefab homes & cottages

FOLLOWING PAGES

COLOR OPTIONS

CURATED PALETTES.
TIMELESS POSSIBILITIES.

Choose from our range of premium finishes
and colours to create a home or cottage
that reflects your style and fits its environment.

NATURAL
DURABLE
BEAUTIFUL

YOUR STYLE
OUR EXPERTISE

Loom Crafts

modular prefab homes & cottages

THERMO PINE

Exterior Colour Options

Black and white UPVC & flashings shown on each cottage

Clear



BLACK

WHITE



White



BLACK

WHITE



Split finish shown for comparison

Loom Crafts

modular prefab homes & cottages

THERMO PINE

Exterior Colour Options

Black and white UPVC & flashings shown on each cottage

Natural Cedar



BLACK

WHITE



Walnut



BLACK

WHITE



Split finish shown for comparison

Loom Crafts

modular prefab homes & cottages

THERMO PINE

Exterior Colour Options

Black and white UPVC & flashings shown on each cottage

Mahogany



BLACK

WHITE



Grey



BLACK

WHITE



Split finish shown for comparison

Loom Crafts

modular prefab homes & cottages

 **legrand**[®]

Lyncus[™]
Change to today

THE RANGE
YOUR BEST GIZMOS
DESERVE.



Stylish &
Modern Design



Durable &
Reliable



Perfect for
Modern Homes



A Range of
Elegant Finishes

*Details
make better homes*



Alu Sunset



Champagne



Chic Grey



White



Brushed

Matt Silver

PREMIUM FINISHES
FOR A BETTER TOMORROW



Loom Crafts

modular prefab homes & cottages



Renesa Prime

CEILING FAN

SLEEK.
EFFICIENT.
RELIABLE.

Designed for modern homes
with superior performance.



STYLE
MEETS
PERFORMANCE



High air delivery

Powerful & consistent airflow



LED indicator

Modern & convenient



Remote operated

Ease at your fingertips



Gloss Black



Gloss White

COLOUR OPTIONS



Pebble Grey



Ivory



Honey Maplewood



Dark Walnut

A SMARTER
BREEZE
FOR A
BRIGHTER
TOMORROW

Loom Crafts

modular prefab homes & cottages



OPAL PRIME

NEW. MODERN. MINIMALISTIC.



Modern
Design



Durable
& Reliable



Easy to
Maintain



Perfect for
Modern Homes

ELEVATE
EVERYDAY
LIVING

PREMIUM
BATHROOM SOLUTIONS
BY JAGUAR



WC



Wash Basin



Basin Mixer



Diverter



Shower Rail



Hand Shower



Health Faucet



Angle Valve



Soap Dish



Toilet Roll Holder



Towel Ring



Towel Road

CRAFTED FOR
COMFORT & STYLE

QUALITY | DESIGN | DURABILITY

Loom Crafts

modular prefab homes & cottages

Kajaria

INDIA'S NO.1 TILE COMPANY

BEAUTIFUL SPACES
FOR A BETTER TOMORROW



Stain
Resistant



Scratch
Resistant



High Abrasion
Resistant



Easy
Installation



Easy
to Clean



Fire
Resistant



Zero
Maintenance



Almost 0%
Water Absorption



High Flexural
Strength



Thermal
Resistant



Chemical
Resistant



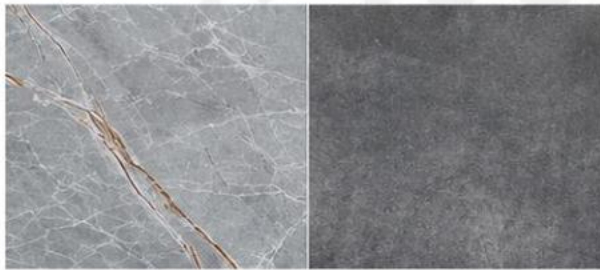
11 Mm
Thickness



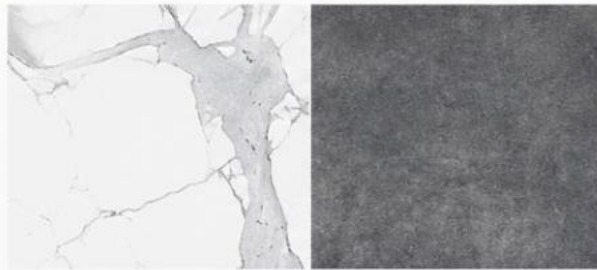
TILES
THAT
INSPIRE
EVERYDAY
LIVING

BATHROOM TILES OPTIONS

ELEGANT DESIGNS FOR MODERN SPACES



Wall: Turkey Grey Marble (Gloss) /
Floor: London Gris (Matt)



Wall: Royal Satuario (Gloss) /
Floor: London Gris (Matt)



Wall: Travertine Beige (Gloss) /
Floor: London Latte (Matt)

TIMELESS TILES
FOR MODERN LIVING

QUALITY | DESIGN | DURABILITY

Loom Crafts

modular prefab homes & cottages



LAMINATE FLOORING (MAKE GREEN PANEL)

Greenpanel Laminated Floors consist of four distinct layers: an abrasion-resistance top layer, a decorative design layer, a 100% hardwood HDF core, and a moisture-resistant backing layer. Greenpanel offers a warranty of 10 years on AC3 grade floors that are well suited for residential and low footfall commercial spaces. Greenpanel AC4 grade laminate floors — suitable for offices and malls — come with a warranty of 15 years.



Durable &
Long Lasting



Scratch
Resistant



Moisture
Resistant



Eco-Friendly
Choice



Easy
Installation



10/15 Years
Warranty



Ideal for Homes,
Offices & Malls



A Greener
Tomorrow



SILVER SAVANNAH - FL001



TOPAZ OAK - FL002



TIMBER TRAIL - FL003



CLASSIC OAK - FL004



KALAHARI OAK - FL005



VINTAGE OAK - FL006



LUSCIOUS NOUGAT - FL007



WINEWOOD OAK - FL008



COUNTRY OAK - FL009



AUTUMN WALNUT - FL010



HIMALAYAN MERBAU - FL011



SILVER STREAKS - FL012



EARTHERN APPLE - FL013



AMAZON WALNUT - FL014



CHOCOLATE CARAMEL - FL015



VERMILLION FIRE - FL016



TROPICAL WALNUT - FL017



SEPIA TEAK - FL018



SUNDERBAN WENGE - FL019



EARTHEN CHERRY - FL020



AFRICAN IVORY - FL021



PLUSH WALNUT - FL022



RUSSIAN RIPPLES - FL023



SHERWOOD DOZUKI - FL024

NATURAL LOOKS.
STRONGER SPACES.

CHOOSE A FLOOR
THAT COMPLETES YOUR STORY



Loom Crafts

modular prefab homes & cottages



TECHNICOL
BUILDING TRUST WORLDWIDE

**50
YEARS**

**MANUFACTURER'S
WARRANTY**

GLOBAL EXPERTISE. A STRONGER TOMORROW.

TECHNICOL Corporation is the leading international manufacturer and supplier of roofing, waterproofing, thermal insulation and sound absorption materials. The company was founded in 1992 and since then has accumulated considerable experience in the building materials market. They are proud to offer up-to-date products and technologies that combine global expertise and the elaboration of our own R&D centres. A wide range of durable materials and reliable solutions allows making a choice that is best suited to the customer both in price and in quality.

*Roofing
for Better
Living*



Nevada



Texas



Michigan



Atlanta



Alabama



Indiana



Louisiana



Vermont



Kansas



Alaska

COUNTRY AR
ARCHITECTURAL SHINGLES

COUNTRY AR collection of double-layer roofing shingles comprises incredible color solutions that imitate diverse nature's shades and nuances. Vibrant color blends and expressive shadow lines create a wonderful dimensional visual image. Copper-containing basalt granules prevent algae growth on the roof.



DURABLE
& RELIABLE



WIDE RANGE
OF COLORS



IDEAL FOR
ALL CLIMATES



ENHANCED
WEATHER PROTECTION

Loom Crafts

modular prefab homes & cottages

FOUNDATION / PLINTH OPTIONS

A STRONG FOUNDATION FOR A BETTER TOMORROW

We offer multiple foundation / plinth options to suit different site conditions, budgets and project requirements. All options are engineered to provide stability, durability and ease of installation for your modular cottage.

*Built
for Every
Place*

1

Standard Plinth Foundation

SIMPLE. STABLE. COST-EFFECTIVE.



This is the most commonly chosen foundation system, wherein the client is required to construct a plinth as per the design and structural drawings provided by us. Once the plinth is ready, we install the walls of the modular cottage directly over it, followed by the roof. This system offers a stable and cost-effective base and is included in the standard pricing mentioned in the catalogue. It is suitable for sites with a relatively level ground and minimal elevation requirements.



Most Popular
Choice



Cost-Effective



Stable & Reliable

2

Elevated RCC Column Foundation

STRONGER BASE. GREATER FLEXIBILITY.



In this system, the client is required to construct RCC columns as per our specified layout and design. These columns can be raised to a standard height of 2 feet or elevated further up to 8-12 feet above the natural ground level, depending on site conditions or the desire to create a tilted cottage. For this system, we provide a steel floor base and tie beams to integrate the structure with the RCC columns. This option incurs an additional cost of ₹500 per sq. ft. over the ground floor area.



Suitable for
Sloped Sites



2-12 Feet
Elevation



Steel Floor Base
& Tie Beams

3

Pre-Cast Foundation Blocks

QUICKER INSTALLATION. MORE FLEXIBILITY.



This option is ideal for clients seeking a quicker or non-permanent installation method. We supply our proprietary pre-cast foundation blocks, which are placed as per the structural load and layout of the cottage. As with Option 2, a steel floor base is provided along with these pre-cast foundation blocks, adding ₹750 per sq. ft. to the cost. This solution offers flexibility and ease of installation, particularly for uneven terrains or remote locations.



Faster
Installation



Flexible
& Portable



Ideal for
Uneven Terrains

Loom Crafts

modular prefab homes & cottages

PEOPLE
SPACES
POSSIBILITIES

MODULAR SPACES FOR A BETTER TOMORROW

Thank You

FOR BEING A PART OF OUR JOURNEY

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Tel: +91 8448440556 | Email: info@loomcrafts.com

Web: www.loomcraftsprefab.com | www.loomcrafts.com



SUSTAINABLE
SPACES



MODULAR
LIVING



A BRIGHTER
TOMORROW

INDIAN ROOTS
GLOBAL STANDARDS