

# 2 Bedroom Laneway Suite



Ukkei

# Ukkei means home.

laneway 2 bed

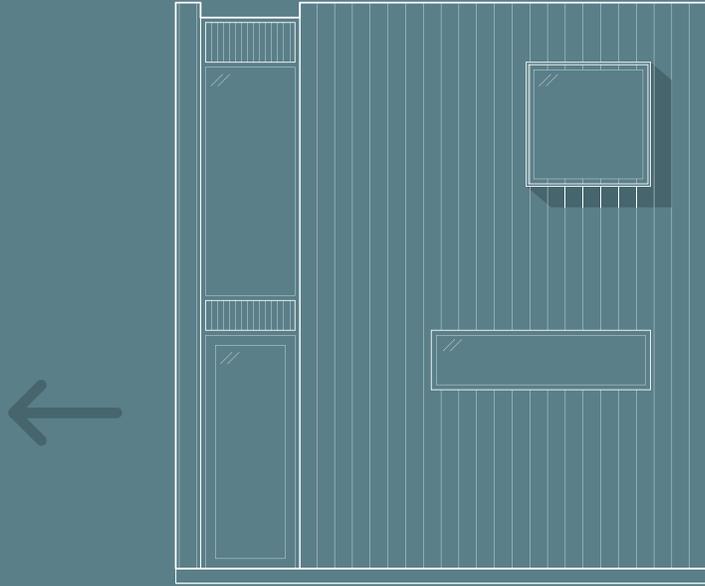


ukkei means home

ukkei.ca

Ukkei is VFA Architecture + Design and Hummingbird Hill Homes. Combined, we have over 40 years of experience designing and building homes across the GTA and Ontario. Ukkei isn't just the home reimagined—it's also experience and expertise.

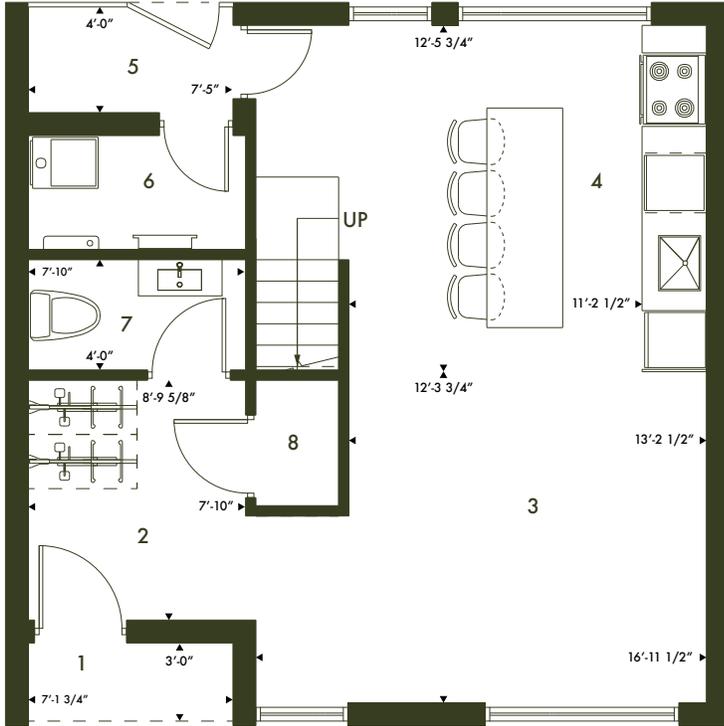
Our laneway suites are sustainable, compact, and highly livable homes designed for frustration-free installation. Like all Ukkei, we assemble most of your home off-site in a facility we own and operate, reducing disruption, uncertainty, and waste on site. The result: a better built structure that is more efficient, more durable, and more accessible. It's a win-win-win.



## Fits lots slim and wide.

Ukpei laneway suites are adjustable in width from 15' to 26', optimizing Ukpei for your qualifying property. Ukpei slim is 15'-22', and Ukpei wide is 23'-26'.





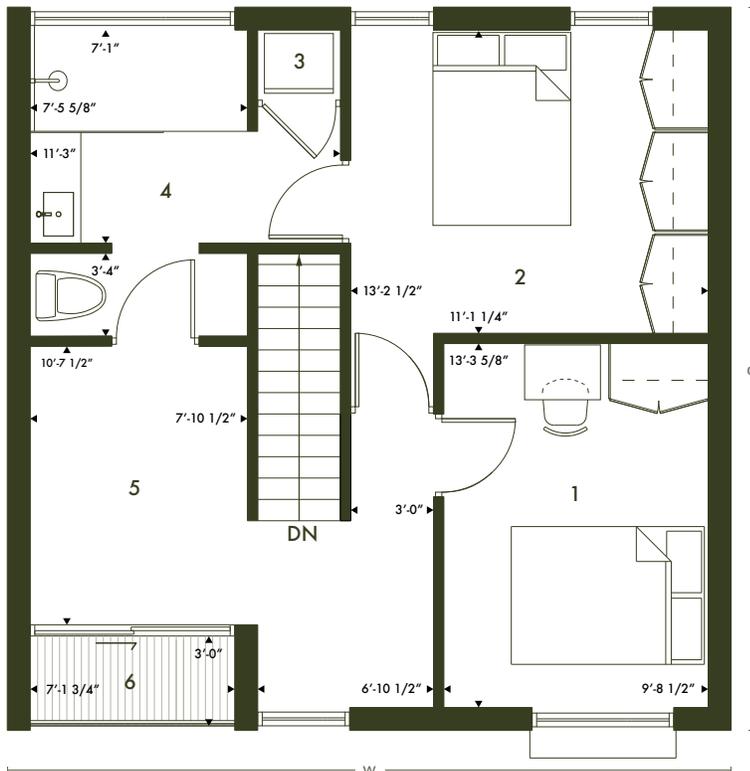
Laneway Side

## Wide Lots

### Ground Floor

1. Covered entry
2. Foyer
3. Living room
4. Kitchen
5. Refuse area
6. Utility
7. Powder room
8. Closet

Wide or slim? The choice depends on the width of your lot. Contact us to find out the appropriate size of laneway suite for your property.

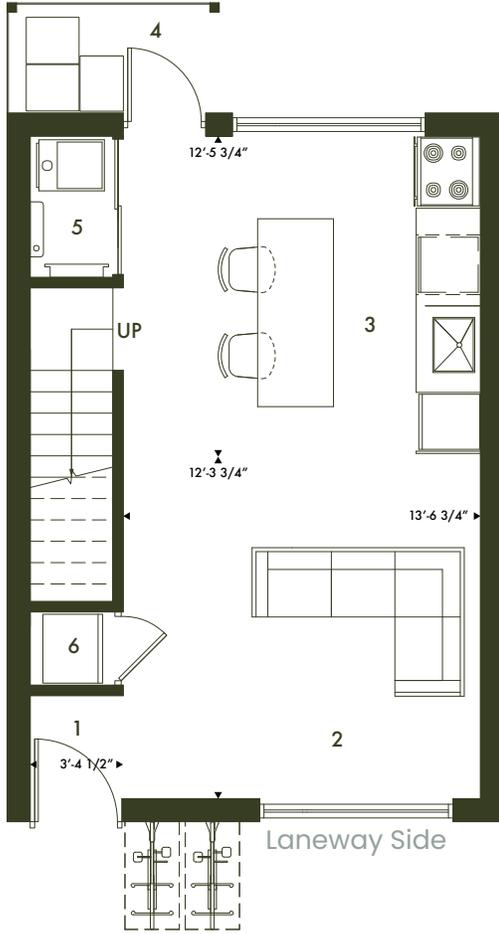


Laneway Side

### Second Floor

1. Bedroom 1
2. Bedroom 2
3. Laundry
4. Ensuite
5. Common space
6. Walk-out deck

Overall exterior dimensions are 26'-3" (w) by 26'-3" (d)

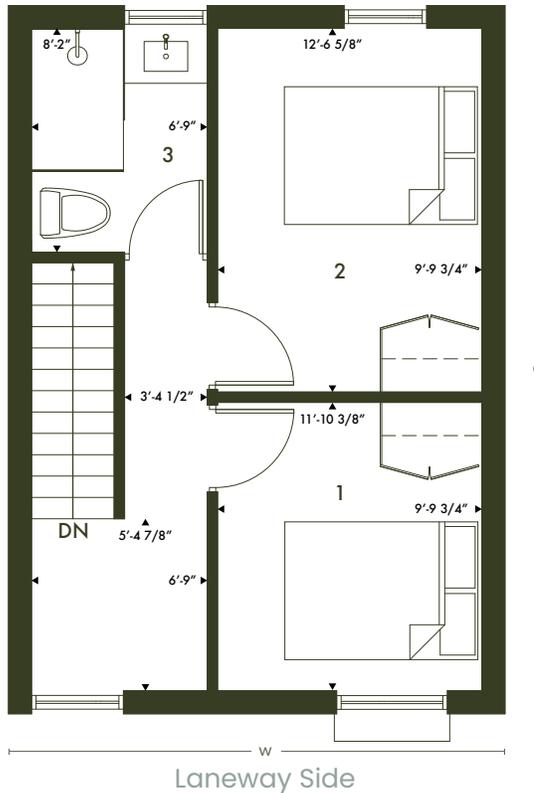


## Slim Lots

### Ground Floor

1. Entry
2. Living room
3. Kitchen
4. Refuse area
5. Utility
6. Laundry

Wide or slim? The choice depends on the width of your lot. Contact us to find out the appropriate size of laneway suite for your property.



### Second Floor

1. Bedroom 1
2. Bedroom 2
3. Washroom

Overall exterior dimensions are 18'-4 3/4" (w) by 26'-3" (d)\*

\*All dimensions subject to change. Width is customized to site and can vary from 15' to 26'.

# Finish options.

laneway 2 bed



## Light Palette

Our Light Palette features durable finishes that give Ukkei an airy, open feeling.

- A White interior window frames
- B White painted walls
- C White painted cabinets
- D Chrome plumbing fixtures and door hardware
- E Caesarstone Calacatta Nuvo countertop and backsplash
- F Wide-plank, engineered white oak hardwood flooring

ukkei means home

ukkei.ca

Finishes subject to change or substitution.

# Finish options.

laneway 2 bed

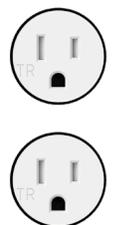


## Light Palette Plus

Our Light Palette Plus features premium durable finishes that give Ukkei an airy, open feeling. Additional

- A Black interior window frames
- B White painted walls
- C Rift-cut white oak wood veneer cabinets
- D Matte black plumbing fixtures and door hardware
- E Laminam Travertine countertop and backsplash
- F Herringbone white oak engineered hardwood flooring
- G Flush mount switches and premium circular Bocci® wall outlets

G



Finishes subject to change or substitution.

ukkei means home

ukkei.ca

# Finish options.

laneway 2 bed



Interior of wide 2-bedroom laneway suite. For illustrative purposes only.

## Dark Palette

Our Light Palette Plus features premium durable finishes that give Ukkei an airy, open feeling. Additional

- A White interior window frames
- B White painted walls
- C White painted cabinets
- D Chrome plumbing fixtures and door hardware
- E Caesarstone Empira White countertop and backsplash
- F Wide-plank, dark wood engineered hardwood flooring

ukkei means home

ukkei.ca

Finishes subject to change or substitution.

# Finish options.

laneway 2 bed



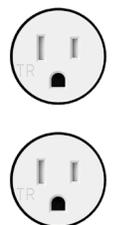
Interior of wide 2-bedroom laneway suite. For illustrative purposes only.

## Dark Palette Plus

Our Light Palette Plus features premium durable finishes that give Ukkei an airy, open feeling. Additional

- A Black interior window frames
- B White painted walls
- C Dark wood veneer cabinets
- D Matte black plumbing fixtures and door hardware
- E Laminam Statuarietto countertop and backsplash
- F Herringbone dark wood engineered hardwood flooring
- G Flush mount switches and premium circular Bocci® wall outlets

G



ukkei means home

ukkei.ca

Finishes subject to change or substitution.



# Ukkei

Contact us

[info@ukkei.ca](mailto:info@ukkei.ca)

Pricing starting at 426,000 and 544,000 for slim and wide†

†All pricing excludes site servicing, foundation, shipping, and installation which varies by individual site conditions. Price also varies by adjustments made to dimensions based on actual property size. Base price includes 'A' finish palette; other finish options additional.

Contact us for more information.

Ukkei homes is a collaboration between VFA Architecture + Design and Hummingbird Hill Homes.

[ukkei.ca](http://ukkei.ca)

[vf-a.com](http://vf-a.com)

[hummingbirdhillhomes.com](http://hummingbirdhillhomes.com)

