



Catalogue Homes Price List Ghana 2024

Easy Housing



Our homes

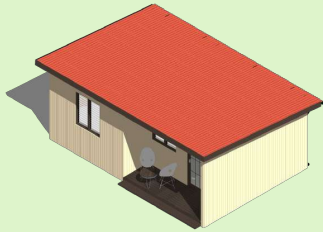
**Our homes are affordable, comfortable and sustainable.
We offer a fast and flexible building technology.
Easy Homes are produced in factories and have a high quality.
We help you build your dream home!**



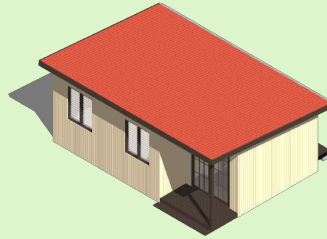
Our models



One Bedroom Studio.
32 sqm



One Bedroom Urban.
46 sqm



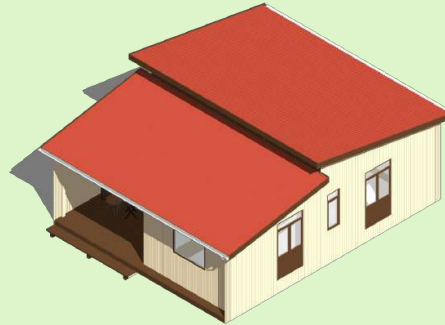
Two Bedroom Urban.
46 sqm



Three Bedroom Urban.
60 sqm



Two Bedroom Comfort.
92 sqm



Two Bedroom Space.
80 sqm



Three / Four Bedroom Space.
114 sqm



Prices Ghana



Type.	Size.	Bedrooms.	Promo Price.	
One bedroom studio	32 sqm	1	USD 12,800	(GHS 160,000)
One bedroom urban	46 sqm	1	USD 16,500	(GHS 206,250)
Two bedroom urban	46 sqm	2	USD 19,100	(GHS 238,750)
Three bedroom urban	60 sqm	3	USD 26,000	(GHS 325,000)
Two bedroom comfort	92 sqm	2	USD 42,500	(GHS 531,250)
Two bedroom space	80 sqm	2	USD 33,500	(GHS 418,750)
Three bedroom space	114 sqm	3	USD 49,000	(GHS 612,500)
Four bedroom space	114 sqm	4	USD 49,000	(GHS 618,750)

Prices are including VAT. Other local taxes may apply. Prices are for the shell home. See details on the pricing page. Price in USD prevails. Prices are for locations up to a 2 hours truck drive away from the workshop. See site and location criteria page. Size indicates roof footprint in sqm.



Countries

We can build your home in:



Ghana.



Mozambique.



Tanzania.



Uganda.



Kenya.



* Prices for Ghana are not applicable to other countries.

One Bedroom Studio.





Name. One Bedroom Studio
Floor. 25 sqm (net)
Roof. 32 sqm (gross)
Rooms. One bedroom
Price. See price page

Description.

This space efficient studio offers a home for singles and starters. The design has been optimised for costs while it can fit all the basic amenities for an urban couple.





North Elevation



West Elevation



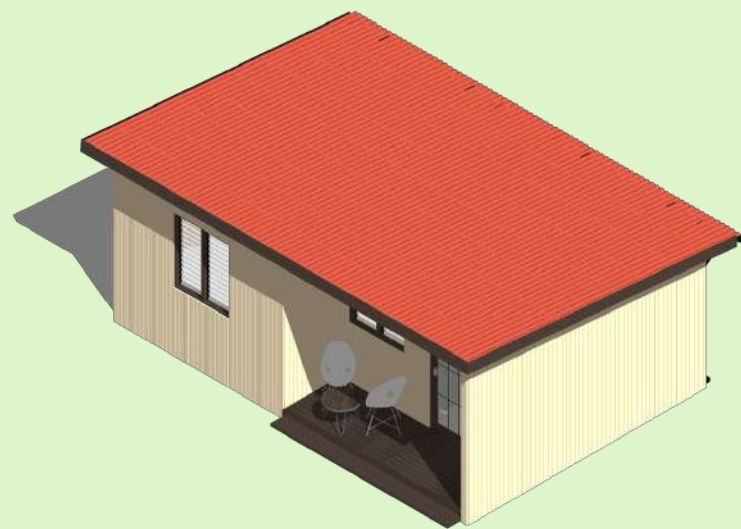
South Elevation



East Elevation

A faded, light green architectural rendering of a kitchen and dining area. The kitchen features a countertop with a sink, a stove, and a refrigerator. The dining area includes a round table and two stools. The text "One Bedroom Urban." is overlaid in the center.

One Bedroom Urban.



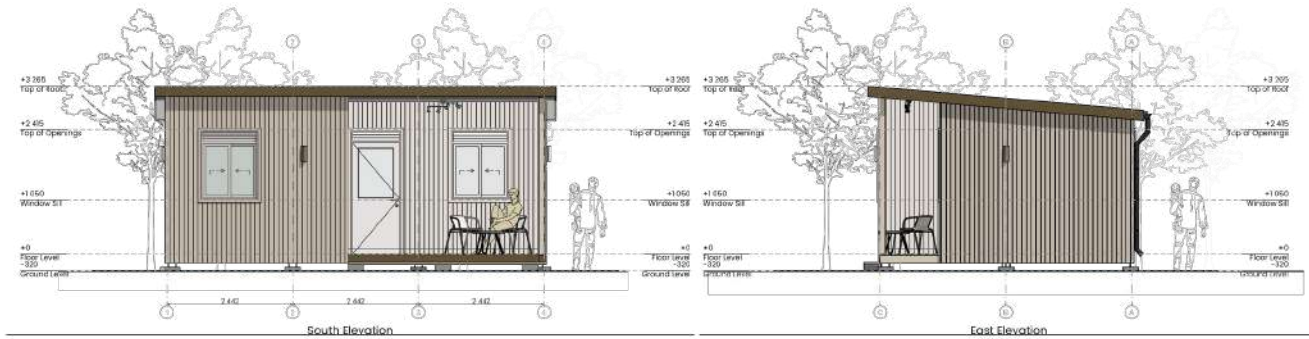
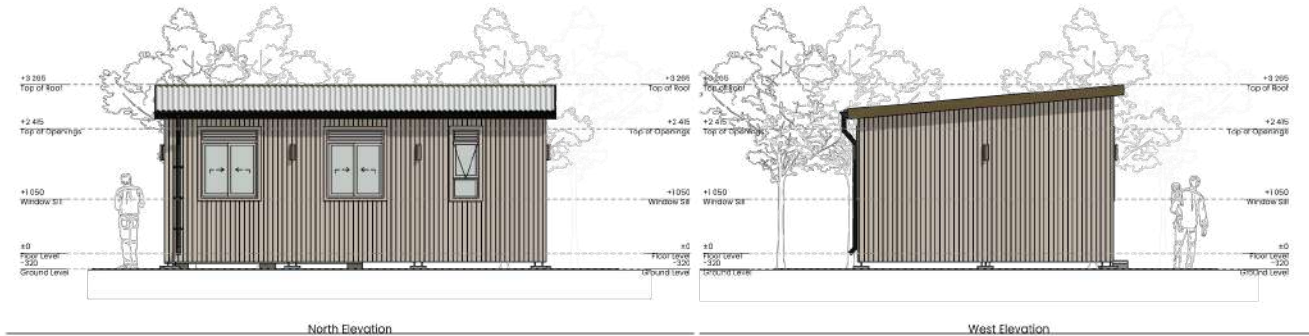


Name. One Bedroom Urban
Floor. 37 sqm (net)
Roof. 46 sqm (gross)
Rooms. One bedroom
Price. See price page

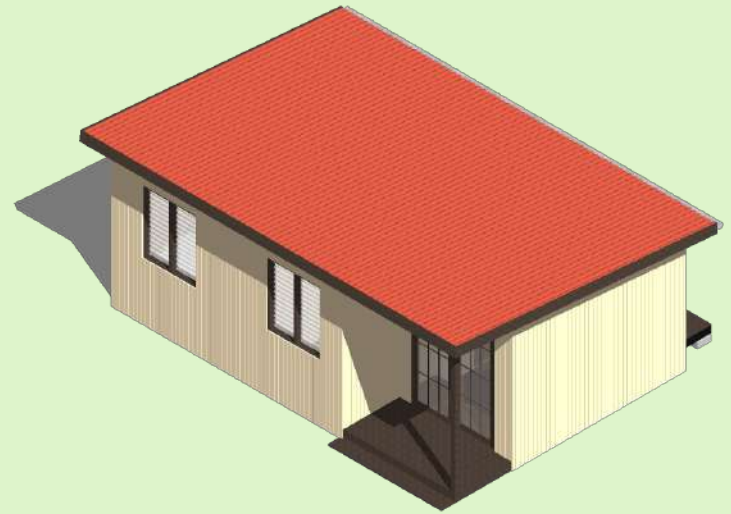
Description.

This space efficient one bedroom home offers a home for singles and starters. The design has been optimised for costs while it can fit all the basic amenities for an urban couple.





Two Bedroom Urban.

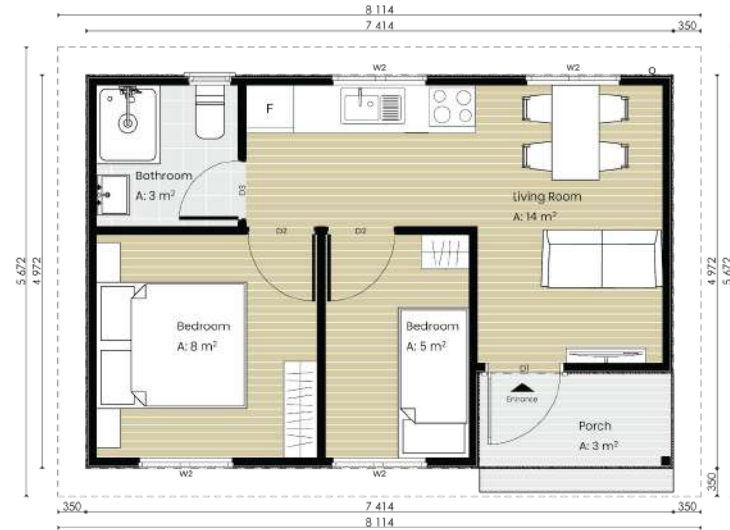




Name. Two Bedroom Urban
Floor. 37 sqm (net)
Roof. 46 sqm (gross)
Rooms. Two bedrooms
Price. See price page

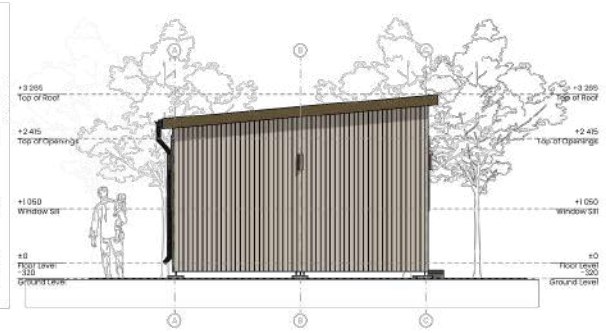
Description.

This space efficient two bedroom home offers a home for singles and starters. The design has been optimised for costs while it has all the basic amenities for an urban couple.





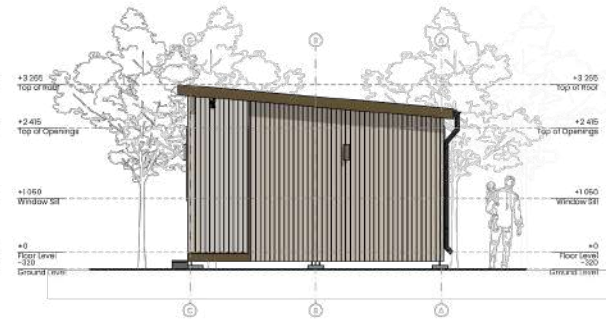
North Elevation



West Elevation



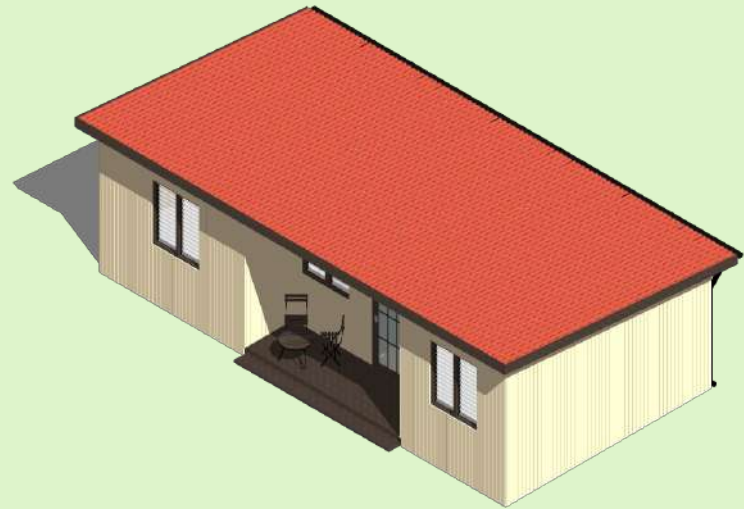
South Elevation



East Elevation

A faded, light green architectural rendering of a kitchen and dining area. The kitchen features a countertop with a sink, a stove, and various cabinets. A dining table with four chairs is positioned in the center. The overall style is clean and modern.

Three Bedroom Urban.





Name. Three Bedroom Urban
Floor. 49 sqm (net)
Roof. 60 sqm (gross)
Rooms. Three bedrooms
Price. See price page

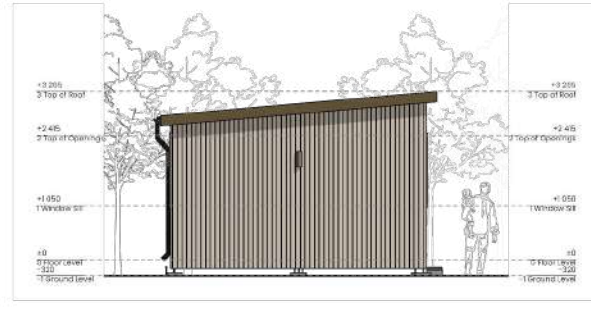
Description.

This compact three bedroom home is medium family home that can fit a family of up to six people.





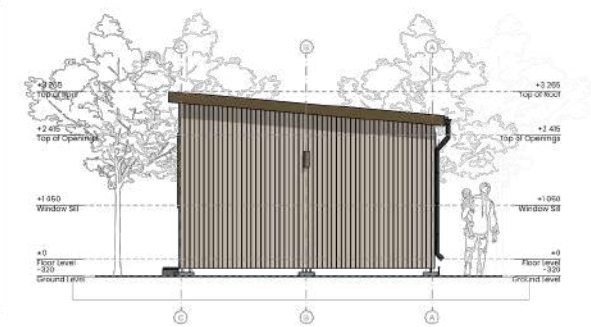
North Elevation



West Elevation



South Elevation



East Elevation

An isometric rendering of a kitchen and dining area. The kitchen features a countertop with a sink, a stove, and a range hood. Below the counter are cabinets and drawers. In the foreground, there is a dining table with four chairs. The entire scene is rendered in a light green color scheme.

Two Bedroom Comfort.

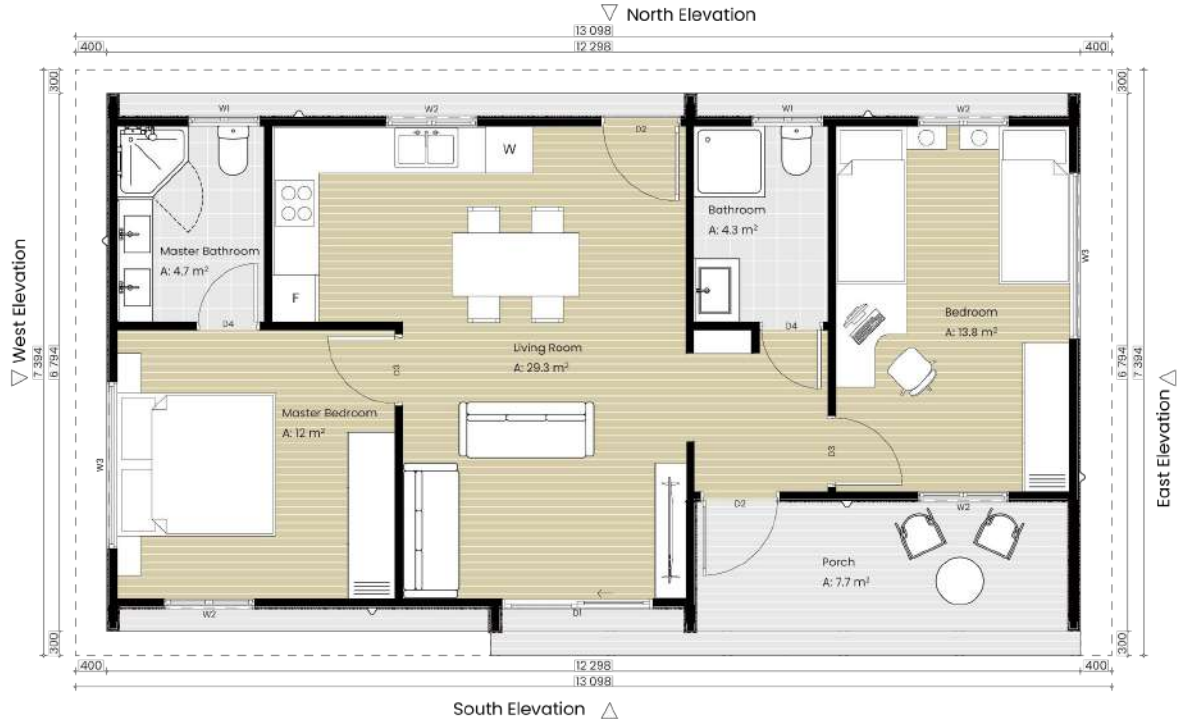


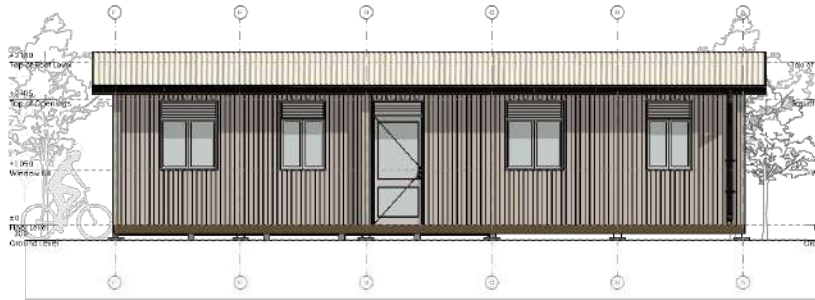


Name. Two Bedroom Comfort
Floor. 75 sqm (net)
Roof. 92 sqm (gross)
Rooms. Two bedrooms
Price. See price page

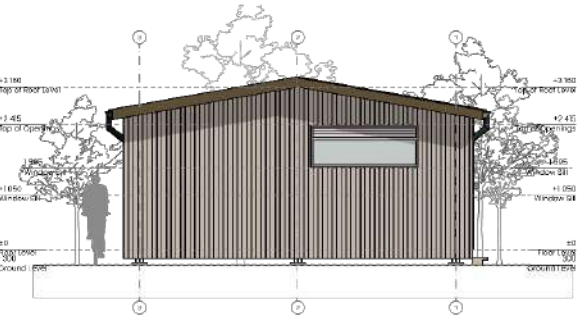
Description.

This spacious two bedroom home has a comfortable set up with a large kitchen area, living room and veranda. The master bedroom has an ensuite bathroom.

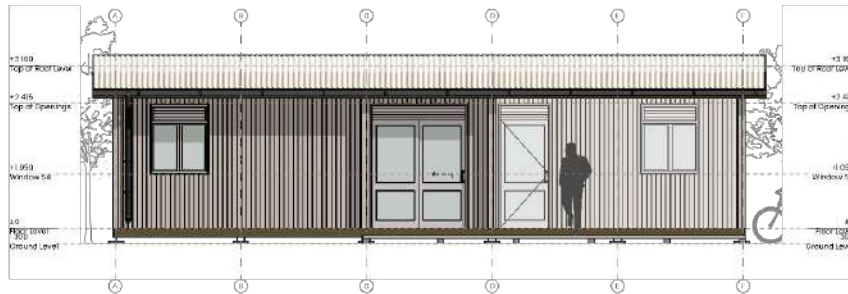




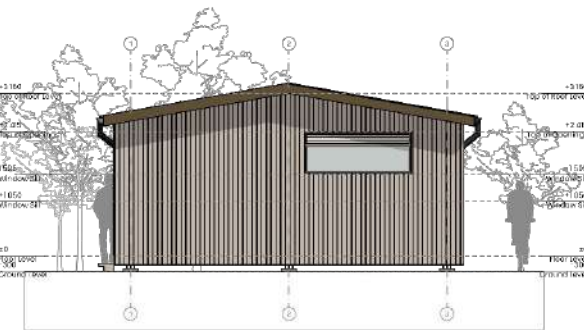
North Elevation



West Elevation

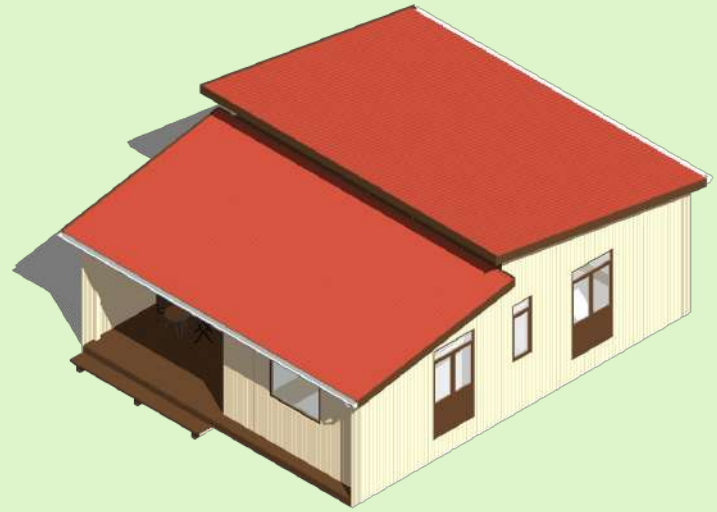


South Elevation



East Elevation

Two Bedroom Space.
(incremental)

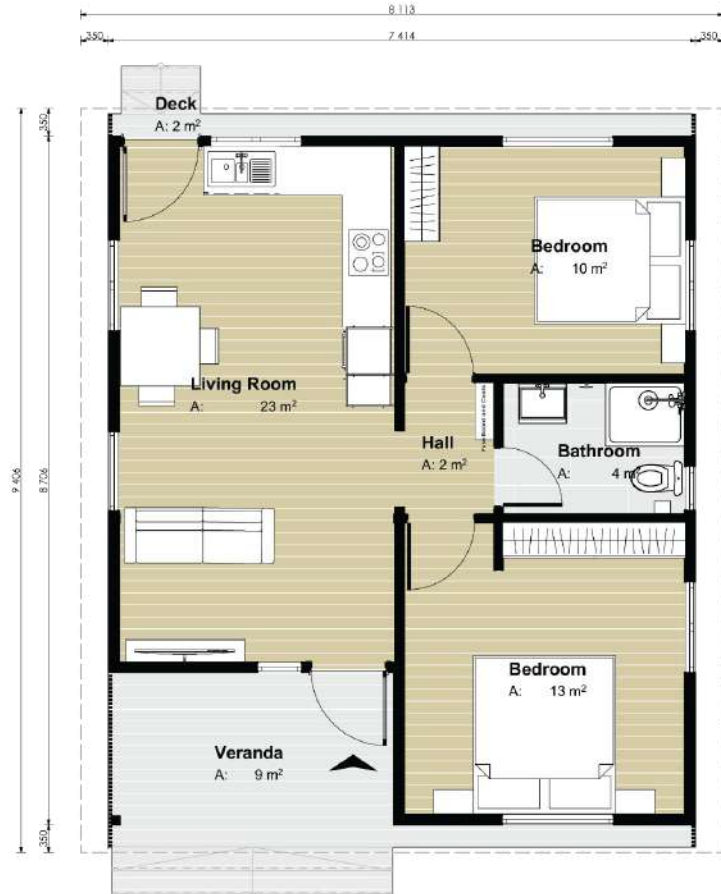


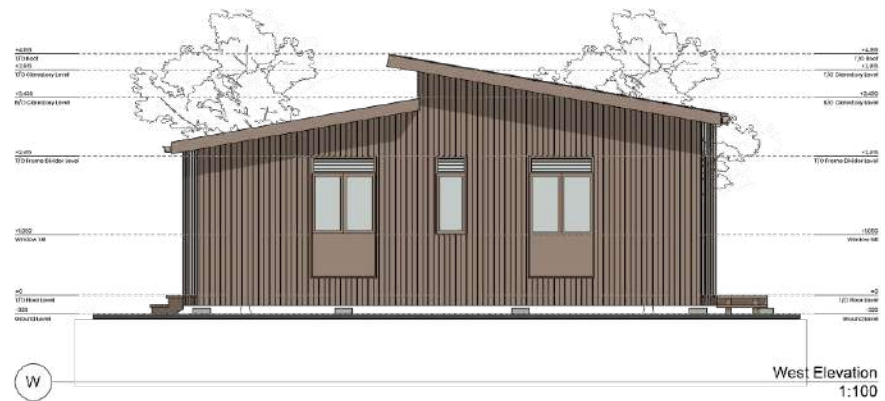


Name. Two Bedroom Space
Floor. 64 sqm
Roof. 80 sqm
Rooms. Two bedrooms
Price. See price page

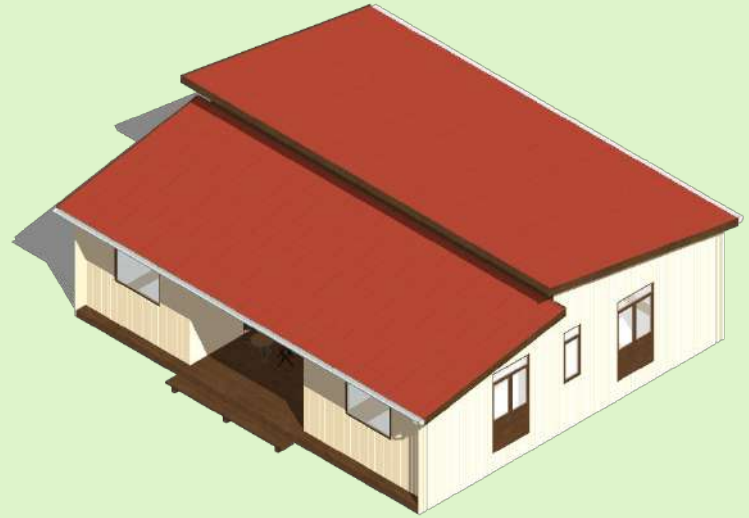
Description.

This two bedroom incremental home has a comfortable set up with kitchen, living and veranda. The design is made in a smart way so that it can expand incrementally into three or four bedrooms later.





Three Bedroom Space.
(incremental)





Name. Three Bedroom Space
Floor. 95 sqm (net)
Roof. 114 sqm (gross)
Rooms. Three bedrooms
Price. See price page

Description.

This three bedroom home has a comfortable set up with dedicated kitchen space, living room, veranda and an ensuite bedroom. A sustainable affordable home for big families.





Four Bedroom Space.





Name. Four Bedroom Space
Floor. 95 sqm (net)
Roof. 114 sqm (gross)
Rooms. Four bedrooms
Price. See price page

Description.

This four bedroom home has a comfortable set up with kitchen, living and veranda. A sustainable affordable home for big families.







Price information

Included in price.

The listed price is for the shell home. This includes:

1. Technical design and project management cost.
2. Foundation blocks, including plotting and placing the blocks on site.
3. Core structure (floor, walls, partitions, ceiling, roof).
4. Roof sheets (box profile gauge 28 - in any available [colour](#)).
5. Window frames (alu slides or louvres with mosquito nets and burglar bars).
6. Front doors (with lock) and interior doors (including frames, grips and hinges).
7. Transport of all materials to the site (for max 2 hour truck drive from the workshop).
8. White painted inner walls and doors.
9. White lacquered or varnished facade.
10. Varnished floor & decking.
11. All labour required for above activities.

Anything not listed above is not included in the shell home listed prices.



Price information

Not included in price.

Anything that is not specifically mentioned as included in the previous page is not included. See the options page for options that we offer. The following costs are not included in the shell home price.

1. No land.
2. No ground works or site works.
3. No compound walls or landscaping.
4. No septic tank.
5. No rain gutter, down pipes, rainwater collection tank.
6. No sanitation or tiling.
7. No plumbing.
8. No electricity.
9. No solar home system.
10. No kitchen.
11. No furniture.



Standard Finishings

The standard finishings include:

- **Electricity** (distribution, wiring, sockets, switches, light points);
- **Plumbing** (sewerage and water pipes including fittings, but no sanitary furniture);
- **Cement boards** as tiling substrate in bathroom (tiles not included); and
- **Rain gutter** with downpipe and ground drain.

This standard package is offered at the following prices (depending on the model):

- | | | |
|-----------------------|-----------|--------------|
| • One bedroom studio | USD 2,000 | (GHS 25,000) |
| • One bedroom urban | USD 2,500 | (GHS 31,250) |
| • Two bedroom urban | USD 2,500 | (GHS 31,250) |
| • Three bedroom urban | USD 2,750 | (GHS 34,375) |
| • Two bedroom comfort | USD 4,500 | (GHS 40,625) |
| • Two bedroom space | USD 3,250 | (GHS 62,500) |
| • Three bedroom space | USD 5,000 | (GHS 62,500) |
| • Four bedroom space | USD 5,000 | (GHS 56,250) |

Prices including VAT. We highly recommend people to choose this finishings package. People who do their own finishings are responsible in case of any damages due to poor quality finishes. Easy Housing can not be held responsible for any damage in such case.



Additional Options

Easy Housing offers the following additional options:

- **Burglar bars** USD 115 (GHS 1,500) per window
- **Veranda** (additional sqm) USD 135 (GHS 1,800) per additional sqm
- **Pergola** USD 60 (GHS 800) per sqm

Prices including VAT. No other options can be chosen. Options will be specified in the quotation.



Location requirements

Site requirement.

Easy Housing builds homes around Accra. For other locations we quote upon request if we can deliver there. Additional charges may apply.

The site should have ample space to accommodate the selected home.

There should be at least 1 metre of space around the home.

The buyer has the legal rights to use the land and put an Easy Home on there.

The buyer has to take care of any legal requirements like permits.

The site does not slope more than 5 degrees.

The site is clean and accessible.

The site is accessible by truck. The access road is at least 3 metres wide.

A truck should be able to reach within 50 metres of the location.

Road conditions are adequate for a truck to reach.

The buyer takes care of any siteworks like levelling, putting sand, landscaping, etc.

For some soil conditions the buyer may need to bring sand to stabilise (like on swampy/clay soil).

Easy Housing will do a non refundable site check to see if the site requirements are met.



Contact us



Reach out for more information and quotations:

info@easyhousing.org

www.easyhousing.org/ghana

WA: +31 6 23914998



Background information



Values



Sustainable.

Circular.
Zero carbon.
Climate resilient.
Biobased.
Local sourcing.



Social.

Healthy homes.
Happy families.
Local jobs.
Cultural integration.
Affordable.



Scalable.

Prefabrication.
Fast construction.
Building partnerships.
Engineered quality.
Digitalisation.



Durability

Easy Homes have a long lifespan and engineered quality. Timber homes can easily last **over 100 years** when properly maintained.

Termite resistant.

We use treated timber which is permanently termite and insect resistant.

Hurricane proof.

Easy Homes are engineered to withstand hurricanes up to category 4.

Flood resilient.

The elevated ground floor makes our homes resilient to floods.

Fire safe.

Our walls have fire safe cladding. Timber structures are hard to set on fire.

Healthy and comfortable.

Wooden homes have a positive impact on air quality and living comfort.





Diverse. Dynamic. Dedicated.
9 nationalities.
Architects. Engineers. Sales Experts. Sustainable Forestry Experts.

Founders.



Wolf
Bierens



Niels
van den Berge



Brian
Onenchan



Patricia
Rukud'de



Marlene
Salia



Alberto
Cumerlato



Maxwel
Marcus



Mariam
Manju

Architecture and Project Management.

Engineering.



Zani
Gichuki



Gorret
Womugisa



Evaline
Alum



Mikkell
Jensen



Kim
Laane



Ernest
Kwarteng



Takudzwa
Madzingira



Corry
Kobutiiti



Brian
Kulubya

Business development & Sales.



Impact



Scalable and fast prefabrication.

Local building partners.

Zero carbon and circular economy.

Positive impact on 16 SDGs.

Climate resilient designs.

Durable engineered quality.

Relocation and incremental building.

Long lifespan (100+ yrs) with treated timber.

Solar systems and rainwater tanks (option).



Impact dashboard

Easy Housing measures its impact using the following indicators. On average, each home we build creates the following impact.

**CO2
reduction**

25 ton CO2

**Jobs
created**

20 jobs

**Forest
protected**

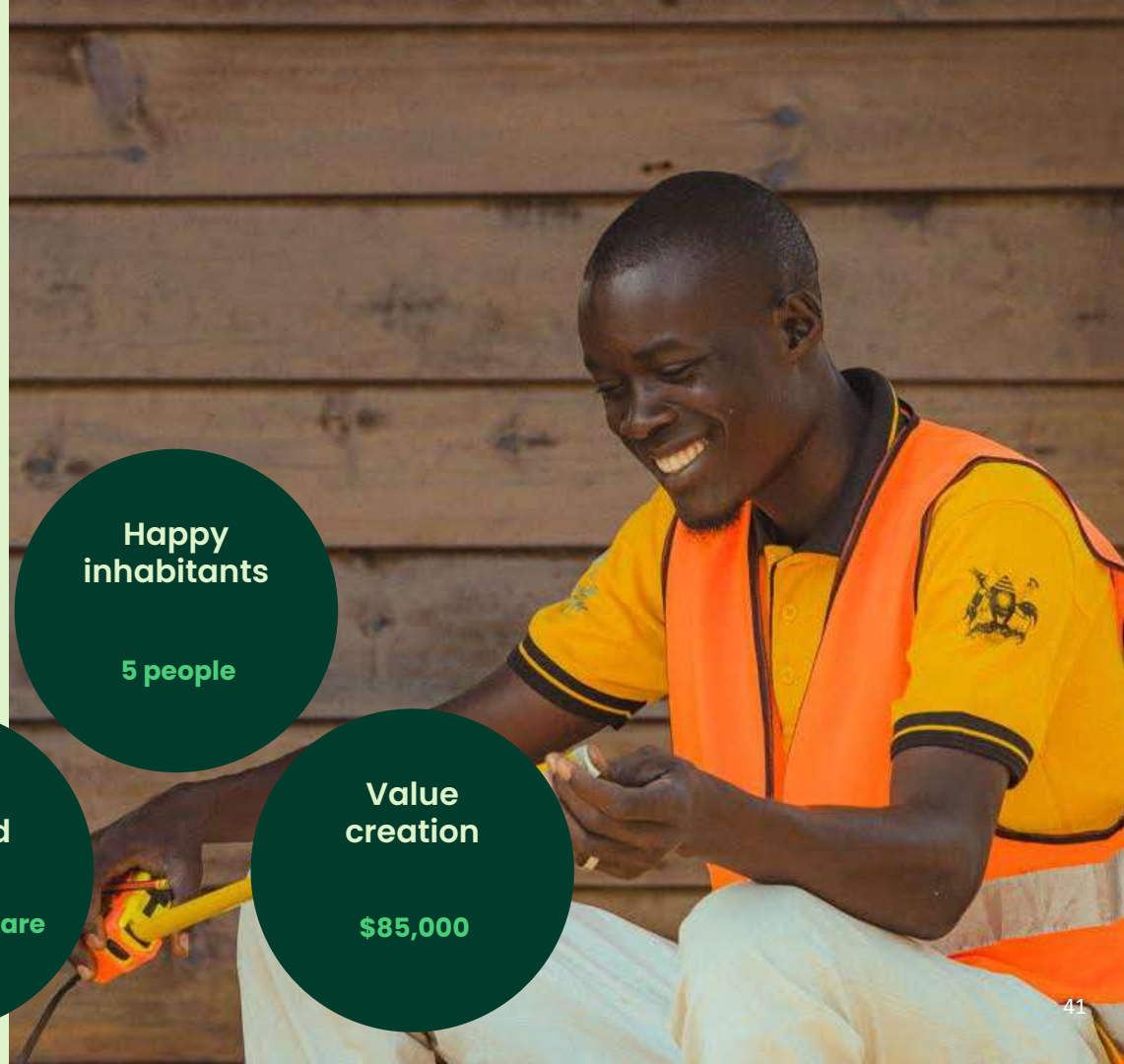
Over 0.5 hectare

**Happy
inhabitants**

5 people

**Value
creation**

\$85,000





Sustainable forestry

Easy Homes are built with sustainably sourced timber, produced by local forestry companies. This way, Easy Housing creates local demand for sustainable timber, promoting sustainable forestry which increases forest cover.

Our sustainable forestry partners (FSC certified):

LevasFlor.

Mozambique.

Green Resources.

Uganda, Kenya & Tanzania.

Xylogi.

Ghana.

Our efforts to promote sustainable forestry have been recognised by:

Sustainable Forest Economy Challenge (WEF).

MIT Solve (cohort 2022).

ClimAccelerator (Climate-KIC EU)

Climate Smart Forest Economy Program.

Good Energies Foundation.

Built By Nature.

Footprints Africa Case Study.



UPLINK





Partners

We work together with:

Global Centre On Adaptation.
Uplink - World Economic Forum.
African Union for Housing Finance (AUHF).
Climate KIC (EU).
Netherlands Enterprise Agency.
Climate Smart Forest Economy.
Good Energies Foundation.
Built By Nature.
Engineers Without Borders.
Green Home Transformations.
Fairventures Worldwide.
Green Resources.
Levasflor.

Recognition:

AUHF - Most sustainable housing developer 2023
NUTIP - Newcomer of the Year Uganda 2023
CSFEP - Breakthrough Initiative 2021
MIT Solve - Climate Cohort 2022
Climate-KIC (EU) - ClimAccelerator Participant 2022
WEF Uplink - Sustainable Forest Economy Top Innovator 2023
Built By Nature - Carbon Monetisation Cohort 2023





Design





Contact us

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