

Facts about wood and affordable and social housing



Wood for Good



25%

The percentage of all UK dwellings that have been built using timber construction methods.



Offsite construction is already a **proven feature of millions of affordable new homes** in the UK – it allows faster build times without compromising quality.

10 weeks

The time taken to complete Bridport House, a cross-laminated timber (CLT), multi-storey social housing scheme in Hackney, London.



Research into offsite construction shows that **costs can be more carefully controlled** and fewer defects helps to **reduce snagging costs by up to 80%**.



1/3

The reduction in build time when timber construction is used over other materials.

Such fast construction **reduces time on-site and the disruption caused to the local area**. It also speeds up practical completion and handover, and **enables an earlier rental income stream**.



90%

The reduction in waste when offsite construction is used.

Offsite construction is also safer. It can **reduce the risk of onsite worker injury by up to 80%**.

Timber offsite construction is one of the most energy efficient methods of building homes.

It can reduce energy bills by up to 90%.

Offsite designers can easily incorporate renewable energy solutions such as ground-source heat pumps and heat recovery ventilation. This can lead to dramatic reductions in fuel bills for housing associations and their tenants.

Mortgage funding and new build warranties are readily provided to timber offsite construction housing developments.



The Build Offsite Property Assurance Scheme (BOPAS) provides assurance to the lending community on homes constructed using innovative methods that they will be sufficiently durable to be saleable for at least 60 years.

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