



# Introducing Cottage

We're proud Bay Area natives committed to  
solving housing affordability

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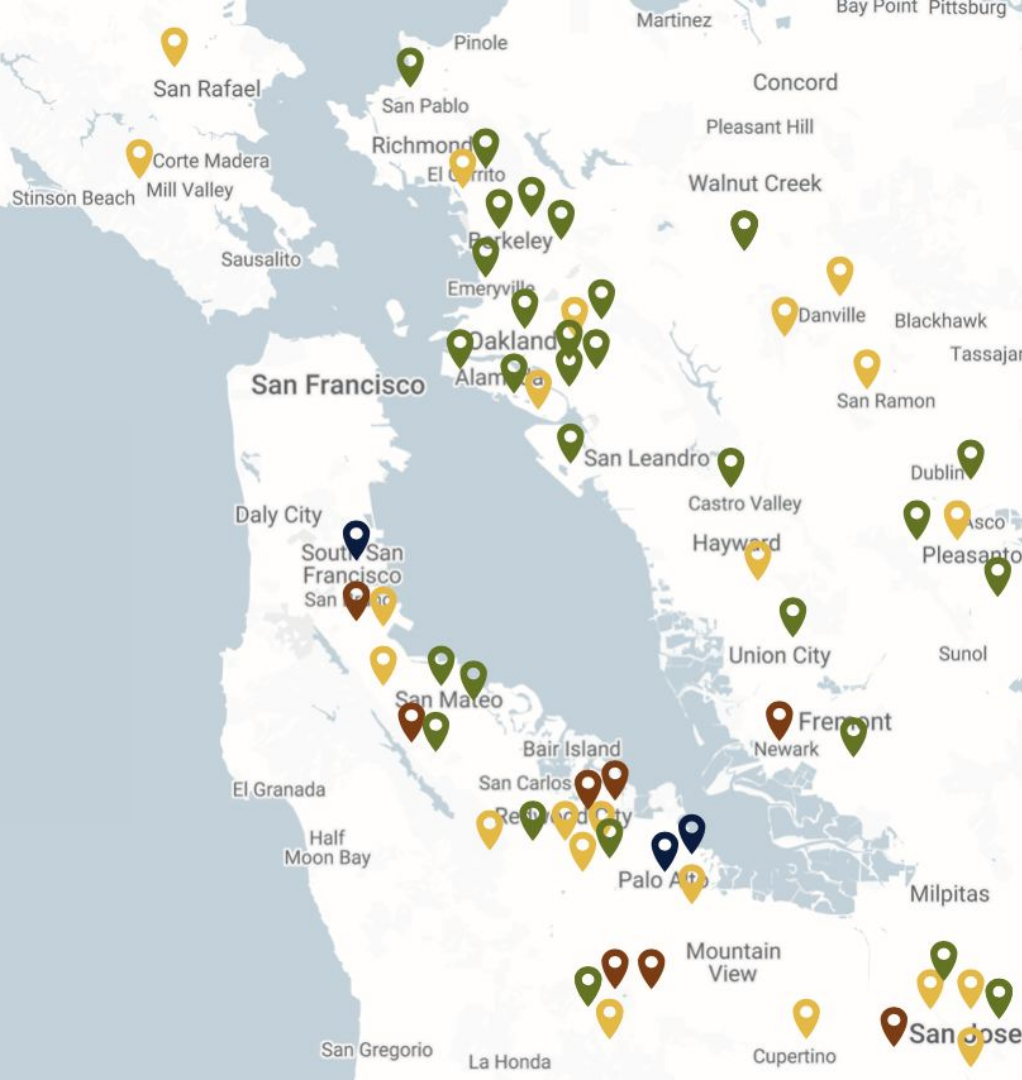
We design, permit, and build Custom, Stick-built  
ADUs in an easy end-to-end process



hello@cotta.ge | 1 (628) 500-7724

# Cottage Has Developed ADU Expertise in +40 Municipalities in the Bay Area and LA

Our model allows us to learn and permit effectively in any municipality across California. Our contractors are able to batch projects within short driving distances.



# Design, Permitting, & Construction Powered by Technology



The fastest custom ADU on the market, powered by technology:

## > Modern design tools

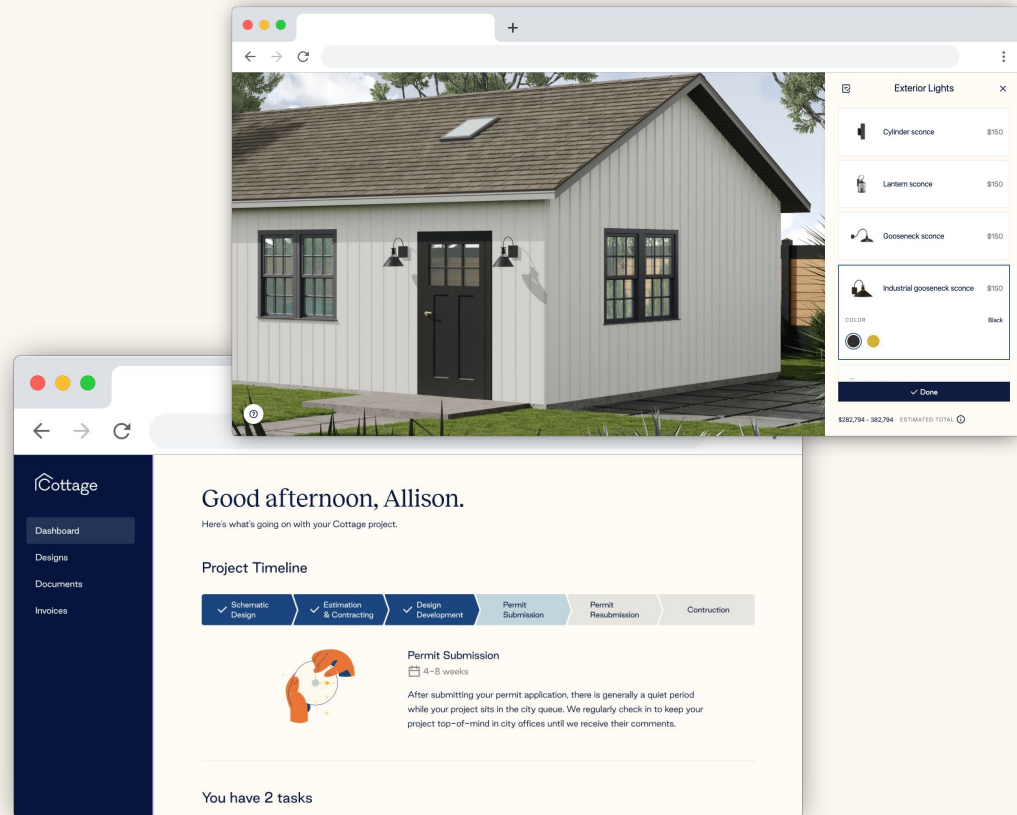
- See your design selections before purchasing
- Get cost transparency during design

## > Homeowner education

- Learn as much or as little about materials, permitting, architecture, and construction as you'd like!
- Open resources at state and local level on our website

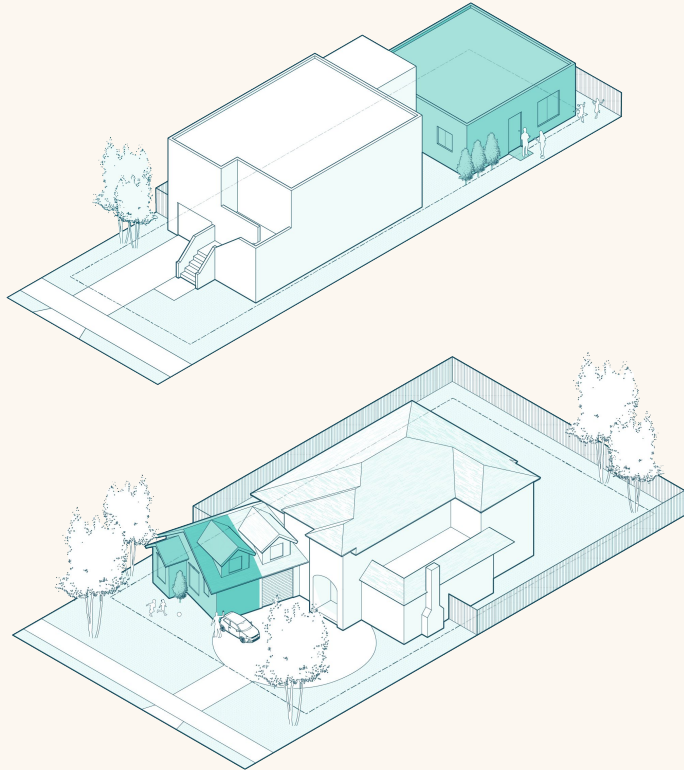
## > Transparent project management

- Instant project updates = accountability
- Easy communication with white-glove service from your Cottage project team





# Why Cottage? - Designed to Fit You and Your Property



## > One Size Doesn't Fit All

- Luxurious or tight budgets
- Large or small lots
- Rectangular or odd lots
- Use case flexibility
  - Grandparents
  - Family flex space
  - Office
  - Renters

## > Neighborhood match

- Custom exteriors
- Appropriate size, shape, scale
- Natural fit to property and neighborhood

# Stick-build or Prefab?



Prefab units have highly variable quality. Many cut corners by permitting prefab ADUs under mobile home standards, typ. designed to last ~30 years.

*A common misconception is that prefab is faster and cheaper than higher-quality, stick-built construction.*

	Cottage	<u>Prefab</u>
Ability to Customize	✓	✗
Lasting Quality	✓	✗
ADU Types	Detached, Attached, Conversion, Duplex, etc.	Detached only
Cost	\$170,000 @ 400 sq ft	\$199,000 @ 400 sq ft
Timeline	10-12 months	10-12 months





# Why Cottage? – The Highest ROI ADUs



> Lasting Value from Hand-Built, Stick-Framed Construction

> Design Efficiency

- Location/positioning
- Designing for utilities
- Designing for engineering & constructability

> Affordable, Quality ADUs

*Cottage ADUs are hand-built by carefully selected General Contractors who deliver high-end quality at affordable prices*



# Getting Started With Cottage

## > Website Resources

- [Blog and Featured Projects](#)
- [Municipal Regs](#)

## > One Pager Resources

- Eligibility Overview
- Understanding ADU Cost
- Adding Property Value with an ADU

## > Cottage can navigate a property's ADU potential to boost your business

- As a listing agent –
  - [Get more listings](#) by using Cottage to showcase a property's ADU feasibility
  - [Capture true top dollar](#) on sales by using ADU potential to boost the sale price of a home
- As a buyer's agent –
  - [Get more buyers into contract](#) by previewing the ADU potential for properties of interest

<https://www.cotta.ge/>

Refer your clients  
to Cottage!

We'll pay you **\$1,000** for any client that signs  
a project contract with us!

- > Free 30 min consultation, site visit, and project estimate
- > No commitment

# Our Work

