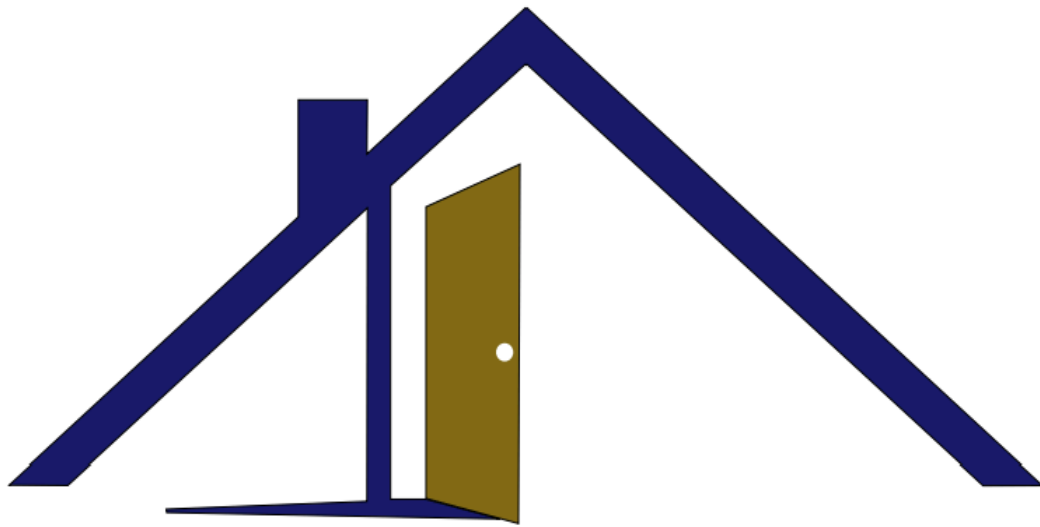


Low Headroom Lofts



O'SULLIVAN

LOFT CONVERSIONS



**PRE-VISIT
INFORMATION
DOCUMENT**

ASSESSING YOUR LOFT FOR CONVERSION: A PRE-VISIT GUIDE

Before our site visit, you can perform a quick check to see if your loft meets the standard height requirements for a conversion.



1. The Minimum Height Requirement

For a standard loft conversion, you need a minimum vertical distance of **2500 mm**.

2. How to Measure

Take a tape measure up into your loft. You need to measure the vertical distance from the **top of your existing plasterboard ceiling** (the floor of the loft) to the **top of the highest roof timber** (the ridge board at the peak of the roof).

3. What If Your Measurement is Below 2500 mm?

If your loft falls short of the 2500 mm requirement, a conversion is still possible. There are three primary alternative methods to achieve the necessary space.

ASSESSING YOUR LOFT FOR CONVERSION

Alternative Method 1: Lowering the First-Floor Ceilings

The most popular solution is to lower the ceiling of your first-floor bedrooms.

Example

If your loft measures 2400 mm, we would need to lower your first-floor ceiling by 100 mm to achieve the required space.

Planning Permission

This method does **not** require any additional planning permission.

Scope

The ceilings for the *entire* first floor will need to be dropped.

Preparation

You must completely empty the first floor of all furniture before this phase begins.

Access

The entire first floor will be strictly out of bounds for approximately **two weeks** while our team installs the new structures and reinstates the rooms.

Timeline

This process will add approximately **one extra week** to the overall build schedule.

ASSESSING YOUR LOFT FOR CONVERSION

Alternative Method 2: Extending the Roof Slope

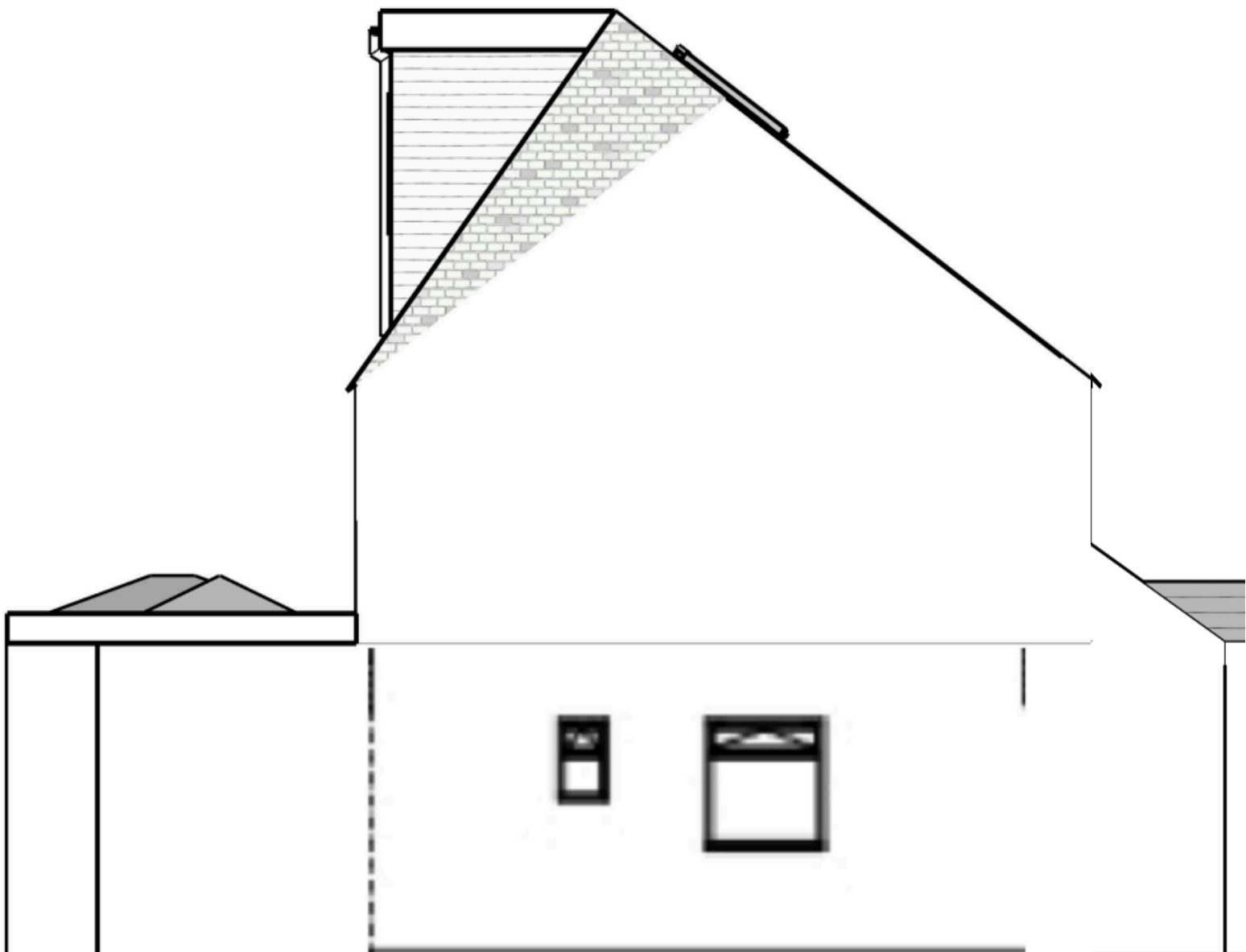
A second option to achieve better head height is to extend the roof on one slope, which is usually the front slope of the house facing the road.

Planning Permission

Unlike lowering the ceilings, this approach **requires** planning permission.

Approval Considerations

Planning departments typically prefer not to approve this alteration if it causes the property to stand out significantly from the rest of the surrounding properties within the area.



ASSESSING YOUR LOFT FOR CONVERSION

Alternative Method 3: Complete Roof Replacement

A third, much rarer option is to completely remove the existing roof and build a new roof that meets the required head height.

Best Use Case

This is an ideal solution if your current roof is tired, failing, or already in need of replacement.

Additional Scope

This method necessitates the complete replacement of your fascia boards, soffit boards, and all guttering.

Planning Permission

This method **requires** planning permission.