



★ BARNDOMINIUM SERIES

# APACHE

1 Bed · 1 Bath · Shop + Apartment · 2,170 total sqft

SHELL KIT FROM

**\$108,475**

Per unit · shipping & engineering separate

PANELIZED SHELL ONLY

**1,030**

LIVABLE SQFT

**1,140**

SHOP SQFT

**1 · 1**

BEDS · BATHS

**7 States**

UT · ID · CO · WY · MT · AZ · NV

Two-level barndominium at 2,170 total sqft — a 1,140 sqft drive-in shop on the lower with two 10' × 10' overhead doors, and a 1,030 sqft apartment plus art studio loft on the upper. Bedroom, bath, kitchen, and studio above; clear-span shop floor, bath, storage, and mechanical below.

★ THE LINEUP'S FIRST BARNDOMINIUM



## WHY APACHE

### Drive-in shop below. Full apartment above.

Apache opens a new product category for Zip Kit: panelized barndominiums. Dark vertical metal siding paired with warm cedar accents and a standing-seam gable roof give it the modern barn aesthetic — built to live in, not just store equipment. The 1,140 sqft drive-in shop handles trucks, trailers, and trade-shop work; the upper-level apartment delivers a real bedroom, bath, and kitchen plus an art studio loft. Built for tradespeople, makers, weekend property owners, and anyone who needs a workshop and a place to live in one structure.

7

APPROVED STATES

1 · 1

BEDS · BATHS

1,140

SHOP SQFT

1,030

APARTMENT SQFT



#### DRIVE-IN SHOP

1,140 sqft · two 10' × 10' overhead doors · clear-span floor for trucks, trailers, and trade work.



#### FULL APARTMENT

1,030 sqft · bed, bath, kitchen, and art studio loft — designed to live in, not just camp in.

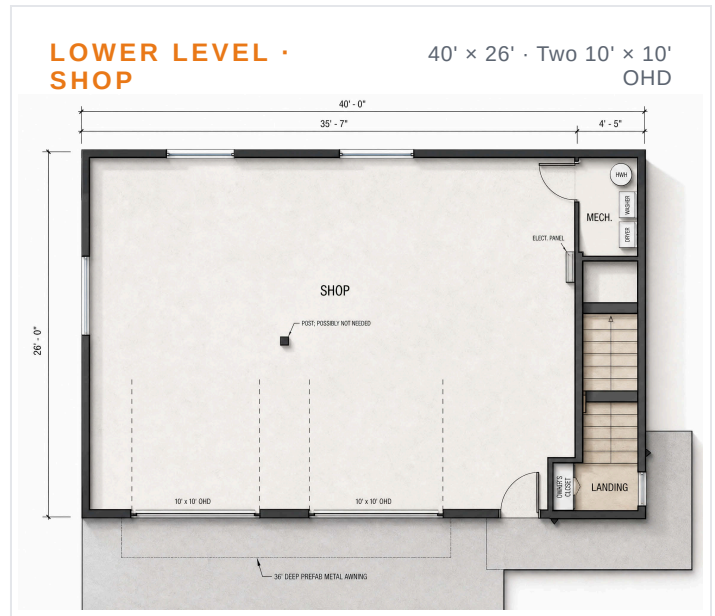
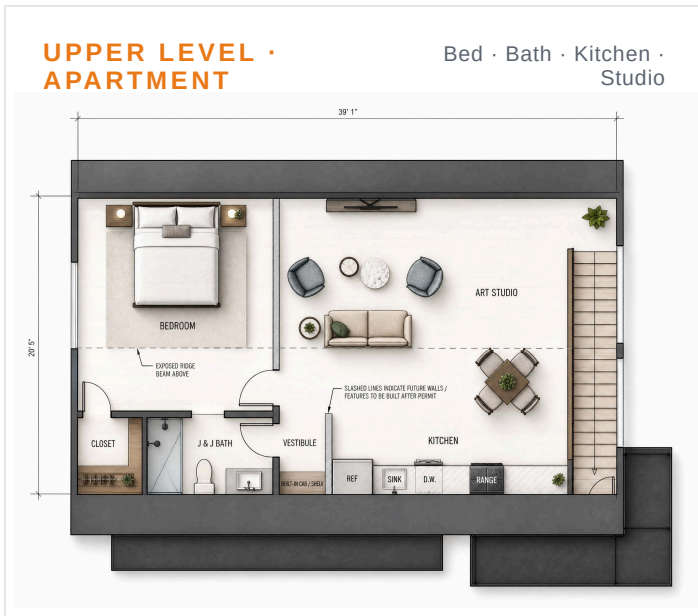


#### MODERN BARN LOOK

Dark vertical metal · cedar accent · standing-seam gable roof.

# Floor Plans & Elevations

Upper level apartment: bedroom, J&J bath, vestibule, open living, art studio, and kitchen. Lower level shop: clear-span 40' x 26' floor with two 10' x 10' overhead doors, bath, storage, and mechanical.



## PERSPECTIVES

Architectural renderings · dark metal + warm cedar scheme



① FRONT CORNER



② REAR CORNER



③ ENTRY



④ SIDE

## PRICING JOURNEY

Phased pricing · design contracted separately · steps 2–5 under one build contract

1

### DESIGN

from \$2,500

Layout & concept development

2

### ENGINEERING

\$6,850

Full submittal package

3

### SHELL KIT

\$108,475

Panelized + dry-in labor

4

### SHIPPING

\$16 /mi

From Cedar City, UT

5

### UPGRADES

optional

Snow load · windows

## LINE-ITEM PRICING

Discounts available on multiple units · Sales tax added at invoice

### Panelized Shell Kit

Pre-framed walls, trusses, ZIP System sheathing, roofing dry-in

**\$108,475**

Architectural design (early concept development — starting at)	\$2,500
Full submittal engineering package	\$6,850
Added cost — 35 to 100 PSF snow load	+ \$9,765
Added cost — up to 250 PSF snow load	+ \$18,650
Shipping from Cedar City, UT (500+ mi incurs additional fees)	\$16 / mile

## WHAT'S IN THE KIT

### PANELIZED SHELL + DRY-IN LABOR

- Pre-framed exterior wall panels
- Pre-framed interior wall panels
- ZIP System sheathing + tape — integrated weather barrier
- Pre-framed stairs & structural components
- Pre-cut structural beams and posts
- Roof panels or engineered trusses
- Lumber to finish trusses & roofing (sheathing, blocking, sub-fascia)
- Synthetic roof underlayment
- All labor to set panels & complete framing / roofing dry-in

## ENGINEERING PACKAGE

### Detailed floor plans

Designed by builders to reduce waste and simplify the construction process.

### Structural engineering

Engineered for your specific location — snow loads, seismic zone, frost depth, wind.

### Res-check energy submittal

Energy compliance documentation as required by your local building department.

### Site plan

Specific to your lot. Geotechnical and soils engineering not included.

## WINDOWS & DOORS UPGRADES

All options include shipping, handling & installation · standard entry doors included

### Cascade WinPro Vinyl — Clay or White

Durable low-maintenance vinyl with energy-efficient dual-pane glass. Choose all-clay or all-white finish.

**\$4,420**

### Cascade WinPro Vinyl — Black Ext / White Int

Same durable vinyl in two-tone finish — added cost for modern exterior contrast.

**\$6,945**

### Amsco Studios

Premium vinyl step-up with refined profiles and enhanced thermal performance.

**\$9,595**

### Andersen 100 Series Upgrade

Fibrex composite — 2x stronger, 12x thicker finish than painted vinyl. *White interior: ~\$12,859 (4.5% less).*

**\$13,465**

Upgrades to size, style, color, brand, or configuration will result in additional charges. All customizations must be approved before engineering begins.