



mökki db

INFO AND PRICE LIST
SPRING 2025



What is Mökki db?

Mökki db (short for decibel) is a range of acoustically-treated, modular buildings suitable for internal use. They offer quiet spaces in which to work or meet within noisy, open-plan environments like offices, warehouses, factories, schools, universities, healthcare buildings or co-working spaces.

What makes the Mökki db unique?

Sustainability: Mökki dbs are the only office pods that we know of that are made from fully sustainable and healthy materials. Most on the market are constructed much like caravans using plastic, carpet and glass. Few originate in the UK. Mökki dbs are made nearly entirely from FSC-accredited, sustainable timber - a completely renewable resource. All our materials have zero formaldehyde content and our finishes (Osmo) have super-low VOC content.

Value: most available office pods of a similar size cost upwards of £15k and often there are numerous hidden extras.

What is the function of the available models?

Mökki dbs are available in 2 basic models called 'Work' and 'Meet'. Our 'Work' model is designed as a private work or teaching space for 1 or 2 people. Our 'Meet' model is designed to accommodate meetings of between 2 and 6 people. Both can be fitted with built-in birch plywood benches and desks.

What do you mean by modular?

Each model is available in 2 sizes - Large and Compact. These correspond exactly to the size of 1 or 2 standard plywood sheets - either 1.22m x 2.44m or 2.44m x 2.44m. The units can be lined up, rotated or stacked together in multiple layouts to suit different environments and needs.

How are Mökki dbs ventilated?

The roofs of our buildings are fitted with an air intake and extract in opposite corners. In each case the air has to pass through a sound baffle to prevent acoustic transfer. The extract is boosted by a near-silent fan.

How sound-proof are Mökki dbs?

The plywood and OSB that we use is 18mm thick and all our panels are fully filled with acoustic insulation. The windows are double-glazed and the door has a 40mm thick solid core. When stacking Mökki dbs side by side we leave a 20mm gap to prevent noise transfer between units.

What about impact sound through the floor?

We offer a range of bases to suit different scenarios. If you have a suitable, flat floor (like carpet in an office) and are not worried about acoustic transfer to rooms below then we don't need a base at all. This is particularly suitable where flush wheelchair access is required. Moving up from that we can use a single layer of 18mm OSB or a double or even triple layer with resilient underlay between the sheets. If your floor is uneven or if thermal insulation is a concern (say you are in an un-insulated warehouse space) then we can use fully insulated floor panels similar to the ones we use for our garden buildings.

How do the electrics work in a Mökki db?

Because we frequently install far afield and electrical systems within existing buildings are all different we only undertake what's called 'first-fix' electrics. This means that we run cables around undertakings to pre-cut socket holes. It is then up to a local electrician to wire the building back to a suitable supply, install the sockets and commission. Our team includes qualified electricians so we may be able to undertake this work by agreement if you are local (to Devon!).

What if there are access restrictions?

As with our garden studios, our buildings come in panel form so we can install in nearly all locations - eg up flights of stairs, through narrow doorways etc. Mökki dbs are built from the inside which means that they can be positioned directly adjacent to each other and very close to existing walls.

How long do Mökki dbs take to build?

Typically the building of a single large Mökki db takes less than a day on site.

I still have some questions...

Please feel free to call James on 07961191941 or email james@mokki.co.uk

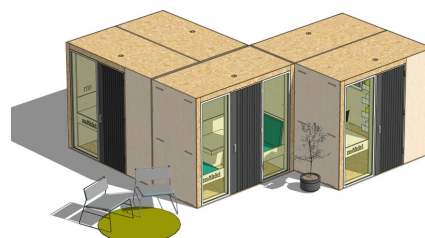
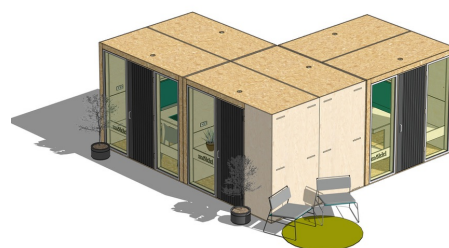
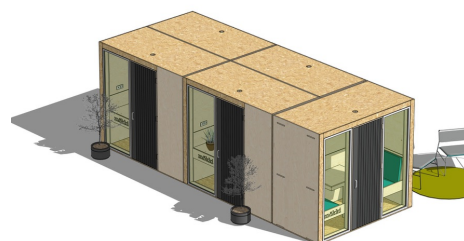
Mökki db Large - 2.44m x 2.44m

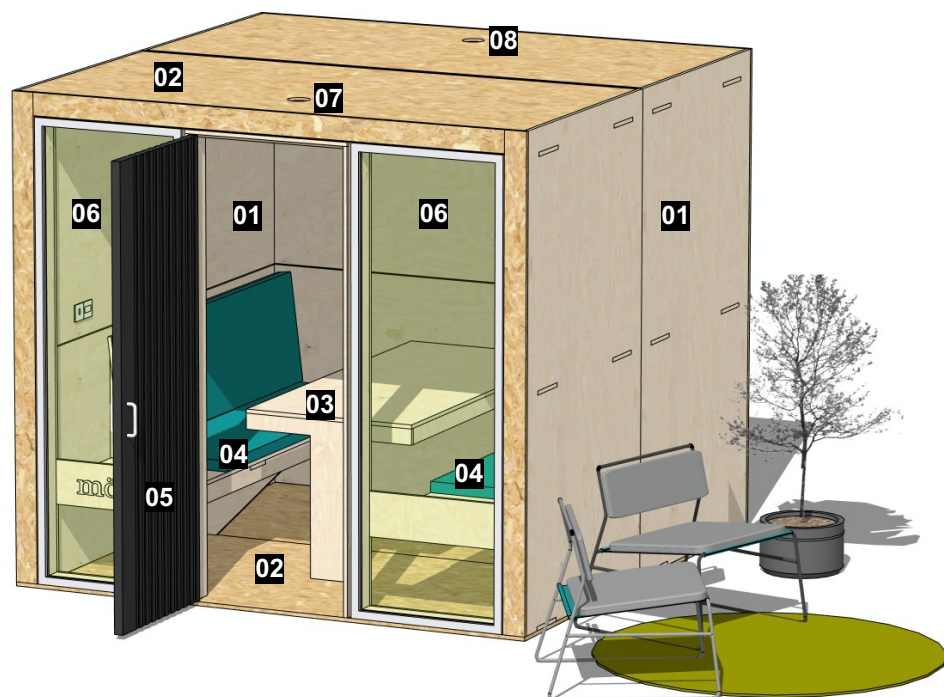


Mökki db Compact - 1.22m x 2.44m

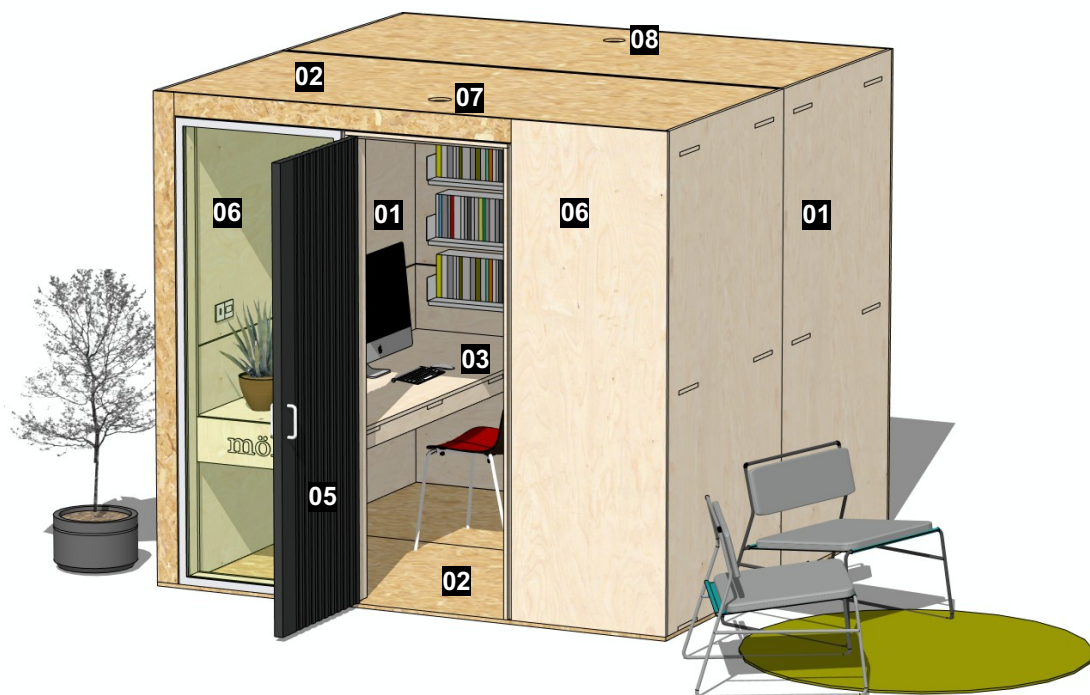


Mökki db combinations

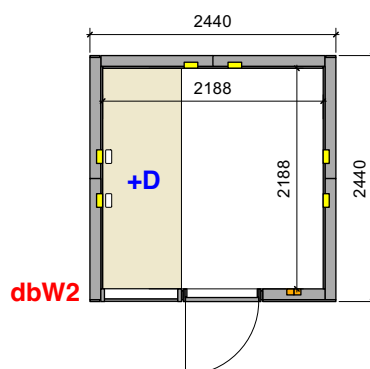
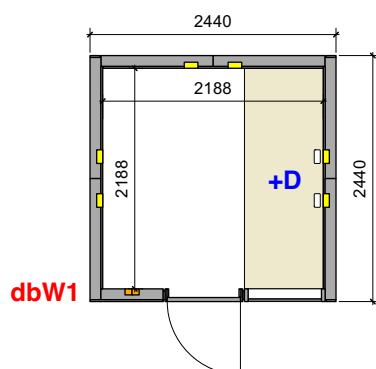






- 01 - 18mm thick CNC-cut spruce plywood panel fully filled with Earthwool acoustic insulation.
- 02 - 18mm thick CNC-cut OSB Zero (zero formaldehyde content).
- 03 - 18mm thick CNC-cut birch plywood desk finished in Osmo poly x oil (low VOC).
- 04 - 18mm thick CNC-cut birch plywood bench finished in Osmo poly x oil (low VOC). Cushions not included.
- 05 - FSC certified solid ash door (40mm thick) prefinished in black.
- 06 - Double-glazed, toughened glass window - CNC-cut spruce plywood with mill finish aluminium angle frame.
- 07 - air intake (through sound baffle).
- 08 - air extract (through sound baffle).



Ideal for use as a work or teaching space for 1 or 2 people



Key:

- +D** Oiled birch plywood desk with cable cut-outs
-  Cut-out for light switch and fan isolator
-  Cut-out for double socket

Example ordering code: dbW1 +D +OSB1

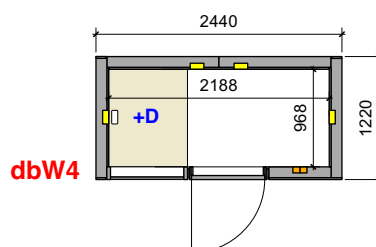
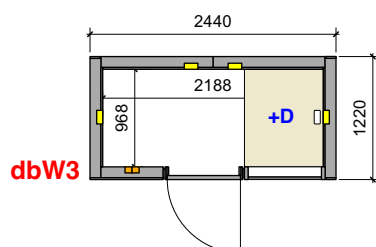
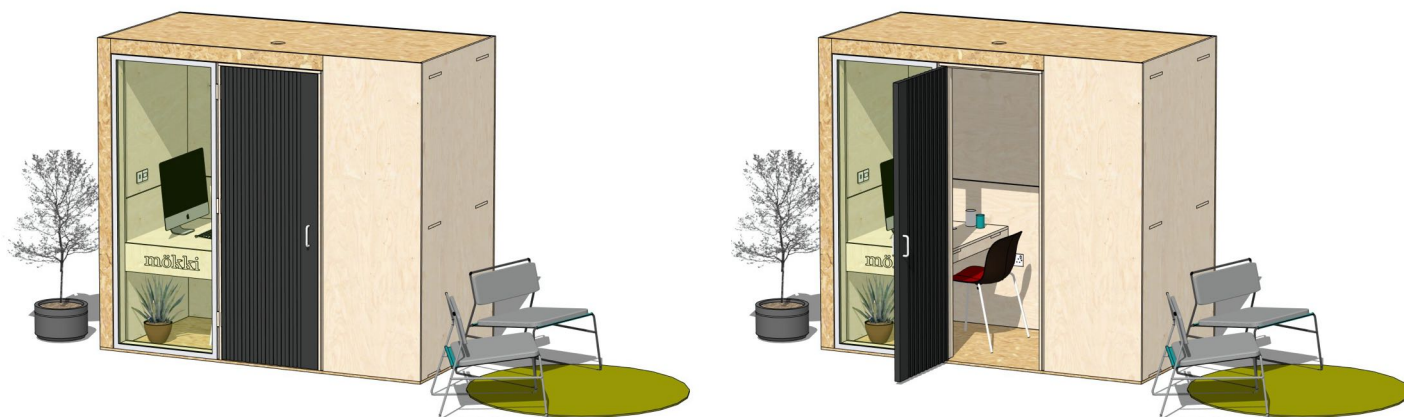
Prices and Options:

dbW1 and dbW2	£9,000
Oiled birch plywood desk (+D)	£400
Single layer OSB base (+OSB1)	£100
Double layer OSB base (+OSB2)	£200
Fully insulated raised floor (+F)	£600



Delivery charges vary - please refer to final page

All prices include VAT and installation

Ideal for use as a work or virtual meeting space for 1 person



Key:

- +D** Oiled birch plywood desk with cable cut-outs
-  Cut-out for light switch and fan isolator
-  Cut-out for double socket

Example ordering code: dbW3 +D +OSB1

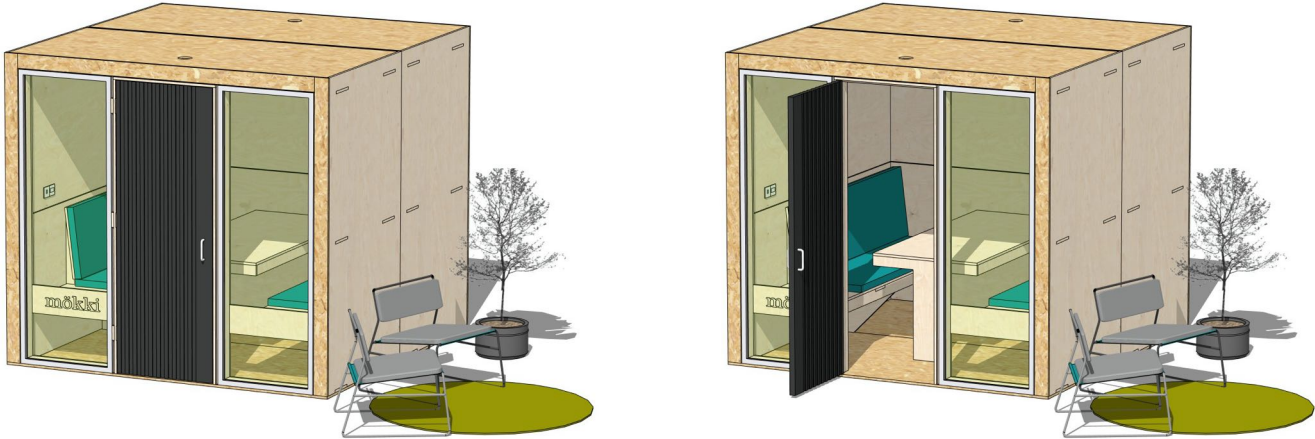
Prices and Options:

dbW1 and dbW2	£4,500
Oiled birch plywood desk (+D)	£250
Single layer OSB base (+OSB1)	£60
Double layer OSB base (+OSB2)	£120
Fully insulated raised floor (+F)	£400

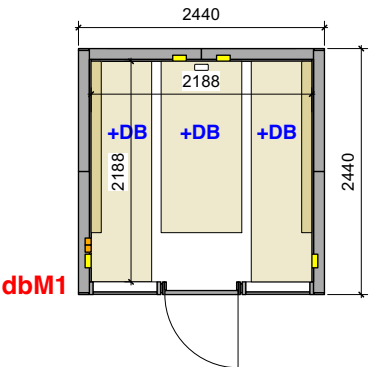
Delivery charges vary - please refer to final page

All prices include VAT and installation



Ideal for use as a meeting space for up to 6 people



Note: Our benches are dimensioned to fit widely available bench cushions.



Key:

- +D** Oiled birch plywood desk with cable cut-outs
-  Cut-out for light switch and fan isolator
-  Cut-out for double socket

Example ordering code: dbM1 +DB +OSB1

Prices and Options:

dbM1	£9,000
Oiled birch plywood desk and benches (+DB)	£800
Single layer OSB base (+OSB1)	£100
Double layer OSB base (+OSB2)	£200
Fully insulated raised floor (+F)	£600

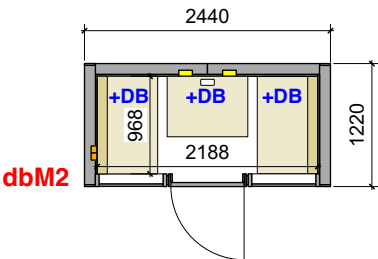
Delivery charges vary - please refer to final page

All prices include VAT and installation



Ideal for use as a meeting space for 2 people



Note: Our benches are dimensioned to fit widely available bench cushions.



Key:

- +D** Oiled birch plywood desk with cable cut-outs
-  Cut-out for light switch and fan isolator
-  Cut-out for double socket

Example ordering code: dbM2 +DB +OSB1

Prices and Options:

dbM2	£4,500
Oiled birch plywood desk and benches (+DB)	£450
Single layer OSB base (+OSB1)	£60
Double layer OSB base (+OSB2)	£120
Fully insulated raised floor (+F)	£400

Delivery charges vary - please refer to final page

All prices include VAT and installation

Delivery Cost

Being based in Devon, a large part of our costs is in logistics. For jobs that are far-afield we may also need to accommodate our installation team for the night.

As a rule of thumb we charge £5 per mile travelled from Totnes for delivery and installation of a single Mökki db. If you want to order more than one unit we will discuss a price with you based on the transport required..

Some examples for a single unit:

Plymouth	- £120
Exeter	- £145
Truro	- £380
Dorchester	- £405
Bath	- £635
Bristol	- £525
Newport	- £610
Cheltenham	- £700
Reading	- £900
Oxford	- £940
Birmingham	- £970
West London	- £1100
East London	- £1160
Brighton	- £1160
Manchester	- £1325
Cambridge	- £1410

All prices include VAT

Payment Stages

Payment 1 - Deposit:	10% of base price	Payable at placing of order
Payment 2 - Pre-manufacture:	40% of base price	Payable approx 4 weeks before installation
Payment 3 - Pre-installation:	40% of base price plus extras	Payable approx 1 week before installation
Payment 4 - Completion:	10% of base price	Payable at key handover

All prices include VAT and installation.

Lead-in times

Our studios are made to order. We are a small company with only one installation team so our lead-in times vary significantly depending on demand.

Minimum lead-in is approximately 6 weeks but please get in touch for the current situation. Jobs sometimes get delayed for various reasons so occasionally we have a slot to fill at short notice.

If you're in a hurry then please include a site address and some photos of your space with your enquiry so we can get an idea of what's involved. Note that we only book in construction slots once we have received a 10% deposit.