



**BUILDING THE FUTURE
TOGETHER**

BUILDING THE FUTURE TOGETHER

- ✓ Introduction
- ✓ Quality as a foundation
- ✓ Steco Centar d.o.o. in numbers
- ✓ Product
- ✓ Construction Systems and Certificates
- ✓ Collaboration and project flow
- ✓ Steco Line (PVC windows and doors)
- ✓ Steco Line (Aluminium windows and doors)
- ✓ Steco Holzbau Summary



STECO HOLZBAU

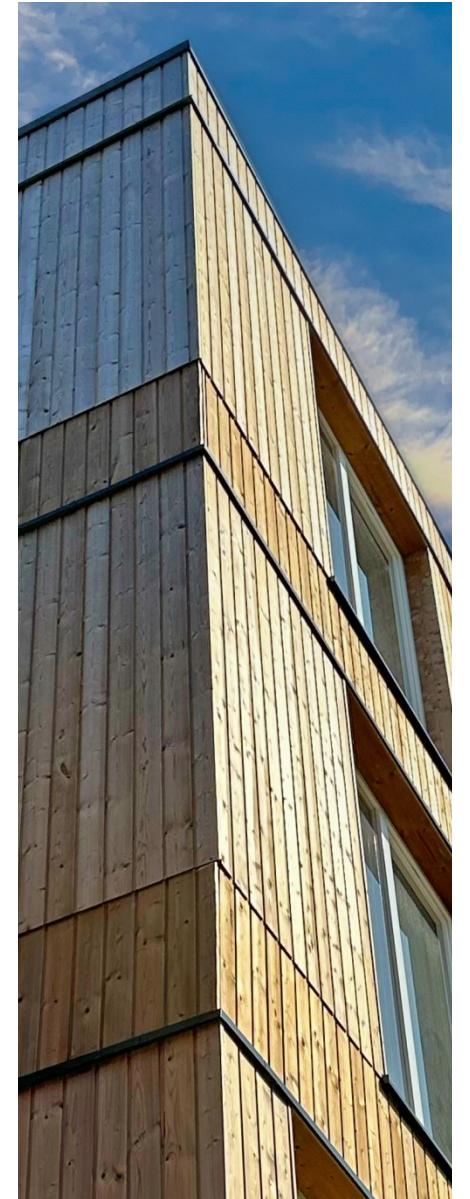
Quality as a foundation

The Steco construction method impresses with its independence from weather influences, as it is carried out indoors under strictly monitored climatic conditions. This guarantees rapid completion and immediate use of the building.

The building materials used in the Steco houses make a decisive contribution to a healthy and comfortable living environment, while at the same time meeting the highest environmental standards. These materials not only promote the well-being of the residents, but also stand for sustainable and environmentally conscious construction.

Thanks to their outstanding energy efficiency, Steco houses also offer significant savings in operating costs, making them a particularly sensible investment from both an environmental and economic point of view.

www.stecocentar.com



STECO HOLZBAU



The company Steco Centar d.o.o in figures

Steco Centar has the most modern prefabricated house production in Bosnia.

The projects are manufactured on an area of more than 12,000 m².

We are currently expanding production with an additional hall for element production.

Number of employees 140

Production capacity 40.000 m² brutto Floor area per year

www.stecocentar.com



STECO HOLZBAU

Houses

We realize the timber construction of modern and classic single-family houses and log houses for you.

Here are just a few examples of our projects in very different architecture and execution in different countries



Houses



STECO HOLZBAU

Semi-detached and terraced houses



Building the future together

- Multi-family houses
- Steco's apartment buildings offer a high level of safety against earthquakes and fires, impress with their excellent sound insulation, are characterised by their energy efficiency and create a healthy and natural living environment.
- We can also support you in your construction projects in building classes 4 and 5.



Examples of apartment buildings:



Building the future together

Commercial and public buildings

We realize this type of building both nationally and internationally. We attach particular importance to the highest product quality and the creation of a healthy indoor climate.





Medical Center in Netherlands



Apartment building in the **Switzerland**

STECO HOLZBAU

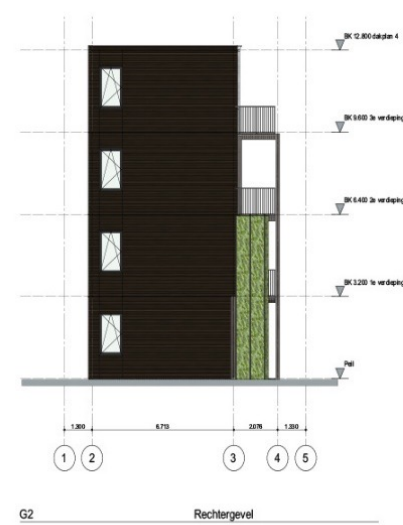
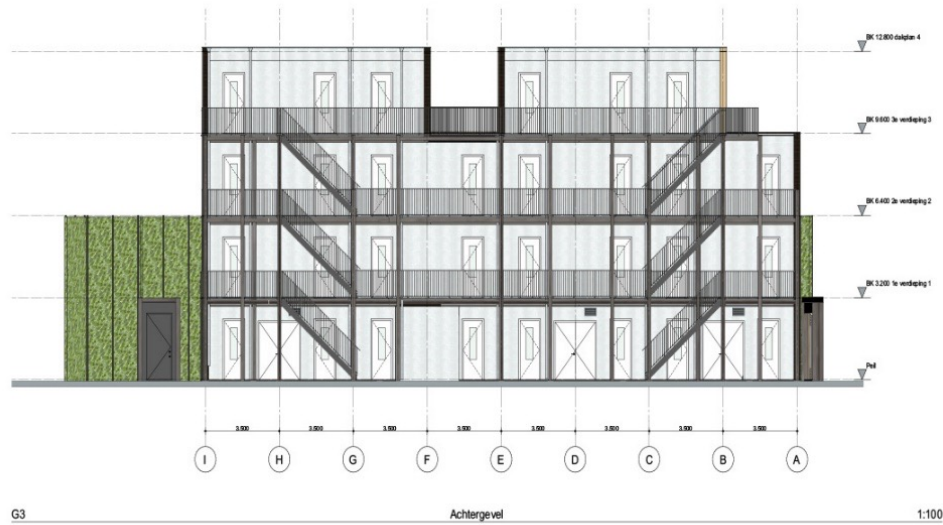
Example - BOX House Modules

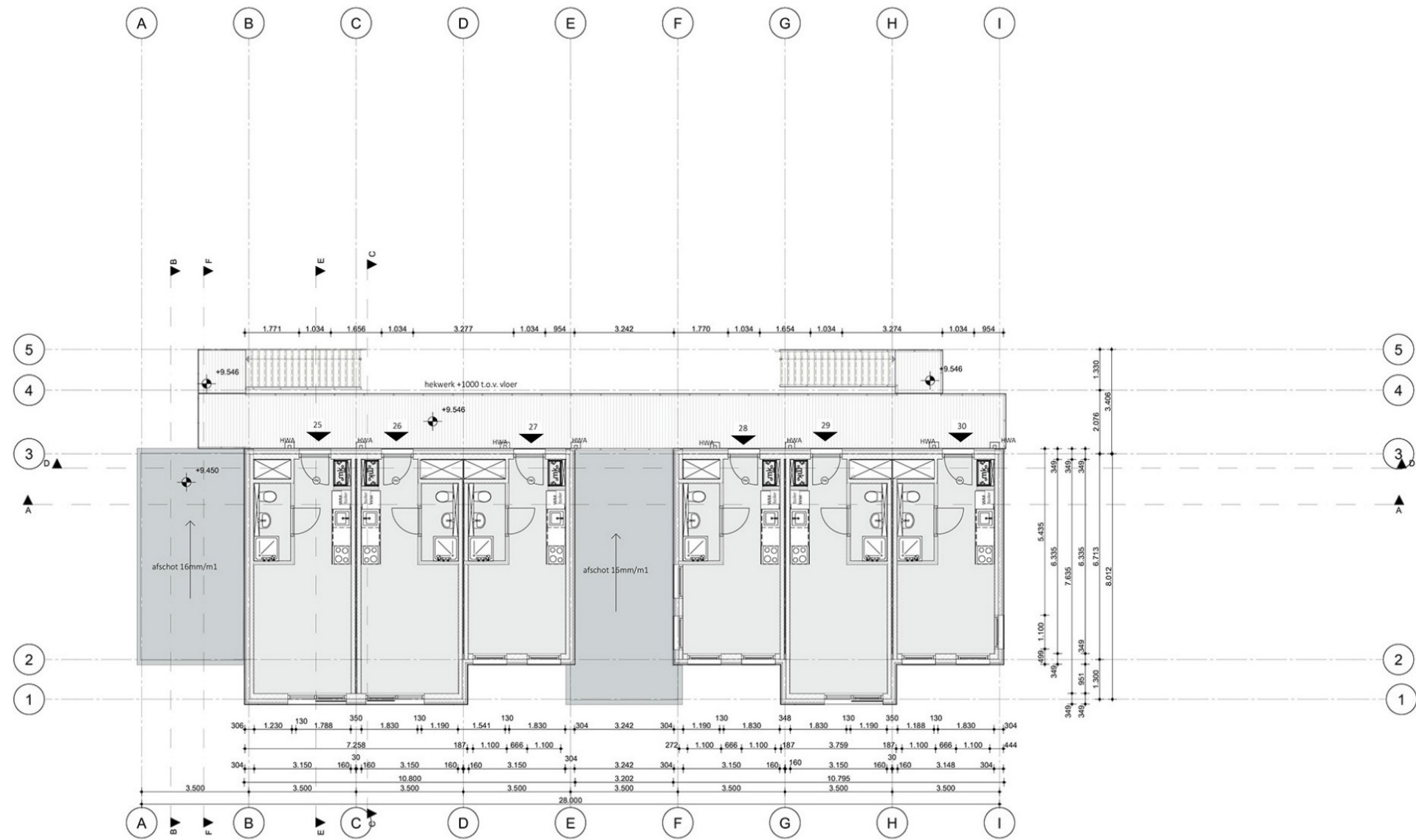
The Box Haus project in Apeldoorn, the Netherlands, represents an innovative approach to modular construction. With a total area of 824 m², the project was successfully completed in the second quarter of 2024. The main objectives were to create an efficient and economical modular plant with the possibility of a later move, which presented a challenge in terms of design and construction. The client faced several challenges before starting the Box Haus project. Access to the construction site was challenging and the deadline for completion of the construction work was short. The land on which the building was erected was given to the city administration for use in order to solve the problem of the housing shortage. After 15 to 20 years, the building is moved to a new location, which requires each apartment to be prepared as an individual module for a later move. The client had to find an economical and efficient way to implement it, while maintaining the quality and functionality of the building.

www.stecocentar.com



BOX Haus Module





STECO HOLZBAU

Design and architecture

We design each building individually according to your wishes and requirements. Together, we develop and implement every project to make your ideas a reality.

Tailor-made solutions

By using our certified construction systems, we are able to implement a wide variety of building types efficiently and precisely.

www.stecocentar.com



STECO HOLZBAU

Construction Systems and Certificates

Our ecological and sustainable building systems, certified by Holzforschung Austria, enable us to realize the wishes of your customers in close cooperation with you as a team.

Examples of our certified system components can be viewed on the following pages.

With our more than 60 certified assemblies (ceiling, roof and wall), we can also map your requirements.

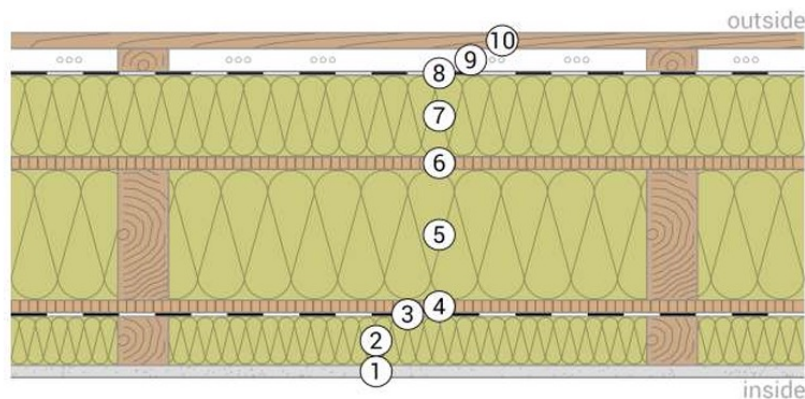
The production of these assemblies is based on ETZ from Holzforschung Austria and the production is RAL quality monitored by BMFcet GmbH, Bad Honnef.

www.stecocentar.com



component
external wall

EW_Exclusive_WH/V



building physics characteristics

heat insulation

U [W/m²K]	0,12
R _T [m²K/W]	8,208
vapour diffusion:	apt
φ [h]	15,7

sound insulation

R _w [dB]	≥ 48
---------------------	------

fire resistance

REI from inside	60
REI from inside	90 with 2x15 DF/GF* & MW** ≥1000°C

max. height:	3,0 m
max. load E(d,fi):	32 kN/m

construction: (from inside to outside)			
building material	kind	dimension [mm]	distance [mm]
1. gypsum plasterboard	DF/GF; A2-s1, d0	≥15*	
2. mineral wool**	035; A1	≥60	
timber battens		≥60/60	e ≤ 625
3. vapour barrier	sd≥5m		
4. wood based panel	OSB3/P4	≥15	
5. mineral wool**	035; A1	≥160	
timber construction	C24	≥160/60	e ≤ 625
6. wood based panel***	OSB3/P5	≥15	
7. mineral wool for ventilated facade	035; A1	100	
timber battens		100/60	e ≤ 625
8. flexible sheet for waterproofing	sd≤0,3m		
9. timber battens (ventilated)		≥28/60	e ≤ 625
10. facade (wooden planking, plasterboard,...)		≥19	

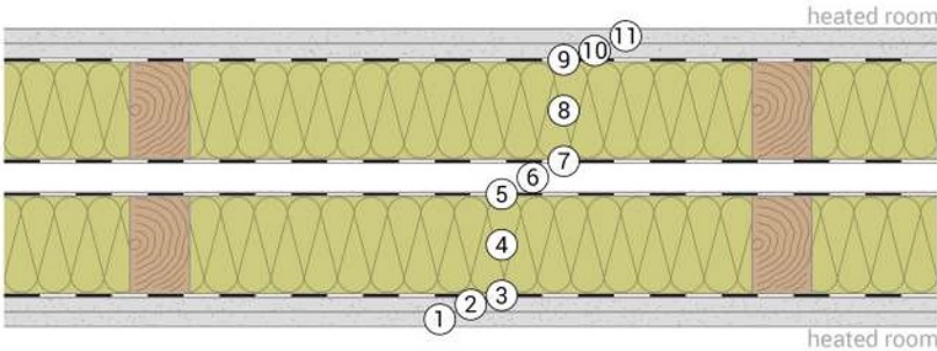
***optional gypsum fibre board

mineral wool for ventilated facade [mm]	40	60	160
U [W/m²K]	0,15	0,14	0,10
RT [m²K/W]	6,687	7,202	9,684

fasteners:		
building material	kind/dimension	distance [mm]
gypsum fibre board	staples ≥1,5/47	edge: 75; middle: 150
gypsum plasterboard	screws ≥3,5/35	≤250
wood based panel	staples ≥1,5/47	edge: 75; middle: 150

component
separating wall

IW_Separate_1



building physics characteristics

heat insulation

U [W/m²K] 0,20
R_T [m²K/W] 4,997
vapour diffusion: -
φ [h] -

sound insulation

R_w [dB] ≥ 66 total wall

fire resistance

(only one side exposed to fire)

REI 60 total wall
REI 90 total wall MW ≥ 1000°C*

max. height: 3,0 m
max. load E(d,fi): 19 kN/m

construction: (from inside to outside)			
building material	kind	dimension [mm]	distance [mm]
1. gypsum plasterboard	DF/GF; A2-s1, d0	≥15	
2. gypsum plasterboard	DF/GF; A2-s1, d0	≥15	
3. vapour barrier	sd≥20m		
4. mineral wool*	038;A1	≥100	
timber construction	C24	≥100/60	e ≤ 625
5. flexible sheet for waterproofing	sd≤0,2m		
6. air gap** (unventilated)		≥30	
7. flexible sheet for waterproofing	sd≤0,2m		
8. mineral wool*	038;A1	≥100	
timber construction	C24	≥100/60	e ≤ 625
9. vapour barrier	sd≥20m		
10. gypsum plasterboard	DF/GF; A2-s1, d0	≥15	
11. gypsum plasterboard	DF/GF; A2-s1, d0	≥15	

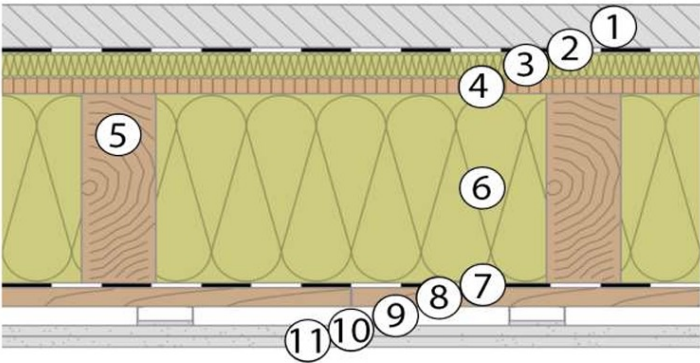
**inter-unit separation walls: 50 cm minimum edge insulation per floor in air gap

**intra-unit separation walls: no edge insulation required for air gap

fasteners:		
building material	kind/dimension	distance [mm]
gypsum fibre board (first layer)	staples ≥1,5/47	edge: 75; middle: 150
gypsum fibre board (second layer)	splayed staples ≥1,5/25	150
gypsum plasterboard (first layer)	screws ≥3,5/35	≤250
gypsum plasterboard (second layer)	screws ≥3,5/50	≤250

component
floor

C_Exclusive_WF



building physics characteristics

heat insulation

U [W/m²K] 0,17
R_T [m²K/W] 5,977
vapour diffusion: apt
φ [h] 11,7

sound insulation

R_w [dB] ≥ 66
L_{n,w} [dB] ≤ 51

fire resistance

REI 60

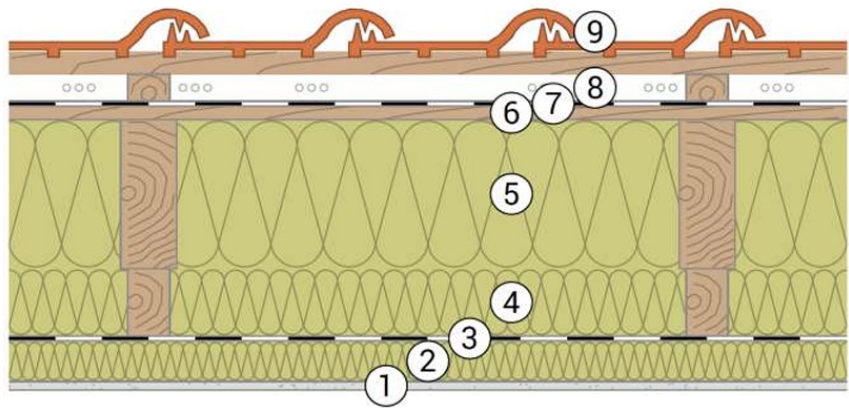
max. span: 5,0 m
max. load E(d,fi): 3,66 kN/m²

construction: (from top to bottom)			
building material	kind	dimension [mm]	distance [mm]
1. cement screed		≥50	
2. PE sheet			
3. impact sound absorbing subflooring MW-T	035;A1	≥30	
4. wood based panel	OSB3/P4	≥18	
5. timber construction	C24	≥220/80	e ≤ 625
6. mineral wool	038;A1	≥220	
7. PE sheet			
8. timber battens		≥22/70	e ≤ 400
9. spring rail			
10. gypsum plasterboard	DF/GF; A2-s1, d0	≥12,5	
11. gypsum plasterboard	DF/GF; A2-s1, d0	≥12,5	

fasteners:		
building material	kind/dimension	distance [mm]
gypsum plasterboard	screws ≥3,5/35	≤170
wood based panel	staples ≥1,5/47	≤150

component
pitched roof

PR_Exclusive_T



building physics characteristics

heat insulation

U [W/m²K] 0,11
R_T [m²K/W] 9,352
vapour diffusion: apt
φ [h] 12,1

sound insulation

R_w [dB] ≥ 51

fire resistance

REI 30
REI 60 with 2x12,5 DF*

max. span: 5,0 m
max. load E(d,fi): 3 kN/m²

construction: (from inside to outside)			
building material	kind	dimension [mm]	distance [mm]
1. gypsum plasterboard	DF; A2-s1, d0	≥12,5*	
2. mineral wool	035; A1	≥60	
timber battens		≥60/60	e ≤ 400
3. vapour barrier	sd≥20m		
4. mineral wool	035; A1	≥100	
timber battens		≥100/60	≤800
5. mineral wool	035; A1	≥220	
timber construction	C24	≥220/80	≤800
6. wooden planking		≥20	
7. flexible sheet for waterproofing	sd≤0,3m		
8. counter battens (ventilated)		≥40/60	≤800
9. timber battens		≥40/60	
roof covering - clay tile			

fasteners:		
building material	kind/dimension	distance [mm]
gypsum plasterboard	screws ≥3,5/35	≤170
wooden planking	staples ≥1,5/47	2x/crossing

STECO HOLZBAU

Collaboration and project flow

With the increasing trend of using timber construction in larger construction projects, the importance of handling such projects on the basis of BIM (Building Information Modeling) is increasing. A central aspect in the planning of timber structures is the creation of precise workshop drawings and the transmission of the necessary data to CNC machines on which the individual components are manufactured. Already in this phase, all essential factors that could influence the construction process are taken into account in the model, such as installations and breakthroughs.



Collaboration and project flow

In close cooperation, we support you in implementing your architectural visions in sustainable timber construction projects. Together, we develop tailor-made buildings that are perfectly tailored to your requirements. While you design the architectural plans, we take care of the technical implementation and transform your designs into precise production and assembly plans using our state-of-the-art CAD/CAM system.

We enable the smooth exchange of data from your architectural model through the use of IFC interfaces. Together, we coordinate the cooperation with the other specialist planners and prepare the static calculations for your building. We make the resulting point and line loads available to you for further planning.



STECO HOLZBAU

Collaboration and project flow

With our comprehensive documentation, you can handle the building permit process efficiently. We produce the wall, ceiling and roof elements with our certified building systems and deliver the complete kit to the construction site on time.

In addition, we offer you the option of assembling the kit on the construction site. They coordinate the entire construction site and provide the necessary infrastructure, including crane, scaffolding and site equipment. You are responsible for the execution of all other trades, so that in the end a building is created that fully meets your high standards of functionality and quality.





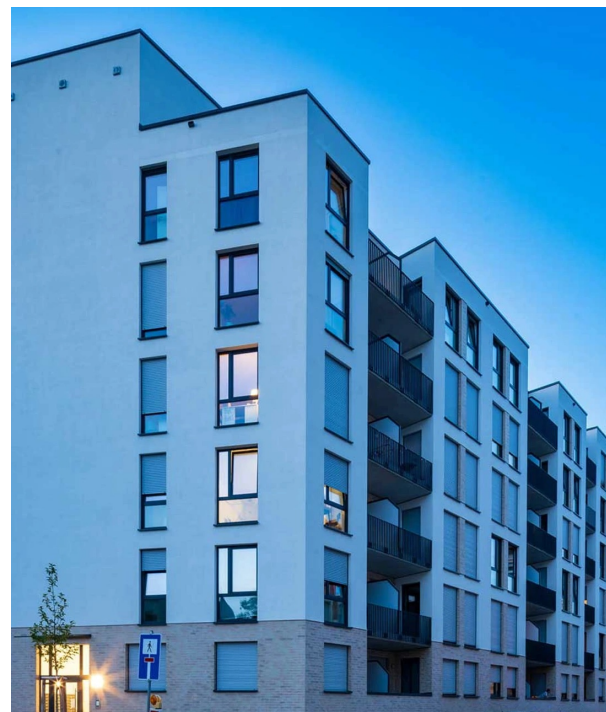
STECO Line

our windows and doors

STECO LINE is a company specialized in the production of PVC and aluminum windows and doors, with a particular focus on quality and design.

With carefully selected materials and precise workmanship, we offer a wide range of products that combine durability, safety and aesthetics. Our team of experts is committed to providing the highest quality and service to every customer.

Visit us and discover how STECO LINE windows and doors can improve your space.





STECO
LINE

STECO
HOLZBAU

PVC WINDOW COMFORT S8000

STECO LINE Windows are a unique offer of classic aesthetics and very high quality. In order to create the ideal living space, GEALAN is consistently focusing on the needs of the market with the S 8000 AD profile system.

SPECIFICATION:

Profile installation depth – 74 mm

The 5-chamber design offers excellent thermal and acoustic performance, and is an excellent choice for homes, apartments and smaller commercial buildings.

Smooth profile surfaces – easy to clean.

Steel reinforcements in the frame and sash guarantee excellent statics and service life.

Original and elegant design.

Efficient systems – theft and noise protection.

A wide range of colours that offers a wide range of finishing options.

„U“-Value (until $U_f = 1,3 \text{ W/m}^2\text{K}$)





STECO
LINE

STECO
HOLZBAU

PVC WINDOW COMFORT S9000

As a combined system, the new S 9000 system from GEALAN combines the properties and advantages of centre and pressed seals with an installation depth of 82.5 mm. The enormous construction depth, six profile chambers in the window frames, sashes and shafts as well as three levels of continuous sealing guarantee excellent thermal insulation.

SPECIFICATION :

Profile installation depth – 82.5 mm

The 6-chamber design provides excellent thermal and acoustic performance.

With STV® and standard reinforcement, a possible sash size of 2.40 m

Resistant to scratches and weather influences thanks to the GEALAN acrylcolor® surface

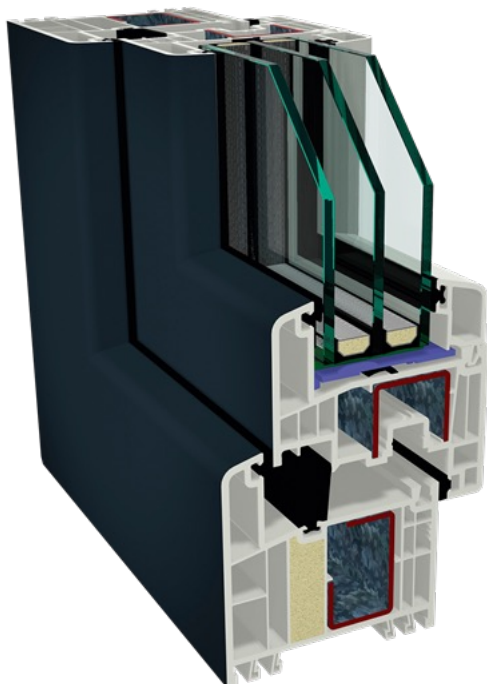
Burglary protection RC 2

Original and elegant design.

Suitable for new construction and renovation

Tested according to the current standard RAL-GZ 716

„U“-Value (bis $U_f = 0,92 \text{ W/m}^2\text{K}$)





STECO
LINE

STECO
HOLZBAU

PVC-DOOR S8000 IQ

There is nothing that does not exist. The S 8000 IQ profile system was created according to this principle. The right profiles and threshold solutions are available for every application, which do justice to the desired function and installation situation

SPECIFICATION:

Profile installation depth – 74 mm

Material-specific optimised profile geometry conserves resources and the environment.

Large main chamber to accommodate large steel fixtures.

A steel leveling profile for frames, sashes and posts.

This system is an excellent choice for houses, apartments as well as smaller commercial buildings.

Smooth profile surfaces – easy to clean.

Original and elegant design.

A wide range of colours that offers a wide range of finishing options.

„U“-Wert (bis $U_f = 1,2 \text{ W/m}^2\text{K}$)



STECO
LINE

STECO
HOLZBAU

MasterLine 8

MasterLine 8 is a high-quality window system that combines countless design possibilities with best-in-class performance and unmatched production speed. This next generation of aluminum windows is available in three insulation levels to meet all project needs.





STECO
LINE

STECO
HOLZBAU

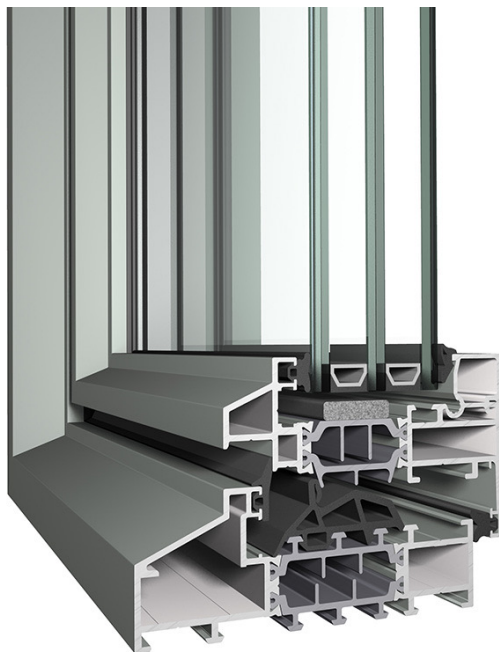
ALUMINIUM WINDOW SLIM LINE 38

With its sleek steel-look design, the highly insulated SlimLine 38 system fits perfectly into any modern project. The durable aluminium windows have been perfected over the years and offer unlimited design freedom thanks to their numerous minimalist variants.

This is just another example of the different possibilities with aluminium windows from STECO LINE

You can find more information on the STECO LINE homepage:

[Steco Line Windows & Doors – PVC, ALU Prozori i Vrata – Bijeljina](#)



STECO HOLZBAU

With Steco Holzbau, we have launched the B2B service for our partners in the DACH region within Steco Centar d.o.o., which focuses entirely on long-term and cooperative cooperation with you. Thanks to our in-depth know-how, we control the entire project process as an integrated process. In doing so, we not only improve our cooperation, but also ensure seamless integration of all other trades and services to ensure optimal project implementation.

We are your reliable partner when it comes to seamlessly integrating timber construction into your projects. Together with you, we develop tailor-made concepts that meet the individual requirements of a wide variety of projects. Thanks to our many years of experience and our extensive network of experts from industry and leading European universities, we are able to master even the most demanding and complex challenges.

You can already rely on our expertise in the planning phase. Through our early involvement in your projects, we ensure that your building is optimally designed for timber construction, which enables fast and efficient implementation.



STECO HOLZBAU

Our suppliers and partners:

At Steco Holzbau, we work with experienced strong partners, all of whom are among the market leaders in Europe in their segment.

We only use high-quality products from established manufacturers and work together in partnership.

www.stecocentar.com

**HASSLACHER
NORICA TIMBER**
From **wood** to **wonders**.

KNAUFINSULATION

E EGGER
MORE FROM WOOD.

WÜRTH

GEALAN
INNOVATION MIT SYSTEM

STECO
LINE

HUNDEGGER
Innovationen für den Holzbau

BUILDING TRUST **Sika**

fermacell

rothoblaas

sto

ISOCELL

R Reynaers
Aluminium

SCHÜCO

hsbcad

VELUX

Contact:

Steco Centar d.o.o.

Kojčinovac 132, 76316 Janja, Bijeljina, BiH
Telefon: +387 55 545 300

stecocentar@stecocentar.com



The mark of
responsible forestry
FSC™ C166470



www.stecocentar.com