



“We really felt like Kuboid genuinely cared about our project.”

- Charles and Patrick, Owners

## Business partners convert old chicken shed into smart self storage facility

**Location:** Middle Aston, England.  
**Solution:** Delivery of self storage units within an old chicken shed.  
**Results:** Customer thrilled with Kuboid’s delivery of the complex build and plans to continue partnership.

### The challenge

Egg Box Storage is a recently established self storage facility situated in Middle Aston, located off the A4260 between Oxford and Banbury.

Charles and Patrick, business partners and property experts acquired an estate of 11 farm buildings, which they have since successfully transformed into professional rental spaces for business owners. The estate is home to a variety of businesses, including florists, art galleries, a cafe and a wellness centre.

Charles and Patrick decided to keep one unit vacant for themselves and after some research, they approached Kuboid, a well-known industry favourite, to redevelop the old chicken shed into a self storage facility to increase their overall revenue.



“We thought there was an opportunity to make more revenue per square foot out of this building by offering service to the general public rather than just letting it to a tenant.”

Charles and Patrick were quickly impressed with Kuboid’s commitment to the project and response time. A site survey was booked in the diary within a few days.

“We came up with a design which was then significantly improved upon by Kuboid. They produced the plans and did a very good job designing it for us.”

Once the site survey was completed it was apparent that the long and narrow building, although small, came with multiple challenges due to it being an old chicken shed.

### The solution

When inspecting the building, Kuboid discovered that the floor was damp, and they were uncertain whether the water was coming from the ceiling or the floor. To identify the source of the leak, Kuboid’s Project Management team placed cling film on the floor overnight, which helped them determine that the leak was due to condensation from the floor.



## The result

“Despite this being an old building, Kuboid managed to make the best of it.”

Once the Kuboid team resolved the water issue, the fitting team quickly got to work to install 35 units, ranging from 40 sq ft to 150 sq ft. Charles and Patrick decided with Kuboid that a mix of unit options would be best for that specific building.

“When Kuboid did the fit-out they were brilliant. What I particularly liked was their positivity.”

“We always felt very reassured that we were going into the right business. You could say, well, of course Kuboid are going to say that, but they actually had good stats to back it up as to how well other customers had done and how quickly they filled their units.”

Once the fit-out was completed, Kuboid advised to the customer that they believed the units will fill very quickly, and they were right.

“Funnily enough, we’ve just got planning permission to build some more units and Kuboid have been saying to us all along, that as soon as these new units are built, you’ll be coming back to us for more because you’ll run out of space!”

Despite the challenges that come with transforming an old building, the fit-out was completed in just two weeks. Charles and Patrick were over the moon with the high-quality self storage facility and decided to personally write Kuboid a thank you letter.

“We haven’t even started marketing yet and people have already been in touch to reserve units.”

Charles and Patrick have since been in contact with Kuboid discuss building additional units.

## The full spec:

**Range of unit sizes:**  
**Door Colour:**  
**Trim Colour:**

40 sq ft to 150 sq ft  
Tangerine Orange  
White

**Scope of works:**  
Partitions, Design, Aftercare

