



OCTOBER NEWSLETTER



Remember when we talked about investing more upfront in order to significantly reduce or completely eliminate issues down the road? Well, this month's newsletter is yet another perfect example of that exact concept.

Moisture.

Basically the bane of a homeowner's existence. Most of us don't even like the word "moist" and can't stand when the air outside our homes is humid. We definitely don't want humid, moist air in our homes! I think Darren put it best in his podcast interview with The Build Better Blueprint –

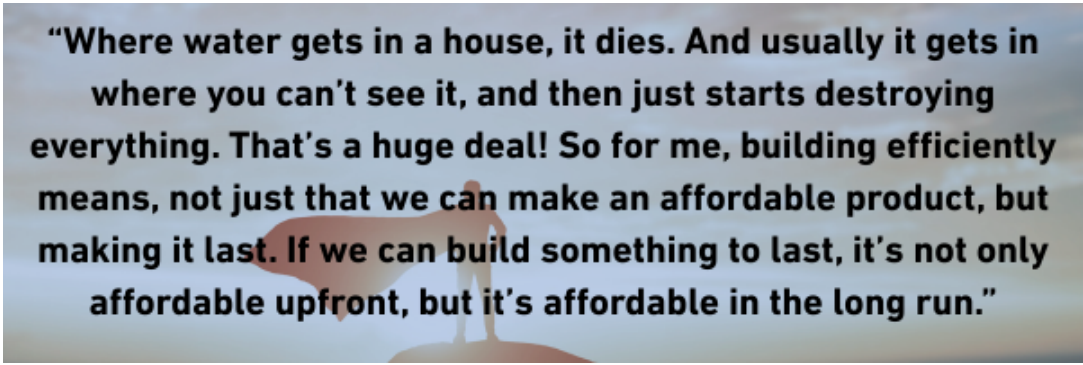
"Where water gets in a house, it dies. And usually it gets in where you can't see it, and then just starts destroying everything. That's a huge deal! So for me, building efficiently means, not just that we can make an affordable product, but making it last. If we can build something to last, it's not only affordable upfront, but it's affordable in the long run."

 [\(Click here to listen to the episode\)](#) 

In your typical home, common problems that arise from moisture can include:

- Musty smell
- Spongy or warped flooring
- Damaged drywall and studs

- Cracked grout and dislodged tiles
- And worst of all - mold and mildew
- Termites need moisture in the wall to survive



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We could talk for roughly 24 hours straight about all the building science, materials and techniques that we integrate into our units that prevent moisture issues, but today, we’re here to stand on one particular soapbox: humidity sensing bath fans!

The bathroom is probably the #1 location in your home that gets intense humidity regardless of the rest of the home’s system simply because we take showers. Most of us probably don’t indulge with a cold shower (no thank you!) so we create humidity with our glorious hot water.

Have you ever exited your shower only to realize that you forgot to turn on the bath fan?

Yep, we’re all guilty! 😞

The bath fans job is to take the humidity out of the air to prevent moisture issues. If it’s not on, it can’t do it’s job and if it’s not on long enough, well, it’s almost as bad as not turning it on in the first place.

What if we told you there was a way to guarantee your bath fan would be on when it’s needed, and would stay on until the humidity reached safe levels?

**Well friends, let us introduce you to the
humidity sensing bath fan!**

This puppy is wired directly to the electrical system and doesn’t need a wall switch. Once installed, if it senses humidity in the air, it turns on. As soon as the humidity levels are down, the fan will automatically turn off. It’s kinda a no brainer! The models we use are also motion sensing, so it helps freshen the bathroom air when someone is using the facilities.

Why doesn’t every home have this feature? Well, your typical bath fan will run around \$50-100 and humidity sensing bath fans run around \$200+. Whether it’s in your home or a rental asset, can you really even balk at the upfront investment to eliminate costly

repairs from moisture damage? We don't think so, which is why all of our units that have a bathroom, come standard with these incredible fans.

Ok, that's all. We'll step down from our soapbox.

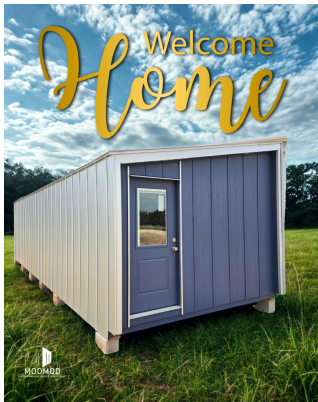
If you have more questions about how we build to avoid moisture issues, give us a shout!

Cheers and Happy October!

Darren & Becca Christensen

Founders of ModMod

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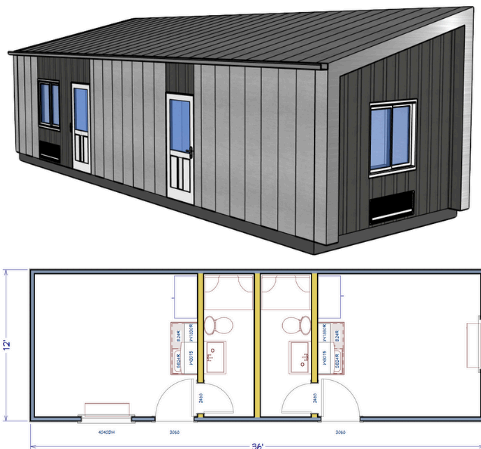
FLEX 400
\$79,100

12' x 36' / 432 sq ft space

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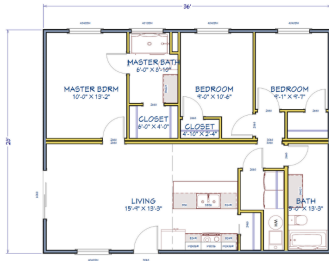
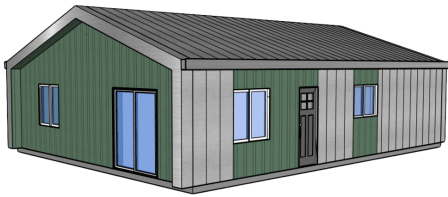


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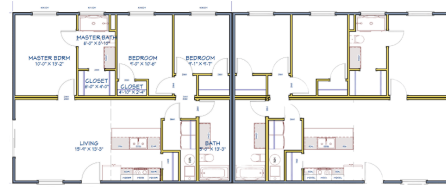
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