



THE MAGIC BOX HOUSE

Smart Living, Instant ROI.

Premium Prefabricated Homes for
Developers & Investors & Homeowners



Global Housing Solutions | US-Based Partnership



Integrated Global Supply Chain. US-Based Accountability.

WENS Partner INC redefines the modular housing market by combining global manufacturing efficiency with domestic operational security.



We operate on a hybrid business model. By leveraging strategic international supply chains, we deliver premium housing solutions at a fraction of local construction costs, without compromising on quality or compliance.



THE MAGIC BOX HOUSE

Core Competencies

🌐 **Global Supply Chain Advantage:** We utilize advanced manufacturing hubs and economies of scale to source high-performance materials and precision-engineered components. This allows us to offer factory-direct pricing and unlimited scalability for large development projects.



🇺🇸 **US-Based Governance:** Headquartered in Plano, Texas, we provide the legal security and accountability of a US entity. All contracts, insurance, and warranties are backed by our domestic corporation, mitigating the risks typically associated with international procurement.



🏠 **End-to-End Execution:** From our smart factories to your foundation, we manage the entire lifecycle—including quality control, customs clearance, and last-mile logistics—ensuring a seamless experience for developers.



We operate on a hybrid business model. By leveraging strategic international supply chains, we deliver premium housing solutions at a fraction of local construction costs, without compromising on quality or compliance.

Engineered for Compliance. Tailored for Scale.

🌐 **Code-Agnostic Engineering** We don't just build to one standard; we build to yours. Our engineering team adapts electrical, plumbing, and structural specifications to meet local building codes worldwide.

Americas: ICC-ES / UL / CSA Standards
Europe & UK: CE / Eurocode Compliance
Oceania: AS/NZS Standards

📏 **Bespoke Dimensions** Limitless possibilities beyond standard shipping container sizes. Whether you need a compact ADU, a wide-body luxury suite, or a multi-story complex, we manufacture to your exact project footprint.

Width: Customizable (e.g., standard 8' up to wide-body options)
Length: Project-specific fabrication
Layout: Fully modular and stackable designs

🛡️ **Industrial-Grade Construction** Regardless of size, every unit is built on our signature hot-dip galvanized steel chassis with aviation-grade aluminum panels, ensuring a 20+ year lifespan in any climate.

GLOBAL DEPLOYMENT: Built for Any Climate

Trusted in 20+ Countries. Your Vision. Delivered.



Australian Outback



French Vineyard



Dubai Desert Resort

Unlock Your Property's Potential.

Whether for passive income or personal space, Magic Box delivers instant value.

One Solution, Endless Possibilities:

- 🏠 The Backyard ADU: Create a private guest house or "Granny Flat" for family.
- 💼 The Home Office: A distraction-free workspace steps from your back door.
- 💰 The Rental Unit: Generate monthly cash flow on Airbnb or VRBO.



Why Choose Modular Over Traditional Build?

For Homeowners: Skip the construction noise, dust, and year-long contractors in your backyard. Get a turnkey space in weeks.

For Investors: Start generating ROI months sooner than traditional construction.

Construction Time	6 - 12 Months	2 - 4 Weeks
Cost Predictability	High risk of overruns (+20%)	Fixed Factory Price
Break-Even Point	5 - 8 Years	1.5 - 3 Years (Avg.)
Site Disturbance	Heavy noise & waste	Minimal footprint

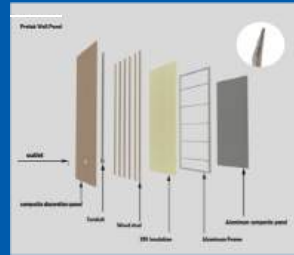
Cut construction time by 70%. Start renting while competitors are still permitting

Products & Value

We specialize in three product lines: Modular Houses, All-Aluminum Panel Homes Kits, and Tiny home on wheels, offering solutions for living, storage, and commerce. Our products meet Grade-A fire resistance, Level-7 seismic resistance, and Level-10 wind resistance standards, blending investment value with aesthetics. For example, a Texas Airbnb unit achieved 2000/month income on a 9,000 investment, while a Los Angeles backyard office delivered a 45% annual ROI. Embrace "Less Effort, More Life" to redefine future spaces.



Production Process



• Material & Design

High-quality materials and CAD-driven designs ensure functionality and aesthetics.



• Testing & QC

Rigorous testing with advanced equipment guarantees



• Delivery & Support

Seamless logistics and post-sales guidance for optimal user experience.

Four Product Series · Infinite Configurations

Series	Dimensions	Features	MOVE-IN ready
MagicPod (Modular)	140 -280 sqft / 13 - 26 sqm	Move-in ready, no construction required.	Yes, and it can be a kit
MagicNest (Rapid Assembly Kits)	120 sqft - Unlimited / 11 sqm - Unlimited	All-aluminum panels / 72-hour installation.	No, It is a Kit
MagicSlide (Expandable Modular)	230-460 sqft / 21-42 sqm	Instant deployment, 50% ocean freight savings.	Yes, and it can be a kit
MagicNodic(Tiny home on wheels)	200 - 300 sqft / 18 - 28 sqm	Multi-scenario transport compatibility.	Yes, and it can be a kit

MagicPod Modular Serie

Work by Day. Sleep by Night



Magicpod Alpine 20

Plug-and-Play · Instant ROI

✅ Fully equipped with kitchen, bathroom, and bedroom for immediate occupancy.

Investor's Choice

- ◆ IoT-enabled: Remote control of temperature, security, and energy use.
- 💰 30-day order-to-rental cycle.

Global Compliance

- 🌍 CE/UL certified; Level-7 seismic / Level-10 wind resistance.
- 🔥 Fireproof (1,000°C), operational from -30°C to 50°C.



Magicpod Polar 20

Modular Expansion

- 🧩 Combine units into apartment/hotel clusters.
- 🎨 Customizable facades for local aesthetics.

MagicPod- 20ft Standard

The Ultimate 2-in-1 Backyard Solution: Professional Office & Luxury Guest Suite.



Details

Dimensions (Ext)	L 19.5' x W 8' x H 8(approx.)
Total Area	~140 sq. ft.
Occupancy	2 Adults
Layout	Studio + Bath + Kitchen
Bed Type	Foldable Queen/Full Size
Insulation	R-Value Optimized (PU Foam)
Setup Time	< 2 Hours (Plug & Play)



🚩 **Murphy Bed Integration:** Premium wall-bed system maximizes floor space, turning your bedroom into a spacious living room or office instantly.

🍷 **Full Kitchenette:** Equipped with sink, cabinetry, and space for fridge/cooktop.

🚿 **Private Bathroom:** Full-size shower, toilet, and vanity – no "camping" feel.

📦 **40HQ Optimized: Shipping Efficiency:** Designed to fit 2 units perfectly inside one 40HQ container, cutting your logistics costs in half

MagicSlide Modular Serie



MagicSlide 20 frontview



MagicSlide 20 layout



MagicSlide 40 frontview



MagicSlide 40 layout

Patented Space Revolution

🔒 Self-locking sliding system: Expand with one touch.

💧 IP67 waterproofing for harsh environments.

Rapid Deployment

⚡ 30-minute setup with universal utility ports.

📦 Foldable for 40% freight savings.

Space Doubling

➕ Expandable width: 2.2m → 3.8m (80% area increase).

🚪 Open layouts with no columns.

Hardcore Performance

🌀 Level-10 wind / Level-7 seismic resistance.

❄️ Stable in -40°C to 60°C extremes

MagicSlide - 20ft Standard

Space Revolution · Beyond Traditional Containers



Video link: <https://www.magicboxtinyhouse.com/model/magicslide/>

Details

Dimensions (Ext)	L 18.5' x W 12.5' x H 8 (approx.)
Total Area	~230 sq. ft.
Occupancy	2 Adults
Layout	Living Room + Bath + Kitchen
Bed Type	Foldable Queen
Insulation	R-Value Optimized (PU Foam)
Setup Time	< 2 Hours (Plug & Play)



One Person, Three Minutes · Effortless Operation

- ✓ Simplified Operation: Patented hydraulic-assisted sliding rail system enables single-person deployment/retraction within 3 minutes, no expertise required.
 - ✓ Smart Self-Locking: Auto-lock mechanism with status indicators eliminates misoperation risks.
 - ✓ Maintenance-Free Design: Rails require no lubrication; EPDM seals withstand 25 years of weather
- 📦 40HQ Optimized: Shipping Efficiency: Designed to fit 2 units perfectly inside one 40HQ container, cutting your logistics costs in half

MagicSlide- 40ft Grand Suite

A full-size 2-bedroom home that ships anywhere in the world





For Homeowners: The perfect ADU for aging parents ("Granny Flat") or a starter home for a young family.


For Investors: Higher Nightly Rates. 2-bedroom units command significantly higher rental prices on Airbnb and attract families who stay longer than solo travelers.


Dimensions (Ext)	L 38' x W 12.5' x H 8 (approx.)
Total Area	~450 sq. ft.
Occupancy	4 Adults
Layout	Living Room + Bath + Kitchen + Master room suite
Bed Type	Foldable Queen
Insulation	R-Value Optimized (PU Foam)
Setup Time	< 2 Hours (Plug & Play)



 2-Bedroom Privacy: Separate bedrooms ensure privacy for parents and children, or two couples. No more sleeping in the kitchen.

 Spacious Living Area: Open-plan living and dining area designed for family gatherings, not just sleeping.

 Full-Size Amenities: Equipped with a large L-shaped kitchen and a full bathroom with laundry hookups.

 Global Mobility: Ingenious design allows this massive home to retract into a standard 40HQ container footprint for affordable worldwide shipping.

MagiSlide

MagiSlide Expandable Series – Deployment Process



“One Person, Three Minutes · Effortless Operation”

- ✓ Simplified Operation: Patented hydraulic-assisted sliding rail system enables single-person deployment/retraction within 3 minutes, no expertise required.
- ✓ Smart Self-Locking: Auto-lock mechanism with status indicators eliminates misoperation risks.
- ✓ Maintenance-Free Design: Rails require no lubrication; EPDM seals withstand 25 years of weathering.



Shipping wide loads is expensive. We solved that. Our innovative Retractable Design allows the entire house to compress into a standard shipping container footprint for transport. Once on site, the sides slide out to triple your living space instantly. You pay for a container's freight, but you get a luxury suite's square footage

Step 1: Transport Mode Standard container dimensions for lowest logistic costs.

Step 2: Rapid Expansion Sides slide out effortlessly in minutes.

Step 3: Move-In Ready A fully finished home, 2x the original size.

MagicNest Kit Serie



MagicNest Alpine studio

72-Hour Installation

⚡ Bolt-lock panels; 40% cost reduction vs. traditional construction.

Lightweight & Global-Ready

📦 Aluminum frames (<50kg/panel); half the shipping cost.

🌍 All-terrain durability (-30°C to 50°C).

Industrial-Grade Performance

🔒 Weatherproof: Water/rust/corrosion/insect/fire-resistant (660°C aluminum melting point).

🔌 Pre-installed utilities: 1-hour power/water setup.



MagicNest Polar studio

MagicNest (Panel Kit - DIY Studio)

The "Crane-Free" solution that fits through narrow gates and assembles in a weekend.



Dimensions (Ext)	L 10' x W 12' x H 10 (approx.)
Total Area	~120 sq. ft.
Occupancy	2 Adults
Layout	Office/ Gym/ Theater/ Music room
Insulation	R-Value Optimized (PU Foam)
Setup Time	3 people 2 days

■ **Go Where Containers Can't:** Designed for hard-to-access backyards. If you can walk there, you can build there. Panels fit through standard garden gates and narrow alleys.

🕒 **The "Weekend Project":** Pre-engineered panel system snaps together effortlessly. A team of 3 people can finish the assembly in just 2 days.

📏 **Modular Sizing:** Not limited by shipping container dimensions. Customize the length and width to fit your specific backyard footprint perfectly.

🏠 **Pro-Grade Insulation:** This is not a garden shed. Our pre-fab sandwich panels provide superior thermal insulation, keeping your space cool in summer and warm in winter.

🧘 **The Zen Studio:** A peaceful yoga or meditation retreat steps from home.

🎵 **The Soundbox:** A private music room or recording studio.

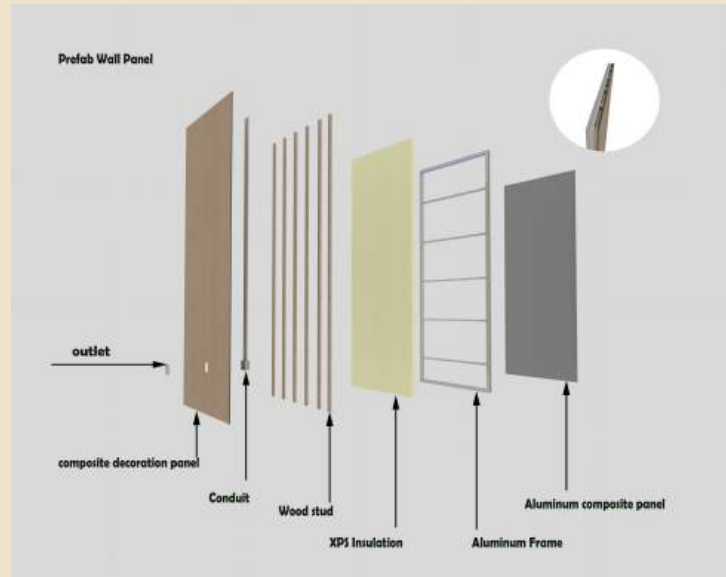
🏋️ **Home Gym:** Your personal fitness center without the membership fees.

🎬 **Cinema & Gaming:** A dedicated media room for family movie nights.

🏢 **Garden Office:** Separate work from home life completely.

MagicNest Rapid Assembly Series - Wall Structure

Our wall panels feature a six-layer composite structure, designed with aerospace-grade aluminum alloy framing as the core support. The outer layer is clad in weather-resistant aluminum composite panels (UV-resistant, salt spray corrosion-proof), while the middle layer integrates XPS high-density insulation (thermal conductivity $\leq 0.028 \text{ W/m} \cdot \text{K}$). An innovative air cavity acts as a thermal break, completely blocking heat transfer. The inner layer utilizes A1-grade fireproof carbon crystal boards (fire resistance ≥ 2 hours) with 3H surface hardness, mold-proof, zero formaldehyde emissions, and self-locking snap-fit mechanisms. Compared to traditional walls, this design improves energy efficiency by 60%.



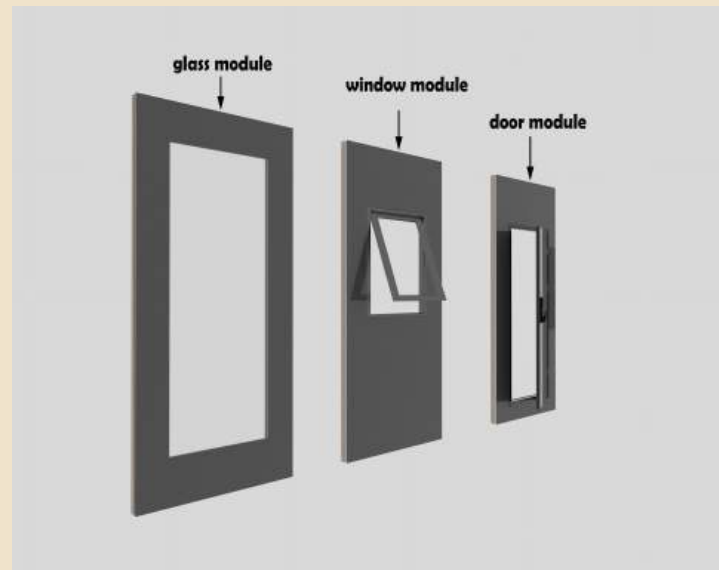
Key Advantages

Military-Grade Precision: Mortise-and-tenon joints with EPDM rubber seals ensure millimeter-level alignment, tripling installation speed while eliminating water/air infiltration (ASTM E331 certified, wind pressure resistance $\geq 3.5 \text{ kPa}$).

Pre-Installed Utilities: Factory-embedded wiring conduits, sockets, and switch boxes reduce on-site electrical work by 80%.

Frame & connectors: 50-year maintenance-free.

Seals & insulation: 25-year durability.



Our wall panels feature fully integrated electrical systems—conduits, socket boxes, and switch positions are factory-preinstalled with 90%+ precision.

Plug-and-Play: On-site work reduced to connecting main cables, cutting electrician labor by 80%.

Error-Free Wiring: German DIN rail technology eliminates short-circuit/contact failure risks.



MagicNordic Trailer Serie



MagicNordic 20

Plug-and-Play · Instant ROI

✅ Fully equipped with kitchen, bathroom, and bedroom for immediate occupancy.

Investor's Choice

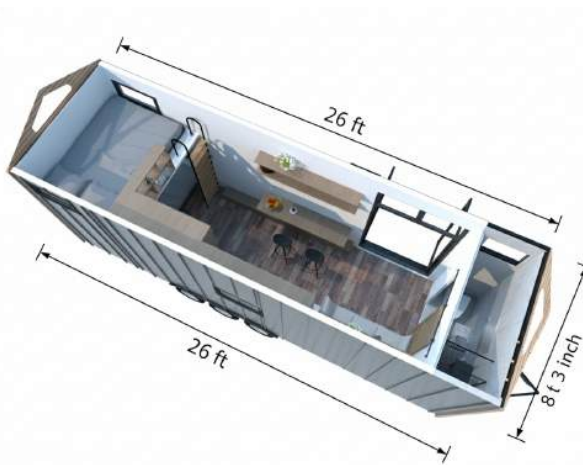
- ◆ IoT-enabled: Remote control of temperature, security, and energy use.
- 🕒 30-day order-to-rental cycle.

Global Compliance

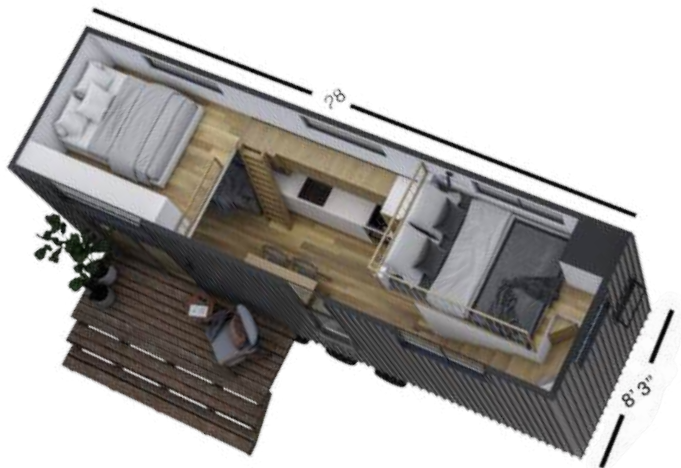
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- 🔥 Fireproof (1,000°C), operational from -30°C to 50°C.

Modular Expansion

- 🧩 Combine units into apartment/hotel clusters.
- 🎨 Customizable facades for local aesthetics.



MagicNordic 26



MagicNordic 28

MagicNodic - Standard

Best for Backyard ADU & Airbnb



Discover the elegance of Scandinavian design in a compact, versatile living space. The Nordic20 embodies simplicity, functionality, and warmth, all wrapped in a modern aesthetic that feels right at home in any environment. Whether you're looking for a full-time residence, a vacation retreat, or an additional living space, Kemi offers the perfect blend of style and substance.

Youtube: <https://youtu.be/KpC2IDvT1x0>

Details

Length	20' / 5.8m	Landry hookup	Yes
Width	8'5" / 2.5m	Kitchen	Yes
Height	13' 5" / 4.1m	Loft size	45 sqft / 4sqm
Area	200sqft / 18 sqm	Floor-to-loft height	6' / 1.83m



✓ Standard Inclusions : Fully finished floor, LED lighting, Bathroom vanity, Toilet, Shower, Kitchen cabinetry, Loft

✚ Optional Upgrades: AC unit, Water heater, Cooking Burner, Solar kit



MagicNodic - Standard

Best for Backyard ADU & Airbnb

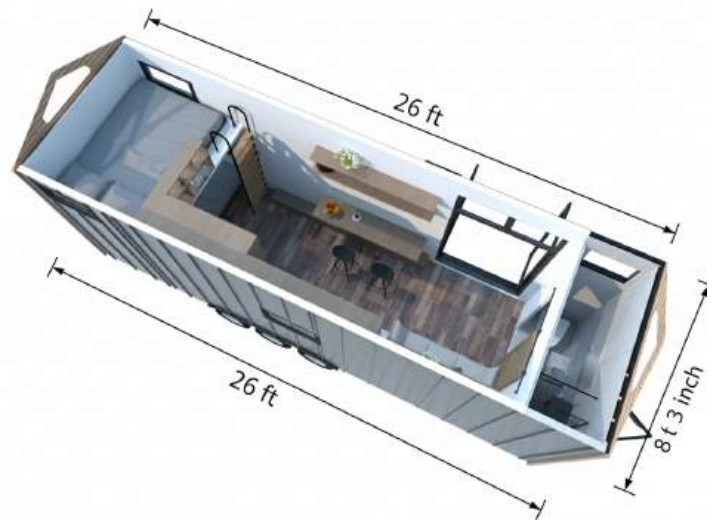


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MagicNodic - Standard

Best for Backyard ADU & Airbnb



Enter through double glass French doors that fill the space with natural light and airiness. Walk through the generously sized lounge and past your fully equipped kitchen. The bathroom features a spacious shower, ample storage, and space for a washer/dryer. Standard-height stairs lead to the loft queen bedroom, which offers a private standing area. Options for a fold out murphy bed downstairs, and a second loft.

Living and Kitchen
Bathroom
Stairs to Loft Bedroom
Optional Murphy Bed, Soft Bed or 2nd Loft

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KEY FEATURES

SPACE BREAKDOWN

- Living / Kitchen - 13 Square Meters
- Bathroom - 5 square meters
- Master Bedroom - 6 square meters

BATHROOM

- Generous size Bathroom
- Full-size enclosed glass shower
- Room for washer/dryer
- Ample storage space

LOUNGE / DINING

- Large glass double-entry French doors
- Spacious lounge, room for generous size couch or sofa bed.
- Space for fold-out TV, includes TV point

LOFT BEDROOM WITH STAIRS

- Stair accessible loft bedroom, secluded space to stand upstairs & enough headroom to sit up in bed.
- Fits Queen sized Mattress.
- Generous size windows allow natural light and airflow
- Stool and Custom vanity in bedroom
- Standard-height stairs

KITCHEN

- Kitchen appliances, generous storage and bench space
- Separate Dining Table
- Custom Joinery

TRAILER & OUTSIDE

- Low profile trailer - lower entry height for easier entry and maximised internal space
- Galvanised trailer frame
- Quality materials throughout



Global Seamless Logistics

Hassle-Free Global Supply Chain Sub-headline: From our manufacturing hub to your doorstep, we manage the complexity so you don't have to.

Door-to-Door Service: Comprehensive logistics solutions including ocean freight, customs clearance, and final-mile delivery.

Strategic Warehousing: Large-scale storage capacity ensuring consistent inventory and prompt dispatch.



Logistics Workflow

Secure Packaging: Each unit is wrapped in heavy-duty protective film and secured with steel reinforcement for transit.

Expert Loading: Precision loading at our facility to ensure zero-damage during ocean voyage.

Global Transit: Real-time tracking and coordination with top-tier international shipping lines.

Site Arrival: Delivered directly to your foundation, ready for unfolding and immediate use.

MAGIC BOX TINY HOUSE

GLOBAL LOGISTICS & SEAMLESS DELIVERY

Optimized Loading, Maximum Savings



MAGIC BOX TINY HOUSE

Magic Box Tiny House Logistics Workflow

- Secure Packaging**
Heavy-duty protective film and steel reinforcement your unit remains pristine during transit.
- Expert Loading**
Precision loading at our facility to ensure zero-damage during ocean voyage.
- Global Transit**
Real-time tracking and coordination with top-tier international shipping lines.

Versatile Applications: One Unit, Endless Possibilities

MAGIC BOX
TINY HOUSE

VERSATILE APPLICATIONS: One Unit, Endless Possibilities



The Income Generator

Turn your backyard into an AirBnb income stream. Generate passive revenue and achieve ROI in <2 years.



The Care Suite (Granny Flat)

Provide independent, accessible living for aging parents, steps away to home.



Affordable Housing Project

Rapidly deploy cost-effective, scalable housing for workforce or community projects



Emergency & Remote Living

Quick-deploy, off-grid solutions for disaster relief, remote work, or eco-tourism resorts

Success Stories: Proven Results Globally

At MAGIC BOX TINY HOUSE, our vision extends beyond design and manufacturing; it's about transforming ideas into tangible, successful realities across the globe. With extensive experience in delivering innovative tiny home solutions to diverse climates and challenging remote locations, we pride ourselves on our proven track record. From eco-tourism resorts nestled in the Canadian Rockies to thriving Airbnb getaways in the heart of Texas, and coastal retreats in Australia, our portfolio speaks volumes. Each project is a testament to our commitment to quality, rapid deployment, and client satisfaction, showcasing how our folding technology and expert logistics empower businesses and individuals to achieve remarkable results. Explore our success stories and discover how we can help build yours.



PROJECT SPOTLIGHT:
Athens, Texas, USA


Client Type: Short-term Rental Investor (Airbnb)
Model: Magic Box - 20ft Modern Suite

Delivery Time: 45 Days (Order to Site)

Key Results:
* Investment: ~\$90,000 (Unit + Site Prep)
Monthly Revenue: \$2,000 - 2,800
ROI: Achieved break-even in under 24 months.

"The folding technology saved us weeks construction time and thousands in local labor costs. The guests love the modern aesthetic!"

Client Feedback:



PROJECT SPOTLIGHT:
Rocky Mountain Lakeside Retreat

Location: Banff National Park, Canada
Client Type: Eco-Tourism Developer
Model: Magic Box - 20ft Mountain Series
Delivery Time: 70 Days (Order to Site)

Key Results:

- Zero-impact, off-grid solution
- Innovative folding design
- High occupancy rates from nature-seeking tourists

Client Feedback:
"Our guests love the modern and the breathtaking views. The quick setup saved us significant time cost!"



PROJECT SPOTLIGHT:
Coastal Escape, Australia

Client Type: Eco-Tourism Developer
Model: Magic Box - Various 20ft & 40ft Units

Delivery Time: 60 Days (Order to Site)

Key Results:

- Rapid Deployment for remote location
- Innovative folding design minimized impact
- High occupancy rates from nature-seeking tourists

Client Feedback:
"Magic Box delivered a stunning resort solution fast. Our guests love the modern of nature!"

Versatile Applications: One Unit, Endless Possibilities

GLOBAL DEPLOYMENT: Built for Any Climate

Trusted in 20+ Countries. Your Vision. Delivered.



Australian Outback



French Vineyard



Dubai Desert Resort

 MAGIC BOX TINY HOUSE

READY TO START YOUR PROJECT?

Ensuring Quality, Compliance & Peace & Mind

Connect with us today and build your success story

CONTACT US:

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Your Vision. Our Solution. Together, We Build.