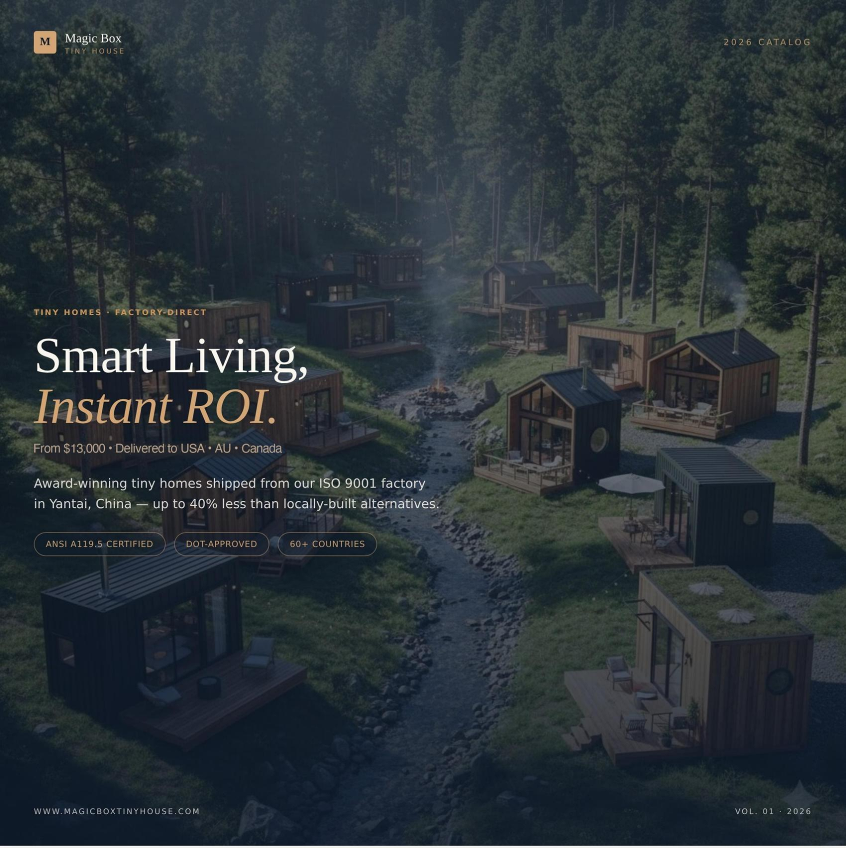


M Magic Box
TINY HOUSE

2026 CATALOG

TINY HOMES · FACTORY-DIRECT

Smart Living, *Instant ROI.*

From $13,000 • Delivered to USA • AU • Canada

Award-winning tiny homes shipped from our ISO 9001 factory in Yantai, China — up to 40% less than locally-built alternatives.

ANSI A119.5 CERTIFIED · DOT-APPROVED · 60+ COUNTRIES

WWW.MAGICBOXTINYHOUSE.COM

VOL. 01 · 2026

WHO WE ARE

Factory in China.

Homes worldwide.

Founded in 2015, our ISO 9001-certified facility in Yantai, China produces aluminum-frame tiny homes at a fraction of comparable US-built alternatives. We've shipped to 60+ countries — Texas, California, Colorado, Sydney, Melbourne, Vancouver, Toronto.

Our line runs on **laser cutting, robotic welding and lean manufacturing** — minimising human error and material waste at every station. Capacity reaches **30 complete units per month**, with full customisation available.

10+	60+	30/mo	4.9★
YEARS	COUNTRIES	CAPACITY	RATING

- **Laser Cutting**
  Every aluminum part is laser-cut to millimeter accuracy — no human cutting error.
- **Precision Welding**
  Consistent, repeatable welds for a structurally superior, perfectly aligned frame.
- **Lean Manufacturing**
  An optimised assembly line cuts waste and rework — 30 finished units every month.

OEM & WHOLESALE

Your brand. Our factory.

We OEM for builders and developers across the **USA, Canada, Australia and New Zealand** — build to your spec, your brand, your floor plans. And we supply a steady, scalable stream of units to campground & glamping operators worldwide.

Builder OEM
Custom spec & private-label production for US / CA / AU / NZ builders.

Campground Supply
Reliable, repeatable volume for glamping & campground developers globally.

EVERY DETAIL · CONSIDERED

Why Magic Box

Laser-Cut Aluminum & Steel

Millimeter-level precision on both aluminum and steel framing — immune to termites, mould and rot.

Zero structural errors
Non-corrosive · fire-safe
Easier to tow & transport

Factory Prefabrication

Built indoors — protected from weather damage, inspected at every stage of the assembly line.

ISO 9001-certified
30-60 day timeline
Predictable costs

Compliance Guaranteed

ANSI A119.5 + DOT-approved for all 50 US states, with NCC documentation for Australia.

Engineering stamps · PSF load reports
Eligible for US tiny-home financing
Polar insulation for extreme climates

CUSTOMISATION · OEM · RAPID RESPONSE

Built to help solve the housing crisis.

Beyond our standard models, we offer full customisation and OEM production for builders and developers — affordable, dignified housing delivered at scale. We're built to **react fast**: when a project faces an urgent housing shortage, our 30-units-per-month line can deliver large volumes in a short window.

Full Customisation
Your layout, finishes, colours & spec — designed around your project.

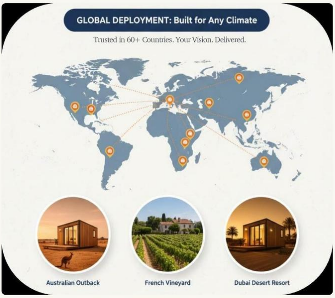
OEM Production
Private-label manufacturing for builders & developers worldwide.

Fast, High-Volume
Rapid large-volume delivery for urgent housing-shortage projects.

GLOBAL DELIVERY

Door-to-door service

We manage ocean freight, customs clearance, export documentation and last-mile delivery. One point of contact, full landed-cost quote within 24 hours.


GLOBAL DEPLOYMENT: Built for Any Climate
Trusted in 60+ Countries. Your Vision. Delivered.
Australian Outback
French Vineyard
Dubai Desert Resort

PRODUCT OVERVIEW

Five product lines · Infinite configurations

Series	Type	Highlights	From
MagicPod Fully furnished THOW	Tiny House on Wheels	Turnkey — furniture, appliances & smart home tech included	$29,000
MagicSlide 20 ft · 40 ft	Modular · Expandable	Patented slide-out — doubles living space on site	$35,000
MagicNest DIY Kit · Panelized	Rapid Assembly Kit	Numbered panels + 3D videos · save 40% vs pre-built	$13,000
Magic-Nordic 20 / 26 ft	Tiny House on Wheels	Gabled roof · Queen loft · full kitchen & bathroom	$45,000
Magic Iron NEW 20 ft · 40 ft	Container Home	Repurposed ISO containers · stackable & customisable	$29,000

All prices in USD, delivered to your nearest destination port — ocean freight, import duty and customs clearance all included. Port-to-site delivery available on request.

PRODUCTION

TESTING & QC

DELIVERY & SUPPORT

Laser-cut aluminum framing & CAD-driven designs. 30-60 day timeline.

Stage-by-stage inspection. ISO 9001 + ANSI A119.5 certified.

Ocean freight + customs clearance + final-mile — one partner.

01 · MAGICPOD

From $29,000

Small footprint. *Everything inside.*

Fully furnished tiny home delivered complete — furniture, appliances and smart-home tech included. Variants: **Polar** (white) and **Oak** (warm wood finish).

20ft	40ft
140 sqft	**280 sqft**
Standard · 1–2 people	Extended version

Small but Complete
Full bathroom, kitchen & living room — everything in 140 sqft.

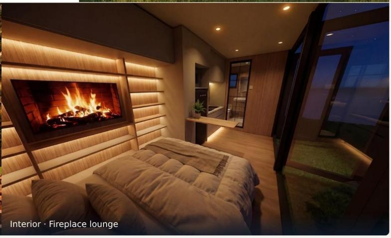
Perfect Backyard Fit
Compact footprint ideal for backyard placement — home for 1–2.

Optional Trailer
Add a DOT-approved trailer for mobility — or place it on a fixed pad.

Smart Home + Compliance
IoT controls · ANSI A119.5 · −30°C to 50°C climate range.

▶ Watch the MagicPod walkthrough →

Front view · optional trailer shown



Interior · Fireplace lounge

02 · MAGICSLIDE 20FT PATENTED DESIGN

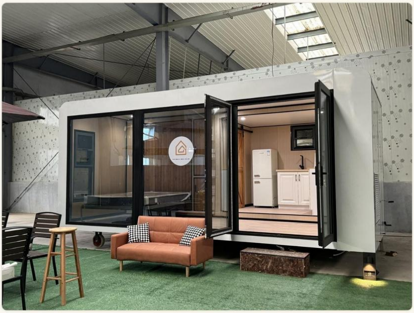
From $35,000

Space revolution. *Doubles on site.*

Our patented hydraulic-assisted sliding rail ships compact in a standard 40HQ container — one person can expand it in three minutes on site. Pay for a container's freight, get a luxury suite's footprint.

- **100% Waterproof**
  Three-layer waterproofing process seals every joint — fully weatherproof in any climate.
- **No-Loft, Single Level**
  Step-free single-level living — ideal for seniors and young children. No ladders, no loft.
- **50% Freight Savings**
  Retracts to container footprint — ships at half the cost, and folds back up if you ever relocate.
- **Flexible Use**
  Airbnb investment unit, long-term backyard residence, in-law suite or guest house.
- **Optional Trailer**
  Add a DOT-approved trailer for mobility — or place it on a fixed pad. Your choice.
- **Any RAL Color**
  White, black, green — or any RAL code you supply. Build a fully personalised campground.

Popular finishes: ○ White ● Black ● Green · + custom RAL on request



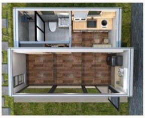
20FT STANDARD

2-in-1 Backyard Office & Suite

Total Area	~230 sq.ft.
Dimensions	L 18.5' × W 12.5' × H 8'
Occupancy	2 Adults
Layout	Living + Bath + Kitchen
Bed Type	Foldable Queen
Setup Time	< 2 hrs (Plug & Play)

On-site · Airbnb short-term rental

Bedroom · wood-accent interior



Floor plan · top view

FROM OUR PRODUCTION LINE

In production · custom green RAL finish, Yantai facility

Slide-rail chassis & aluminum frame assembly

DEPLOYMENT PROCESS

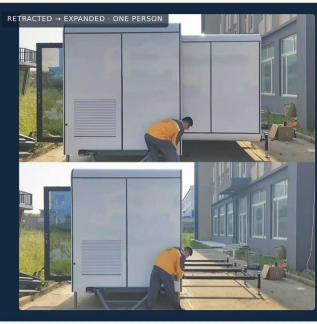
One person · Three minutes

Patented hydraulic-assisted sliding rail with smart self-locking — no expertise, no crane, no misoperation risk.

STEP 01 Transport Mode
Standard container footprint for lowest logistics costs.

STEP 02 Rapid Expansion
Sides slide out effortlessly in three minutes.

STEP 03 Move-in Ready
Fully finished home — 2× the original size.



▶ **White Unit · Full Walkthrough**
Watch on YouTube →

▶ **Black Unit · Full Walkthrough**
Watch on YouTube →

03 · MAGICDUO

From $55,000

Two bedrooms. *Single level.*

The same patented expandable design as the 20ft — ships compact, then slides out to **460 sqft** on site. Everything stays on one level (no loft, no stairs), so it suits families, seniors and multi-generational households alike.

↔ Expandable
Retracts to container size for shipping, expands 2× on site in minutes.

▭ All One Level
Step-free single-level living throughout — no loft, no ladders.

• Optional Trailer
Can be mounted on a DOT-approved trailer, or set on a fixed pad.

• Custom Layout
Interior fully customisable — 2-bed home, clinic, café, office & more.

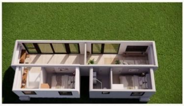
MAGICDUO

Full-size 2-Bedroom Home

Total Area	~460 sq.ft. expanded
Dimensions	L 38' × W 12.5' × H 8'
Levels	Single level · no loft
Mounting	Pad or optional trailer
Layout	Fully customisable
Best for	Families · ADU · Airbnb · commercial

Side elevation

Interior · open plan



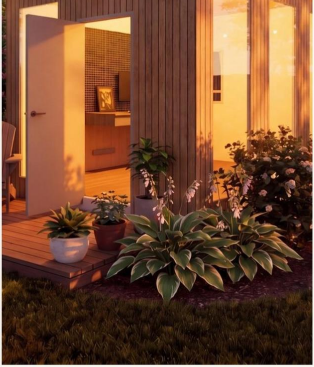
Floor plan · one example config

04 · MAGICNEST KIT

From $13,000

Backyard *office kit.*

An all-aluminum panelized kit produced on a factory line, shipped flat in a container, and hand-assembled on site — **a 3-person crew can assemble one in about two days**. No decorators, no plumbers, no



movers, no crane. Fully customisable — add a bathroom, kitchenette, extra windows or a partition to suit your use.

1 · Modular production → 2 · Container transport → 3 · Hand assembly → 4 · Enjoy

No Permit Needed

120 sq.ft footprint — permit-free in most localities.

Plug & Play Wiring

Pre-wired with multiple outlets · up to 2,750W · AC-ready.

Termite-Free & Green

All-aluminum, anti-termite, non-toxic to people & pets.

All-Season Insulation

Comfortable 40–105°F · 50mm default, thicker as upgrade.

VERSATILE USES

Home office · extra bedroom · yoga studio · gaming room · backyard guest haven. Choose your own exterior & interior colours to match your main house.

Polar (white) · backyard setting

Fitted out as a home office & studio

Evening ambience · garden retreat

SPECIFICATIONS

Floor area	120 sq.ft
Dimensions	12.1'L × 9.7'W × 10'H
Weight capacity	1,200 kg
Max wattage	2,750 W
Insulation	40–105°F range
Assembly	3 people · ~2 days

MODULE SYSTEM

Mix & match factory-made modules to design any layout:

- Door module
- Window module
- Glass module
- Solid panel

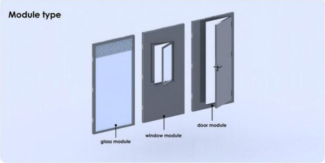
Prefabricated circuit panels with buried wiring & fixed hook-locks snap together — auto-locking, error-free.

PANEL BUILD-UP

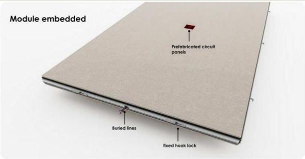
Aviation-grade aluminum frame · composite aluminum exterior panel · XPS insulation core · green fireproof interior decoration panel.

Sits happily on concrete, gravel, grass or brick — bolt the bottom frame to a flat pad and it stays put for years.

HOW IT'S BUILT

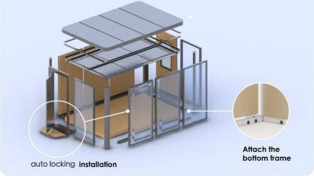


Module types · glass / window / door — mix to design any layout

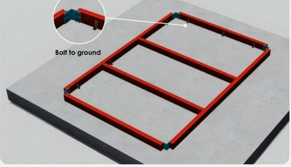


Embedded systems · prefab circuit panels, buried lines, hook locks

Assembly method



Assembly · auto-locking panels attach to the bottom frame



Any terrain · bolt to concrete, gravel, grass or brick

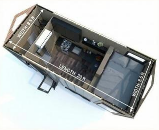
05 · MAGIC-NORDIC

From $45,000

Loft-style living. *Built to tow.*

Our signature loft-style Tiny House on Wheels — a gabled roof with a full Queen loft above, kitchen and bathroom below. Available from 20 ft to 26 ft to suit any plot or budget. DOT-approved trailer and ANSI A119.5 certified — road-legal and import-ready for the **USA, Canada, Australia and New Zealand**.

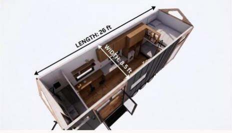
USA · Canada · Australia · New Zealand



Magic-Nordic 20

20 ft • entry-level • From $45,000

Queen loft, full kitchen & bath. Our most affordable THOW — perfect for a backyard ADU or compact plot.



Magic-Nordic 26

26 ft • most popular • From $52,000

Extra floor space, larger kitchen and full bathroom — ideal for full-time living and longer stays.

MAGIC-NORDIC 26 · IN DETAIL

Magic-Nordic 26 · cedar & charcoal exterior, mountain setting

Full kitchen, bathroom & picture windows · Magic-Nordic 26

MAGIC-NORDIC 20 · INTERIOR

Kitchen + bookshelf loft access · Magic-Nordic 20

Queen loft bedroom · standard-height stairs

SIZE CHART

Magic-Nordic 20 vs 26

	Magic-Nordic 20	Magic-Nordic 26
Length	20' / 6.1 m	26' / 7.9 m
Width	8'5'' / 2.5 m	8'5'' / 2.5 m
Height	13'5'' / 4.1 m	13'5'' / 4.1 m
Floor area	180 sqft / 17 sqm	240 sqft / 22 sqm
Loft	Queen loft	Queen loft (larger)
Kitchen	Full	Full · extended
Bathroom	Full	Full
Best for	ADU · compact plots	Full-time living

STANDARD INCLUSIONS

Fully-finished floor · LED lighting · bathroom vanity · toilet · shower · kitchen cabinetry · loft.

OPTIONAL UPGRADES

AC unit · water heater · cooking burner · solar kit · Murphy bed · second loft.

06 · MAGIC IRON **NEW**

From $29,000

Container shell. *Finished home.*

Genuine ISO high-cube containers, stripped to the frame and rebuilt as a finished home — spray-foam insulated, wired, plumbed and fitted out on our own line. Stackable and combinable for larger layouts.

20ft	40ft
160 sqft	320 sqft
Studio · 1–2 people	Bedroom + living

High-Cube Interior

9′6″ ceilings — not the cramped feel of a standard container.

Engineering Package

PE-ready documentation for smoother permitting.

Stackable & Combinable

Join two or three units into a larger home.

Permit-Friendly

The 20 ft is under 200 sq ft — no permit needed in many areas.

▶ See Magic Iron on our website →

On the production line · Yantai

Fitted kitchen with island

YOUR TINY HOME CAN PAY FOR ITSELF

Investment *Returns.*

Hundreds of MagicBox owners rent on Airbnb. The rental income often covers the full monthly repayment — and then some.

REAL LISTING · ATHENS, TEXAS

"Magic Box in Athens, TX"

An actual MagicBox unit operating as a short-term rental — see the live listing, guest reviews and nightly rates for yourself.

View the Airbnb listing →

SAMPLE INVESTMENT CASE · MAGICSLIDE 20FT

Retail price	$35,000
Monthly financing payment	~$650 / mo
Avg Airbnb nightly rate	$120 – $180
Occupancy rate	65 – 75%
Avg monthly revenue	$2,340 – $4,050
After expenses	$2,000 – $2,800 / mo
Net annual return	$24k–$33k

CUSTOMER STORIES

Loved by homeowners *across 3 continents.*

PROJECT SPOTLIGHT

Athens, Texas

Model	MagicSlide 20ft
Use	Airbnb Investor
Delivery	45 Days

PROJECT SPOTLIGHT

Rocky Mountain Retreat

Model	Magic-Nordic 20
Use	Eco-tourism
Delivery	70 Days

PROJECT SPOTLIGHT

Coastal Escape, Australia

Model	20ft & 40ft mix
Use	Eco-resort
Delivery	60 Days

Investment	**$90,000**
Monthly Revenue	$2,000 – $2,800
Break-even	< 24 months

> *"Folding tech saved us weeks and thousands in labor costs. Guests love the modern aesthetic."*

Zero-impact, off-grid solution

High occupancy from nature-seeking tourists

> *"Guests love the modern look and breathtaking views. Quick setup saved us time and cost."*

Rapid deployment for remote location

Folding design minimises environmental impact

> *"Magic Box delivered a stunning resort solution fast. Our guests love the wonders of nature."*

THE PROCESS

Simple steps to *your new home.*

We handle everything — from factory production in China to your site in the USA, Australia or Canada.

01

WEEK 1–2

Choose & Customise

Pick model, size, colour and layout. Full landed-cost quote in 24 hours.

02

WEEK 2–4

Confirm & Deposit

Confirm with deposit. A personal consultant takes over.

03

WEEK 4–20

Build & Ship

30-60 day production. Ocean freight + customs handled by us.

04

WEEK 20–24

Delivery & Move-in

Last-mile delivery to your site. Connect utilities · you're home.

GLOBAL LOGISTICS

Hassle-free *supply chain.*

From manufacturing hub to your doorstep — we manage the complexity so you don't have to.

Door-to-Door Service

Ocean freight · customs clearance · final-mile delivery — one partner.

Strategic Warehousing

Large-scale storage capacity ensures consistent inventory and prompt dispatch.

READY TO START YOUR PROJECT?

Your vision.
Our solution.

Tell us your model, location and requirements — we respond within 24 hours with a full landed-cost quote.

Contact Sales

Visit Website

CONTACT US

www.magicboxtinyhouse.com
wendy@magicboxtinyhouse.com

COMPANY INFO

Yantai Variety Magic Cabin Integrated Housing Co., Ltd.
No. 6 Huaihai East Road, Penglai District,
Yantai City, Shandong Province 265600

Tax ID: 91370600MABQHBDM6X

"Ensuring quality, compliance & peace of mind."