

Office Options for Self-Storage Facilities



Examples of Offices Built by Trachte



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When planning a storage facility with an office, you'll have the choice of building an office within the structure provided by Trachte, or you may opt to build your office of local materials.

Office shells provided by Trachte are part of a storage building. If your plans include a stand alone office, we suggest to use a local contractor for that portion of the project.

This brochure showcases a variety of offices built on a Trachte structure. Interior and exterior finishing is done by local contractors. An architect or local general contractor is often part of the construction team on some of the more complex projects featured here.



Tall windows, a parapet wall with a bracketed overhang, and varied heights create high end curb appeal for this facility in Michigan.



The interior of the facility shown above continues the attractive design. Professional grade signage and fixtures create a welcoming environment.

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Built in a city with strict regulation on building appearance, this climate controlled storage and office building features a high pitched asphalt shingle roof with larger than typical overhangs, brick finish, and false windows.



Trachte's scope of work for integrated offices is typically limited to the steel framing, siding and roof. The framing type and spacing is designed to accept the finish of your choice. When completed, the parapet front wall will hide the single slope roof line of this structure.



The building shown above is shown here completed. Brick wainscoting, a stucco wall, and steel awnings complete the finish work done by local contractors. This property offers small business offices. Adding these retail or office spaces to a project can help overcome city objections regarding low job creation of a self-storage project.

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This office area at Secure Pack Storage features large windows under a steel awning. A brick parapet wall adds an upscale appearance to both the office and storage buildings on this property. The office section features a taller roof line.



The retail and rental area at Secure Pack is a bright and airy space with industrial style light fixtures, and a large mural of the Smokey Mountains. The floors are polished concrete and the roof structure was left exposed.



A well appointed break room/meeting space is adjacent to the retail space shown above.



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A 20' x 20' tower with a 5:12 pitch hipped roof. The tower is clad with three types of Nichiha panels. The office has 12'w x9'0" tall extended windows and doors. The fiber cement panels can be an attractive alternative to real brick, as they are compatible with floating slab foundations.



Video camera systems are an important part of crime prevention in your storage facility, and also a strong selling point for new renters. We recommend to install monitors in a highly visible location in the office, and leave them on 24/7 so that they can be seen from outside.



Hilltop Storage in Grafton, Massachusetts finished their office in vinyl siding with stone veneer accents. The garnet mansard roof adds a pop of color while an asphalt shingled porch provides shelter over the main entrance.

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The 20' x 30' office has a 3:12 roof pitch with a 12" soffit. The exterior is a "block cast wall" that is wrapped around the windows and doors. This office features a raised roof line to set it apart from the storage units behind it. Light mounted under the soffit illuminate the sign at night.



A kiosk is built into the front wall of this office and protected by an awning.



Large windows and brickwork add curb appeal to this office.

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This relatively simple office area has been clad in vinyl shake siding with a small awning over the full glass entry door.



The 40' x 20' x 11'4" office has block up to 10'8" with a metal panel on the end wall.



The 30' x 30' office has 3:12 roof pitch. A stone wainscot is used in combination with commercial glass windows and doors. A 24 hour rental kiosk is located inside the office.

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Nichiha fiber cement panels were used extensively on this project. Large windows grace the office, while a tall two sided parapet wall and bracketed overhang simulate the appearance of a tower.



Many upscale storage facilities now include a meeting room in the office. It can serve as a break room for staff, meeting space for the management, and may be made available to clients.



A parapet wall and wide windows create a welcoming space with a retail feel at Pine Lake Self-Storage. Tall pillars of stone veneer help to add vertical elements to the wide building.

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This office is located midway through a three story building. It's next to the loading bay and elevators. The central elevator location serves the entire building.



This office is inside the above building with entirely climate controlled units. The manager here can observe loading dock and elevator activity from the office, while cameras offer a view of all other areas of the business.



The 20' x 20' x 9'4" office has a 3:12 pitch. The brick facade is 8 feet high, aligning with the awning.

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Stone veneer on the exterior of this office give a nice look to this facility.



This building features a parapet wall designed with a Western theme.



The 30' x 30' hipped office combines a roof with cupola with a brick wainscot.

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Green Acres Storage utilized a combination of horizontally ribbed steel siding and emulated wood fiber cement Nichiha panels over a three story Trachte Building. Large corner windows highlight lime green doors to promote the facility. The green color is carried into the company logo and a steel awning.



Inside the office the lime green and wood finish continues. The large facility has plenty enough work-space for two managers.



This small rural facility features a manager's unit clad in Nichiha fiber cement siding. A three sided parapet wall conceals the roof which drains to the lower storage portion of the building.

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Route 25 Self-Storage features a brick office with a high pitched black roof. The office roof is raised slightly to highlight the area.



The interior of the office at Route 25 Self-Storage features attractive woodwork and work surfaces.



A 40' x 20' x 9'4" office has a 4:12 roof pitch. The exterior has an awning for signage.

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The 20' x 40' office is bisected by another 20' x 22' building so that it creates this unique looking office.



A 30' x 30' office is located on the corner of the larger building. The office section has a 2' parapet where the signage is attached to the exterior for a decorative look.



The 30' x 25' x 10'4" office has a 5' porch in front that with pillars every 10'.

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A 60' x 20' 3:12 pitch office include a 30' x 10' porch with a gable roof. Large windows are used in combination with wainscot.



The office is a 10' x 5' x 10'4". The office has a mansard on three sides.



This storage building also includes a small self service rental office with commercial glass windows and a mansard roof.

Ask your Regional Manager for our self service office brochure to see more examples of this type of management model.

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This office is located at the end of a climate controlled storage building with a textured concrete block exterior.



To create a very basic office, the end bay can be insulated and equipped with a swing door and window.



The 30' x 40' office is located on a corner of the building. The owner used block and an awning for curb appeal.

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The 30' x 30' x 10'4" office has a 3:12 pitch. A shake siding is used on the exterior. Trachte supplied the metal awning over the door.



The 30' x 30' x 9'4" office has a 3:12 pitch. Horizontal siding and cupolas add visual interest to the office. The awning displays the street number and provides a nice entry to the office.



This unique office design features an offset ridge and is adjacent to a wide climate controlled storage building. The storage building features false doors to help communicate the purpose of the building.

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