

MODULAR 4 SYSTEM

CONTRACTOR PROFILE & EXPERIENCE

M4SYS, presenting a new paradigm in the construction industry.
An innovative modular construction system and high-performance building material solutions partner.

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01

Company Introduction & Technical Capabilities

Greetings · Company Introduction & Overview · Vision & Management Policy
Major Business Areas · Product Introduction · Patents Held · Factory & Production Infrastructure



GREETINGS

CEO MESSAGE

**Introducing the capabilities of M4SYS,
presenting a new paradigm in the construction industry.**

Based on our 35,600sq ft production base in Hwaseong and our unrivaled modular and DfMA technology, M4SYS Inc. proposes the most innovative and efficient construction solutions for the rapidly changing construction market.

Moving beyond simple material supply, we will become the ultimate partner to maximize our clients business value through 'total solutions' that encompass planning, design, manufacturing, and construction.

Leading the future of modular construction, we invite you to verify the unwavering capabilities of M4SYS through this profile as we leap forward to become your most reliable partner.

Jun-hee Kim, CEO of M4SYS Inc.



Modular Construction System and High-Performance Building Material Solutions Partner

M4SYS Inc. integrates the entire process from planning to design, manufacturing, and installation, leading the digital transformation and industrialization of the construction industry.



01

Modular Construction Systems

We develop standard units and provide customized manufacturing solutions capable of accommodating various building types such as public housing and dormitories.



02

High-Performance Building Envelope Materials

We supply high-performance envelope solutions that enhance energy efficiency and durability, including breathable waterproof membranes and airtight/water-resistant materials.



03

DfMA-Based Design Support

We establish an error-free digital collaboration system based on BIM data and member division that considers constructability and manufacturability.

Company Introduction & Overview

	Company Name	M4SYS Inc.
	CEO	Jun-hee Kim
	Head Office	3F Assemble Building, 86 Singal-ro, Yongin-si, Gyeonggi-do
	Factory Location	543-6 Yodang-ri, Yanggam-myeon, Hwaseong-si, Gyeonggi-do
	Business Areas	Development and manufacturing of modular building materials, modular systems, and DfMA-based member supply
	Key Clients	Large construction companies, public institutions, and modular manufacturers.

Setting a New Standard in the Construction Industry Leading Industrialization

M4SYS Inc. provides total solutions covering the entire process of modular construction from planning to design, manufacturing, and installation. We maximize construction efficiency with innovative DfMA-based building materials and platforms, and we stably and precisely complete large-scale projects based on our cutting-edge production base in Hwaseong, Gyeonggi-do.

35,600sq ft

Hwaseong Factory Site

DfMA

Digital-Based Design

TOTAL

Integrated Solutions

Realizing High-Quality, High-Efficiency Construction Through Industrialization.

Leading Innovation in Construction Sites with the DfMA Process.

M4SYS solves the chronic problems of construction sites through the DfMA (Design for Manufacturing & Assembly) process, which considers manufacturing and assembly right from the design stage. Our vision goes beyond simply supplying materials; it is to lead the digital transformation and industrialization of the entire construction industry.

3 Major Management Policies



POLICY 01

Collaboration-Centric Strategy

Creating synergy and maximizing value through collaboration with diverse partners.



POLICY 02

Standardized Solutions

Securing uniform quality and shortening construction time by developing verified modular standard models.



POLICY 03

Quality Innovation

Realizing top quality and customer satisfaction through continuous technological development and R&D investment.

Major Business Areas

M4SYS provides integrated solutions encompassing modular building material systems, high-performance specialized building envelope materials, and DfMA-based design support.



BUSINESS01

Modular Building Material Systems

On-site construction minimization solutions

- Interior/exterior detachable panel systems
- Development and application of standard units
- Accommodating various building types



BUSINESS02

High-Performance Specialized Building Materials

Energy efficiency & durability enhancement

- Supply of breathable waterproof membranes
- Reinforcement of airtightness, water resistance, and weather resistance
- Extension of building lifespan



BUSINESS03

DfMA-Based Material Design and BIM Support

Digital-based collaboration system

- Design reflecting constructability and manufacturability
- Production utilizing BIM data
- Prevention of on-site construction errors

M4SYS BRAND PRODUCTS

Representative Product Lineup

Switch Panel System · Modular System · Hi-Green Sheet
BarriX · InveloX · VIPs

Switch Panel System



Patent No. 10-2500119

Rental/subscription system for architectural interior and exterior panels



A modular wall covering system that can be installed and removed without tools



Easy Installation & Removal

Can be easily attached and detached without demolition during moving or remodeling, allowing for flexible spatial changes.



Reduction of Construction Time & Cost

The dry construction method eliminates the curing process, and anyone can easily assemble it, drastically shortening construction time.



Rental & Subscription Services

Provides customized services that allow for easy individual replacement of damaged panels and continuous reuse.



Sustainable Circular Economy

Minimizes waste during demolition, offering a 100% reusable eco-friendly solution.

Modular System



Drastic Reduction in Construction Time

Achieves fast and economical project completion by reducing construction time by up to 50% or more compared to conventional wet construction methods (RC).



Error-Free Precision Quality

Guarantees uniform and perfect construction quality that does not rely on on-site skill levels, thanks to precision manufacturing using state-of-the-art equipment in the factory.



Smart Eco-Friendly Construction

An ESG solution that blocks flying dust and noise complaints by minimizing on-site processes, and features mobility allowing for reinstallation after dismantling.



High-Efficiency Energy System

Maximizes the energy efficiency of buildings and completely blocks gaps in insulation by integrating high-performance materials such as vacuum insulation panels at the factory.

HI-GREEN SHEET



Green Technology Certified Product
Hazardous Substance Reduction Solution



Patent No. 10-2929004
Waterproof Structure Using Artificial Turf



Artificial Turf + Velcro + Asphalt Hybrid Waterproofing Method

A next-generation exposed method that maximizes waterproofing lifespan through the covering effect of artificial turf
Adopts the first Velcro combination method in Republic of Korea



Heat Insulation

Reflects solar heat and reduces indoor temperature



Eco-Friendly

Green technology certification, reduction of hazardous substances



Aesthetics

Creates green spaces in urban areas, improving the landscape



High Durability

Artificial turf protective layer prevents damage to the waterproofing layer



Weather Resistance

Strong resistance to UV rays and climate change



Watertightness

Perfect waterproofing performance and leak prevention

High-Performance Building Material Solutions

BarriX - Breathable Waterproof Membrane



- Integrated exterior material solution (breathable, waterproof, windproof)
- Global Tech Partnership (Freudenberg)

Windproof/Airtight High Durability



Breathable Waterproof

InveloX - Airtight Vapor Control Layer







- Passive house-level performance (strict airtightness standards)
- Specialized lineup for residential and commercial modular applications

Passive-level    High-end
Airtight Construction

VIPs (Vacuum Insulation Panels)



- Ultra-low thermal conductivity (0.0045 W/mK or less)
- Ultra-thin design
- Energy-saving eco-friendly solution

   
Floor Roof Wall Commercial Building



PATENTS & CERTIFICATES

Patents Held

M4SYS is leading the digital transformation of the construction industry through continuous technological innovation and R&D.

Our patented technologies lead to high-quality products and services, providing customers with the best experience and trust, while opening new possibilities for modular construction.



Factory & Production Infrastructure



35,600sq ft Site area

Maximizes the storage of large modular units and logistics efficiency



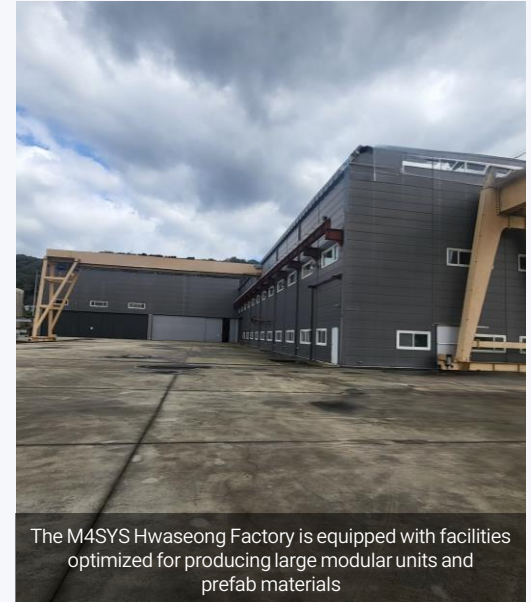
8,896 sq ft Building area (indoor precision assembly line)

Precision process line based on steel structures and all-weather assembly yard




10-ton Hoist capacity

Operating 2 units, capable of assembling large structures and optimizing heavy load handling



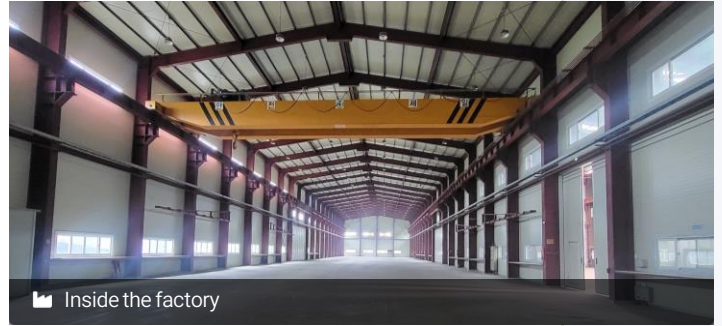
The M4SYS Hwaseong Factory is equipped with facilities optimized for producing large modular units and prefab materials

 Yodang-ri, Yanggam-myeon, Hwaseong-si, Gyeonggi-do

Factory Overview & Facilities



🏠 Factory exterior overview (35,600sq ft site)



🏠 Inside the factory



⚙️ Steel structure manufacturing line

02

Major Track Record & Portfolio

Construction Partnerships & Major Track Records · Manufacturing Use Cases (1-7) · Closing Remarks



Construction Partnerships & Major Track Record

M4SYS provides innovative modular construction solutions based on its collaborative capabilities with large construction companies and major clients. From planning to construction, we are the optimal partner for the successful execution of our clients' projects.

■ Major Project Track Record

Project Name	Scope of Work	Client / Partner
Ganghwa Sinmun-ri Public Housing Modular	Exterior and roof system construction	POSCO A&C
Sejong 6-3 District Public Housing Modular	Exterior and roof system construction	POSCO A&C
Hoengseong Nonghyup Foreign Seasonal Worker Accommodation	Modular accommodation planning and supply	Nonghyup
Pohang POSCO Changjo-won Modular Accommodation	Modular system supply and installation	POSCO E&C
Yongin Singal Officetel Modular	Exterior and roof system construction	Private
Lotte Premium Outlet Pop-up Store	Mobile pop-up modular design and manufacturing	Lotte Department Store

KEY PARTNERS

posco
포스코A&C

posco
포스코이앤씨

농협

롯데백화점



USE CASE 01

Ganghwa-gun Sinmun-ri Public Housing Modular

Project Type

Public Housing Modular

Scope of Work

Exterior and roof system construction

Client / Partner

POSCO A&C

Project Overview

This is a public housing modular construction project in Sinmun-ri, Ganghwa-gun. We were in charge of constructing the exterior panels and roof systems for the modular units, realizing excellent insulation performance and an aesthetically pleasing appearance. A DfMA-based construction method was applied to shorten construction time and secure quality.



USE CASE 02

Sejong City Sanul-dong Public Housing Modular

Project Type

Public Housing Modular

Scope of Work

Exterior and roof system construction

Client / Partner

POSCO A&C

Project Overview

This is a public housing modular construction project in Sanul-dong, Sejong City. We were in charge of constructing the exterior panels and roof systems for the modular units, realizing excellent insulation performance and an aesthetically pleasing appearance. A DfMA-based construction method was applied to shorten construction time and secure quality.



USE CASE 03

Pohang City POSCO Changjo-won Modular Accommodation

Project Type

Educational Facility
Modular Accommodation

Scope of Work

Supply and installation of
modular systems

Client / Partner

POSCO E&C

Project Overview

This is a modular accommodation for the Pohang Training Center, in collaboration with POSCO E&C. By supplying high-quality systems and performing on-site installation, we created an environment with excellent insulation and soundproofing performance. Construction time was drastically reduced through precision manufacturing and rapid installation.



USE CASE 04

Hoengseong-gun Nonghyup Foreign Worker Accommodation

Project Type
Foreign Worker Accommodation

Scope of Work
Modular manufacturing planning and delivery

Client / Partner
Nonghyup

Project Overview

A project to build dedicated accommodations for foreign seasonal workers to resolve the agricultural labor shortage. In collaboration with Nonghyup, we planned a comfortable and safe standardized modular accommodation model, and drastically shortened the construction time through a rapid manufacturing and delivery process.



USE CASE 05

Yongin City Singal-dong Officetel Modular

Project Type

Officetel

Scope of Work

Exterior roof and system construction

Client / Partner

Private

Project Overview

An officetel modular project located in the Singal area of Yongin City, where we were in charge of constructing the exterior panels and roof system. We achieved both a sophisticated exterior design and excellent airtight and waterproof performance simultaneously, while maximizing on-site construction efficiency through the DfMA method.



USE CASE 06

Uiwang City Lotte Premium Outlet Pop-up Exhibition (NEST A)

Project Type

Stay-type shelter MDUflex

Scope of Work

Design and manufacturing

Client / Partner

Lotte Department Store

Project Overview

The NEST A model of the stay-type shelter MDUflex installed at Lotte Premium Outlet Time Villas. Manufactured in the form of a pop-up store capable of rapid installation and relocation utilizing the modular method, it is an innovative spatial solution that provides visitors with a premium resting space and a unique experience.



USE CASE 07

Uiwang City Lotte Premium Outlet Pop-up Exhibition (NEST B)

Project Type

Stay-type shelter MDUflex

Scope of Work

Design and manufacturing

Client / Partner

Lotte Department Store

Project Overview

The NEST B model of the stay-type shelter MDUflex installed at Lotte Premium Outlet Time Villas. Manufactured in the form of a pop-up store capable of rapid installation and relocation utilizing the modular method, it is an innovative spatial solution that provides visitors with a premium resting space and a unique experience.



EXPANDABLE NEST MODEL

Rural Stay-type Shelter Expandable Model(NEST X)

Project Type

Stay-type shelter MDUflex

Scope of Work

Design and manufacturing

Model Type

Flexible space expandable model

Project Overview

An expandable model of the stay-type shelter MDUflex that harmonizes with nature. With the modular method, rapid installation and flexible space expansion are possible. It is an innovative spatial solution that provides a premium resting space in nature and a comfortable staying experience.

PARTNERSHIP INQUIRY

Innovation in the Korean Construction Industry, M4SYS Will Be With You

M4SYS Inc. presents a new paradigm in the construction industry through innovative modular technology and DfMA solutions. Our large-scale production infrastructure and verified technological prowess will be the most reliable foundation for the successful execution of your projects.

Build a better future for construction with your trusted partner, M4SYS.

M4SYS Inc. | CEO Jun-hee Kim

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