

# 高架地板的新解方，自沉式LVT

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如果你常在做商辦案場，應該對「高架地板」不陌生，在台北，絕大多數的商業辦公空間都用高架地板來走線、走管，對設計師來說，是一種很彈性的系統。但有沒有想過，當客戶是租用空間時，選什麼地板，其實會直接影響「退租的成本」？

很多人習慣用上膠的 LVT 地板，乍看沒什麼問題，但一旦空間要退租或重新裝修，麻煩就來了——膠水很難清理，底下的高架地板一不小心就會被拉壞，清潔費也不是小數目，有時候甚至會高到上百萬。這些額外支出，其實都是可以避免的。這時候，如果你選的是「自沉式 LVT」，整個狀況就會簡單非常多。

第一，自沉式 LVT 完全不需要上膠。靠自身的重量就能穩定貼合地面，施工過程乾淨又快速。第二，要拆也不麻煩，不會留下殘膠，也不會破壞原本的高架地板，退租時可以乾乾淨淨，節省一大筆處理費。第三，它的尺寸設計剛好可以和地毯銜接，5mm 厚度，不需要再加壓條，設計上也很有彈性。

我們實際有很多案場，是把 Shaw Contract 的自沉式 LVT 和地毯做混搭設計，既能做區域分隔，又能保有整體一致性。尤其對一些金融業、科技業的總部案來說，這種做法既符合美感，也省下未來管理上的隱形成本。

Shaw 的這款 LVT 採用 ExoGuard® 表面處理，耐髒、好清潔，還能延長使用壽命。重點是，它不用夾板、不用上膠，自然就減少了 VOC 揮發，也減少施工時的碳排放。

加上它通過 FloorScore®、EPD，不含鄰苯二甲酸酯，符合 LEED、WELL 的得分條件。

所以如果你手上的案子是高架地板、特別是租賃型的辦公空間，真的很推薦你提早考慮 Shaw 的自沉式 LVT，幫客戶省後面那筆費用。



# A New Solution for Raised Floors: Loose Lay Tile

Semiflor AI News | AI Transcript

If you often work on commercial office projects, you're probably quite familiar with raised flooring systems. In Taipei, the majority of office spaces use raised floors to accommodate wiring and piping which offer great flexibility for designers. Here's something that is worth for you to consider, if your client is renting the space, the flooring you choose could directly impact their move-out costs.

Many people are used to using glue-down LVT flooring, which may seem fine at first. But when it comes to vacating or renovating the space, some problems would appear. Such as the adhesive is difficult to remove, and the raised flooring underneath can easily get damaged during the process. Cleaning and repair costs aren't cheap either. In some cases, they can run into millions. The truth is, these extra expenses are completely avoidable. That's where LVT makes all the difference, it keeps things simple, clean, and far less costly.

First, LVT requires no adhesive at all. Its own weight keeps it securely in place, making the installation clean and quick. Second, it's easy to remove, no sticky residue, no damage to the raised floor underneath. This means tenants can vacate the space cleanly, without incurring high restoration fees. And last, its dimensions are designed to align seamlessly with carpet tiles. It's 5mm thick which doesn't require transition strips and offers more flexibility in design.

In fact, we've completed many projects that combine Shaw Contract's LVT with Carpet Tiles as a mixed-material approach. This allows for clear zoning while maintaining visual consistency which is a perfect fit for the headquarters of financial and tech companies. It not only enhances the aesthetic, but also helps reduce long-term management and maintenance costs.

This Shaw LVT features ExoGuard® surface treatment which makes it stain-resistant, easy to clean, and more durable over time. It is worth noting that it requires no plywood backing and no glue, which means lower VOC emissions and reduced carbon footprint during installation.

It's also certified by FloorScore® and EPD, phthalate-free, and contributes to LEED and WELL certification points.

So if you're working on a raised floor project, especially in a leased office space, we highly recommend considering Shaw's LVT early in the process. It's a smart way to help your clients save on costly end-of-lease expenses.

