

# Garage Specification

Ridge height	Dependant on depth of building
Eaves height	2.4m not including brick
Overhang	Not included as standard
Framework	100 x 50mm cls timber with vertical studworks at approx 600mm centres. Wind bracing fitted on all unlined structures. Double studwork on all door apertures
Exterior Cladding	Ex19 X 125mm overlap Shiplap or Weatherboard. Rainwater skirt fitted to all backs and end walls to prevent water ingressions at base of partitions.
Guttering	112mm black upvc gutters fitted with 68mm down pipes to front elevation. Guttering to the rear elevation available at additional cost.
Internal lining	Unlined as standard.
Fixing to base	Bolted to base by galvanised strapping directly into concrete base or 200mm thunder bolts. Further brackets used both sides of door apertures where required.
Door Apertures and Openings	Either side of all door openings. Optional weatherboard cladding will also require addition of 100 x 25mm sawn doorframe. Door height is 2.13m including a single course of brickwork. Double garage door openings range between 1800mm to 2700mm.
Roofing Structure	Sawn purlins are between 100 x 50mm to 125 x 50mm dependent on width of building. Trusses constructed of 100 x 50mm cls timbers. All trusses fixed to partitions by way of 100mm or 150mm timber lock screws.
Roofing	Black onduline with black onduline ridge capping. Coloured onduline roofing or corrugated cement roofing is available at additional costs. (see price lists)
Treatment/ Exterior Finish	All timbers with exception of any sheet material are vacuum pressure impregnated treated to BS8417 table 9. Alternative colour finishes of dark brown and black available (See price list). Some buildings may require further treatment during construction on site.
Doors	2400mm wide x 2100mm high based on one course of brick. Clad with ex19 x 125mm V jointed tongue and groove planed timber, 150 x 28mm ledged and braced framework. All ironmongery hot dipped galvanised. Includes: 6 x 24" tee hinges, 1 x sliding Brenton bolt, 2 x cabin hooks, 1 x 150mm spring bolt and 1 x 300mm drop bolt.

**We strongly advise a single course of semi-engineering bricks to place your garage on as it helps keep moisture out of the building. If the building is to be placed directly onto a concrete based this will affect the warranty of the building and we can't be held liable for any water ingress.**