

Area	Treatment	Frequency	Comments
Interior walls & ceilings - standard white finish	Dulux Trade Supermatt High Opacity White (2078558 5L DT Supermatt White)	As required	DIY stores, Dulux Decorators Centres;
Interior woodwork - standard white finish	Dulux High Gloss – White; water-based.	As required	DIY stores, Dulux Decorators Centres; water-based now recommended as odourless and stays white longer
Interior wood effect doors	No maintenance required		New doors may be required in time
Exterior window and door frames	Dulux Trade Weathershield Quick Drying External Satin. Item Number: 5095162 Colour: RAL 7015 Recommended undercoat: Exterior Dark Grey	Every 6 years as recommended by manufacturer	from Dulux Decorator Centres only – probably have to order
Grey steelwork – balcony supports, shutter frames and channels	Powder coated	As required	Long Engineering 0117 960 0193

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External woodwork – cladding, shutters,	No routine maintenance required	30 year warranty against rot and fungal decaying	The timber Cladding is a Micronized Preserved Timber product from Northwood Timber Products, Northwood FPI, 21 C&D Somerset Square, Nailsea, Bristol, BS48 1RQ, 01275 794735 . It consists of treated, kiln dried Scandinavian Redwood,
Garage Doors & Drive -through doors	any transparent / colourless waterproofing solution (decking oil)	any transparent / colourless waterproofing solution (decking oil)	any transparent / colourless waterproofing solution (decking oil)
External woodwork – balcony and stair rails, balcony decking, stair treads, garage doors	any transparent / colourless waterproofing solution (decking oil)	1-2 years	DIY stores
Fence posts and panels – in public view i.e. not in back gardens	Ronseal One Coat Fence Life 'Medium Oak.	Every 2 years as recommended by manufacturer or as required	recommended by CIC; from DIY stores
Sheds	Ronseal Two Coats of Fence Life Plus 'Medium Oak'	Every 5 years as recommended by manufacturer, or as required	recommended by CIC; from DIY stores

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White external render – painting	Webersil P 'Winter White' (in case of matching repairs)	Guaranteed for 10 years	The external walls are finished using a through colour render system "Weber.sil TF", Dickens House, Enterprise Way, Maulden Road, Flitwick, Beds, MK45 5BY. Tel:0870 3330070 This should not need decoration due to the through colour nature of the product and has a 10 year guarantee. It may require cleaning from time to time (see below). Paint if needed can be obtained from - Avondale Ceramic Tiles, Longwell Green BS30 (for paint)
White external render – cleaning	Wet & Forget or similar general purpose algaeside cleaner	As required (every 1 to 2 years)	DIY stores
Roof		40 year weatherproofing warranty.	A standing seam Tata steel roofing system Colourcoat Urban (01244 892434)
Construction			Concrete foundation with a 'CHC Tetris' insulated flooring system, on which sits a superstructure comprised of Kingspan structural insulated panels (SIP system).