



Schedule of works



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PRESTIGE
SASH RESTORATION LTD



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PRESTIGE
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Contents

Materials

CLICK HERE FOR →

Quality	1
Glass types & specifications	2
Painting	5

Services

Sash windows

CLICK HERE FOR →

Pros & cons	6
Schedule of works - Box & sashes	7
Schedule of works - Sash only	8
Schedule of works - Sash window renovation	9
Schedule of works - Sash window overhaul & draught proofing	10
Sash window furniture	11

Casements & doors

Schedule of works - Casements & doors	12
Handles & locks	13

Compares our services

CLICK HERE FOR →

Compares our services	14
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Quality

Where it counts

Your wooden windows and doors should open effortlessly and look flawless all year round – for years to come. And with Accoya, they will.

Naturally insulating, you can lock in the warmth and lock down the price of your energy bills. All whilst saving time, money and hassle on maintenance. Accoya – quality you can count on.

BENEFITS OF ACCOYA FOR TIMBER WINDOWS & DOORS

Performance - *that saves you time and money*

Low risk of shrinkage, swelling, jamming, insects and fungi damage, means future repair costs are kept to a minimum. Also, thanks to Accoya's superior thermal insulation, heat lost through timber windows and external doors is reduced – keeping homes cosy and energy bills down.

50 YEAR WARRANTY || VERY LOW MAINTENANCE || HIGHLY STABLE

Finish - *that stands the test of time*

Easy to work with, Accoya is ideal for both traditional and contemporary joinery. You can take your pick from a range of bespoke factory finishes, and thanks to its stability, your chosen coatings stay looking pristine for longer.

NATURAL WOOD || IDEAL FOR COATING || BESPOKE OPTIONS

Sustainability - *unrivalled in the market*

It is more environmentally friendly to use sustainably sourced Accoya than uPVC, aluminium and unsustainably sourced hardwood. Boasting not just a lower carbon footprint, Accoya wooden windows and doors actually help remove CO₂ over their life cycle.

NON TOXIC || CARBON NEGATIVE || SUSTAINABLY SOURCED

BENEFITS IN DETAILS

Classic looks with contemporary performance. Beautiful wooden windows without compromise.

Accoya wooden window frames deliver all the beauty of natural wood with none of the downsides. That means minimum upkeep and maximum kerb appeal. From its superior insulation to lasting good looks, Accoya outperforms UPVC in every way. Not to mention being safer and healthier for both you and the environment. Whether you're looking for traditional wooden sash window frames, stylish bay windows or impressive architectural glazing – the choice is yours.



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Glass types & specifications

Glass doesn't just come as a plain 'no-frills' sheet anymore. There are several different types of glass we can produce which all serve differing purposes.

Acoustic Glass

Acoustic Glass is designed to reduce the sound coming into your home. Going from single to double glazing you'll notice a huge difference even if the glass is not acoustic, but having acoustic glass will increase the effect.

Toughened Glass

Toughened or tempered glass is a legal requirement if your windows are within 800mm of the ground, and every door needs it. Instead of shattering into large, dangerous shards, it's designed to break into very small, manageable and less harmful grains. Car passenger side windows are usually toughened.

Laminated Glass

This type of glass has a laminated membrane design to hold the sheet together in the event of piercing. This is a great option if security is an issue, as even if the sheet is penetrated it will not result in shattering. Car windshields are usually made of laminated glass.

Satin Glass

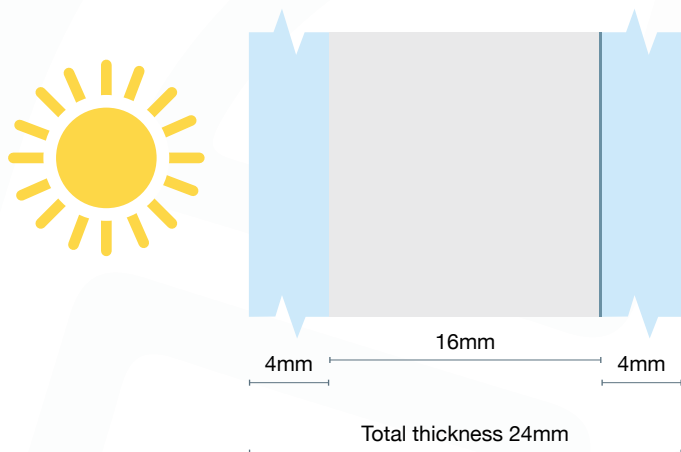
Usually for bathrooms, this is an opaque sheet of glass with many different possible designs. It simply obscures the view of the interior while still allowing natural light to enter.



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Standard Double Glazing Specifications (full box replacement)



PANE 1

4mm Float Glass | ExtraClear

SPACER - 16MM

10% Air | 90% Argon

PANE 2

4mm Float Glass | ExtraClear | Low-E Coating

RESULTS:

Visible light (EN410-2011)

Transmittance (%)	$\tau_v = 81.9$
Reflectance external (%)	$\rho_v = 12.4$
Reflectance internal (%)	$\rho_v = 12.6$
General color rendering index (%)	$R_a = 98.1$

Thermal properties (EN673-2011)

U value (W/(m ² K))	$U_g = 1.3$
Slope	$\alpha = 90^\circ$

Solar energy (EN410-2011)

Solar factor (%)	$g = 64$
Shading coefficient (g/0.87)	$sc = 0.74$
Direct transmittance (%)	$\tau_v = 58$
Direct reflectance external (%)	$\rho_e = 28.1$
Direct reflectance internal (%)	$\rho_e = 28$
Direct absorption (%)	$a = 13.9$
UV transmittance (%)	$q_i = 37$

Other data

Estimated sound reduction index (dB) EN(717-1)	$R_w = \text{NPD}$
	$C = \text{NPD}$
	$C_{tr} = \text{NPD}$

The calculated values are for orientation only and do not offer any guarantee regarding the fabrication of the unintended end product. Glass configurations do not amount to a guarantee of product availability.

Glastika JSC
GL - 5Vadyba

Date: 2013.02.22
Database version: 20130130
Program version: 4.1.161



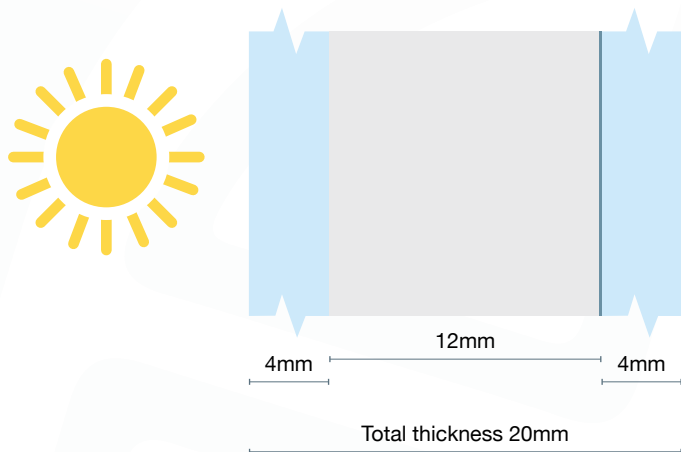
KIWA confirms to have verified the calculation engine of the software Guardian Configurator 4.1 to be compliant with EN410 and EN673.



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Standard Double Glazing Specifications (sash replacement)



PANE 1

4mm Float Glass | ExtraClear

SPACER - 12MM

10% Air | 90% Argon

PANE 2

4mm Float Glass | ExtraClear | Low-E Coating

RESULTS:

Visible light (EN410-2011)

Transmittance (%)	$\tau_v = 80.1$
Reflectance external (%)	$\rho_v = 80.1$
Reflectance internal (%)	$\rho_v = 80.1$
General color rendering index (%)	$R_a = 97.3$

Thermal properties (EN673-2011)

U value (W/(m ² K))	$U_g = 1.3$
Slope	$\alpha = 90^\circ$

Solar energy (EN410-2011)

Solar factor (%)	$g = 62.6$
Shading coefficient (g/0.87)	$sc = 0.72$
Direct transmittance (%)	$\tau_v = 54.5$
Direct reflectance external (%)	$\rho_e = 28.8$
Direct reflectance internal (%)	$\rho_e = 27.8$
Direct absorption (%)	$a = 16.7$
UV transmittance (%)	$q_i = 8.1$

Other data

Estimated sound reduction index (dB) EN(717-1)	$R_w = \text{NPD}$
	$C = \text{NPD}$
	$C_{tr} = \text{NPD}$

The calculated values are for orientation only and do not offer any guarantee regarding the fabrication of the unintended end product. Glass configurations do not amount to a guarantee of product availability.

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Painting

Teknos of Finland are one of the leading European providers of water based timber coatings. All Teknos products from primers to topcoats, aim to protect and preserve the timber to provide a flexible, micro-porous surface.

With its anti-bacterial properties, each smooth layer is sealed and provides the perfect base for the next. Primers are used to seal the wood pores and enhance adhesion for subsequent coats. Intermediate coats increase the quality of the wood surface to prepare for the topcoat. The topcoat provides a strong yet flexible micro-porous surface which ensures durability.

A breathable surface finish is crucial to the longevity of your windows. The protective film allows for movement, thus minimising cracking due to the natural movement of timber in different environmental conditions. Engineered timber with a Teknos microporous finish is the perfect combination for beautiful, long lasting windows!

*All of our windows and doors are painted using Teknos Aqua paint – white RAL 9016.





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Pros & Cons

Sash Only & Full Boxes

SASH ONLY

Pros

- ◇ Slightly cheaper than the full box.
- ◇ Reduced potential for disruption to shutters and paneling.

Cons

- ◇ FENSA doesn't issue certificates for this service.
- ◇ 10 year guarantee on new parts only. Refurbishment works come with a 2 year guarantee.
- ◇ May require more maintenance due to the older, existing box frames.
- ◇ Replacing unusually large sashes can make the window more difficult to open due the positioning of the draught proofing.
- ◇ Occasionally there can be unseen obstructions inside the box, potentially limiting the opening. Clearing these obstructions takes time, so this is not included in our standard service.
- ◇ If the box is not level, the upper and lower sides of the sashes will not be parallel and the weights may become entangled.

FULL BOXES

Pros

- ◇ FENSA issues certifications for this service.
- ◇ Usually quicker to fit.
- ◇ 10 year guarantee.
- ◇ There should be no issues with entanglement as the box will be fitted level by ourselves.
- ◇ Big windows will open easier due to the positioning of the draught stripping.
- ◇ Paintwork will last longer on the box due to the brand new factory finished woodwork.

Cons

- ◇ Can be more expensive.
- ◇ Causes more dust and dirt than the sash only option.
- ◇ We will have to redo the pointing and plastering after fitting.



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Schedule of works - Box & sashes

- ◇ Remove & dispose of existing box frames & sashes.
- ◇ Supply & fit new box frame with double glazed top & bottom sashes – New box & sashes will be manufactured from engineered, finger jointed laminated timber and be preservative & fungicide treated.
- ◇ Box frames & sashes will be spray primed with 2 coats of Teknos micro-porous base primer and spray finished with 2 coats of Teknos micro-porous aqua top coat - Standard RAL colour 9016 'Traffic White'. Wide range of alternative colours are available on request.
- ◇ Standard double glazed units will comprise of 4mm float glass, a 16mm cavity filled with 90% Argon gas/10% air, white warm edged thermal super spacers and 4mm.
- ◇ Guardian ClimaGuard low emissivity glass. Other glazing options are available on request.
- ◇ New lead weights or spiral balance springs (where applicable) to be supplied & fitted.
- ◇ Sashes to be hung on white waxed cotton sash cords.
- ◇ Aquatex A10 weatherseal (white) will be fitted to sides of top & bottom sashes, top of top sash and bottom of bottom sash.
- ◇ Aquatex D slot weatherseal (white) will be fitted to meeting rails.
- ◇ New architrave will be supplied & fitted.
- ◇ New bull-nose sills or window boards will be supplied & fitted.
- ◇ All surrounding interior plasterwork will be made good where necessary. Paintwork on surrounding interior walls will be touched up where plasterwork has been made good.
*Wall paint must be supplied by client.
- ◇ New windows will be pointed on the exterior using the traditional sand & cement method.
*Silicone sealant will only be used if requested by client.
- ◇ New box frames and sashes will be decorated with 1 extra coat of Teknos microporous top coat in-situ.
- ◇ New polished chrome or polished brass hardware will be supplied & fitted comprising of: 1 x locking sash fastener, 2 x sash lifts, 2 x D handles & 2 x security sash restrictors.
- ◇ All work areas will be fully protected and vacuumed each evening.
- ◇ All glass and work areas will be cleaned on completion.



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Schedule of works - Sash only

- ◇ Remove & dispose of all staff & parting beads.
- ◇ Remove & dispose of existing single glazed sashes.
- ◇ Burn off heavy paint from all woodwork – box frames, hardwood sills, architrave, bull nose sills and window boards.
- ◇ Sand down all of the above woodwork.
- ◇ Carry out any necessary box and timber repairs, splice in new timber where necessary & fill all cracks with epoxy resin.
- ◇ Once resin is dry, re-sand all woodwork.
- ◇ Supply & fit 4 x new wheeled pulleys.
- ◇ Prime all woodwork with Teknos micro-porous base primer.
- ◇ Supply & fit new double glazed top & bottom sash – sashes will be manufactured from engineered, finger jointed laminated timber and be preservative & fungicide treated.
- ◇ Sashes will be spray primed with 2 coats of Teknos micro-porous base primer and spray finished with 2 coats of Teknos micro-porous aqua top coat - Standard RAL colour 9016 'Traffic White'. Wide range of alternative colours are available on request.
- ◇ Standard double glazed units will comprise of 4mm float glass, a 12mm cavity filled with 90% Argon gas/10% air, white warm edged thermal super spacers and 4mm Guardian ClimaGuard low emissivity glass. Other glazing options are available on request.
- ◇ New lead weights or spiral balance springs (where applicable) will be supplied & fitted.
- ◇ Sashes will be hung on white waxed cotton sash cords.
- ◇ New staff & parting beads will be supplied & fitted with draught seals.
- ◇ Aquatex A10 weatherseal (white) will be fitted to staff beads.
- ◇ Aquatex D slot weatherseal (white) will be fitted to parting beads & meeting rails.
- ◇ All woodwork – box frames, hardwood sills, architrave, bull nose sills and window boards will be decorated with 2 coats of Teknos micro-porous top coat.
- ◇ New sashes will be decorated with 1 extra coat of Teknos micro-porous top coat in-situ.
- ◇ New polished chrome or polished brass hardware will be supplied & fitted comprising of: 1 x locking sash fastener, 2 x sash lifts, 2 x D handles & 2 x security sash restrictors.
- ◇ All work areas will be fully protected and vacuumed each evening.
- ◇ All glass and work areas will be cleaned on completion.
- ◇ All rubbish will be removed from site on completion.

* In the sash replacement / full restoration service the original frame & the sill that have been exposed to the elements over a long period of time can have excessive moisture which can cause paint to crack or blister. While we will try our best to dry the timber as much as we can during refurbishment, this moisture may resurface.

**Draught proofed single glazed windows may be prone to increased levels of condensation during colder months, especially in warmer rooms such as bedrooms and kitchens or rooms with high moisture levels such as bathrooms.



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Schedule of works - Sash window renovation

- ◇ Remove & dispose of all staff & parting beads.
- ◇ Dismantle sashes.
- ◇ Burn off heavy paint from all woodwork – sashes, box frames, hardwood sills, architrave, bull nose sills and window boards.
- ◇ Sand down all of the above woodwork.
- ◇ Carry out any necessary sash, box and timber repairs, splice in new timber where necessary & fill all cracks with epoxy resin.
- ◇ Once resin is dry, re-sand all woodwork.
- ◇ Supply & fit 4 x new wheeled pulleys.
- ◇ Prime all woodwork with Teknos micro-porous base primer.
- ◇ All woodwork will be painted with 2 coats of Teknos micro-porous base primer.
- ◇ Add-on lead weights (where applicable) will be supplied & fitted to counterbalance sashes.
- ◇ Sashes will be hung on white waxed cotton sash cords.
- ◇ New staff & parting beads will be supplied & fitted with draught seals.
- ◇ Aquatex A10 weatherseal (white) will be fitted to staff beads.
- ◇ Aquatex D slot weatherseal (white) will be fitted to parting beads & meeting rails.
- ◇ All woodwork – box frames, hardwood sills, architrave, bull nose sills and window boards will be decorated with 2 coats of Teknos micro-porous top coat. Standard RAL colour 9016 'Traffic White'. Additional paint colours must be provided by client.
- ◇ New sashes will be decorated with 1 extra coat of Teknos micro-porous top coat in-situ.
- ◇ New polished chrome or polished brass hardware will be supplied & fitted comprising of: 1 x locking sash fastener, 2 x sash lifts, 2 x D handles & 2 x security sash restrictors
- ◇ All work areas will be fully protected and vacuumed each evening.
- ◇ All glass and work areas will be cleaned on completion.
- ◇ All rubbish will be removed from site on completion.



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Schedule of works - Sash window overhaul & draught proofing

- ◇ Remove & dispose of all staff & parting beads.
- ◇ Dismantle sashes
- ◇ Carry out any necessary sash repairs & fill all cracks with epoxy resin.
- ◇ Once resin is dry, sand woodwork.
- ◇ Prime all bare timber with Teknos micro-porous base primer.
- ◇ Add-on lead weights (where applicable) will be supplied & fitted to counterbalance sashes.
*Allow an additional sum of £10-£15 for add-on weight per window.
- ◇ Sashes will be hung on white waxed cotton sash cords.
- ◇ New staff & parting beads will be supplied & fitted with draught seals.
- ◇ Aquatex A10 weatherseal (white) will be fitted to staff beads.
- ◇ Aquatex D slot weatherseal (white) will be fitted to parting beads & meeting rails.
- ◇ New and bare timber sections will be decorated with Teknos micro-porous standard RAL colour 9016 'Traffic White'. *Additional paint colours must be provided by client.
- ◇ All work areas will be fully protected and vacuumed each evening.
- ◇ All glass and work areas will be cleaned on completion.
- ◇ All rubbish will be removed from site on completion.



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Sash window furniture

Our furniture is designed with a focus on security and usability, while still maintaining the traditional, timeless style of Victorian & Georgian sash windows.



Handles

The handles are fixed to the bottom of the harder-to-reach top sash to provide a convenient means of operation.



Lifts

Fixed to the front of the bottom sash, thick and durable sash lifts are your primary way of opening your sash windows.



Fitch fastener

Our full boxes all come with fitch fasteners to account for the slightly larger sashes. This fastener can be locked using the pictured key.



Hook fastener

If you're going for a sash-only replacement, you'll receive a hook fastener as standard. Again, the pictured key operates a lock to secure the fastener.



Restrictor locks

A boost to security, these locks are secured into the top sash at a height of your choosing in order to restrict the opening of the window.



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Schedule of works - Casements & doors

- ◇ Remove & dispose of existing window/door frames & sashes.
- ◇ Supply & fit new frames with double glazed window/door sashes – New frames & sashes will be manufactured from engineered, finger jointed laminated timber and be preservative & fungicide treated.
- ◇ New windows/doors will be supplied with polished chrome handles & multipoint locking systems. Additional hardware finishes available on request.
- ◇ Window/door frames & sashes will be spray primed with 2 coats of Teknos micro-porous base primer and spray finished with 2 coats of Teknos microporous aqua top coat - Standard RAL colour 9016 'Traffic White'. Wide range of alternative colours are available on request.
- ◇ Standard double glazed units will comprise of 4mm float glass, a 16mm cavity filled with 90% Argon gas/10% air, white warm edged thermal super spacers and 4mm Guardian ClimaGuard low emissivity glass. Other glazing options are available on request.
- ◇ Aquatex A10 weatherseal (white) will be fitted to all opening sections
- ◇ New architrave will be supplied & fitted (where applicable)
- ◇ New bull-nose sills or window boards will be supplied & fitted (where applicable).
- ◇ All surrounding interior plasterwork will be made good where necessary. Paintwork on surrounding interior walls will be touched up where plasterwork has been made good.
*Wall paint must be supplied by client.
- ◇ New windows will be pointed on the exterior using the traditional sand & cement method.
*Silicone sealant will only be used if requested by client.
- ◇ New window/door frames and sashes will be decorated with 1 extra coat of Teknos micro-porous top coat in-situ.
- ◇ All work areas will be fully protected and vacuumed each evening.
- ◇ All glass and work areas will be cleaned on completion.
- ◇ All rubbish will be removed from site on completion.



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Handles & locks

Our handles and locks are an integral part of the multi-point locking system, which is a much more secure way of locking a door or casement window. The system uses multiple 'points' of locking, as well as a central deadbolt; meaning that any force applied to the door is spread across the multiple points, reducing impact.



Door handles

As standard, our doors come with the ASSA 1956 handle; an ergonomic design whose shape was supposedly decided upon by a designer who simply squeezed a lump of clay in his hand. There's a multitude of different designs to choose from, more than we could list here, so just make sure you ask your surveyor to email you an ASSA catalogue to make your choice.



Door locks

A durable and high quality key lock for your multi-point system provides peace of mind and security. The key operates the main deadbolt, which is then bolstered by the other bolts which are operated by the handle.



Casement handles

Our casement handles also operate multi-point locking, so a lot of the older, more traditional designs that you may be used to are sadly no longer possible. The trade-off is that better security and modern manufacturing precision mean that you'll be warmer and safer than in the past.



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Service	Double glazing				Renovation	Draught proofing
	Full box	Sashes only	Doors	Casements		
Full painting inside & out with TEKNOS microporous paint	✓	✓	✓	✓	✓	Touch up only
Draught proofing	✓	✓	✓	✓	✓	✓
New staff & parting beads	Included with box	✓	N / A	N / A	✓	✓
All box and sill repairs	N / A	✓	N / A	N / A	✓	x
Renovation of box and frame sill	N / A	✓	N / A	N / A	✓	x
Renovation of sashes	N / A	N / A	N / A	N / A	✓	x
New sash cords	✓	✓	N / A	N / A	✓	✓
Build or plane to fit badly fitting sashes	N / A	N / A	N / A	N / A	✓	✓
New pulleys	Included with box	✓	N / A	N / A	✓	✓
Replace loose and missing putty	N / A	N / A	N / A	N / A	✓	x
Renew putty where required	N / A	N / A	N / A	N / A	✓	x
New lead weights	✓	✓	N / A	N / A	Add-on	x
Make good interior plaster work	✓	N / A	✓	✓	N / A	N / A
New architrave and bull nose sill	✓	x	✓	✓	x	x
Exterior pointing / sand & cement pointing	✓	✓	✓	✓	x	x
Window fastener - polished chrome / brass finish	✓	✓	N / A	N / A	✓	x
Window lifts - polished chrome / brass finish	✓	✓	N / A	N / A	✓	x
'D' handles - polished chrome / brass finish	✓	✓	N / A	N / A	✓	x
Restrictors / bolts - polished chrome / brass finish	✓	✓	N / A	N / A	✓	x
Multi point locking system	N / A	N / A	✓	✓	N / A	N / A
Handles	N / A	N / A	✓	✓	N / A	N / A
Rubbish removal	✓	✓	✓	✓	✓	✓
Dust barriers	✓	✓	✓	✓	✓	✓
Rooms vacuumed	✓	✓	✓	✓	✓	✓
Glass cleaned upon completion	✓	✓	✓	✓	✓	x
Written guarantee	10 years	10 years (new joinery)	10 years	10 years	2 years	2 years
Insurance backed guarantee	✓	✓	✓	✓	x	x
FENSA certificate	✓	x	✓	✓	x	x
VAT rate	20%	20%	20%	20%	20%	5%

Compares our services

Services

Materials