

FRAME ONLY

Pre-Cut Kit

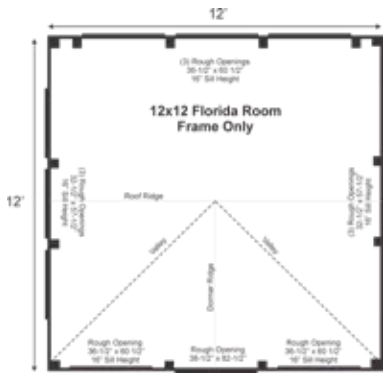
12X12 FLORIDA ROOM

STORAGE SOLUTIONS

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The best way to enjoy your backyard mosquito free is in our airy and screened in Florida Room. It's roomy enough for a table and chairs, a hot tub, or even a hammock. Use this Florida Room year-round by adding insulated windows with screens.



12X12 FLORIDA ROOM FRAME ONLY PRE-CUT KIT

Base Area: 144 sq. ft.
Total Interior Area: 144 sq. ft.
Recommended Foundation:
4-6" Crushed Gravel
Overall Dimensions:
10'6"H x 12'W x 12'D
Estimated Weight: 3200 lbs

Floor System

2 (qty) 4x6x12' Hemlock Skids
2"x6" rough sawn Hemlock
Joists 24" On Center

Walls

4"x4" Hemlock Post and
Beam Wall Framing
Wall Height: 82"

The frame only kit includes rough sawn hemlock floor, wall and roof framing, plus hardware and step-by-step DIY building instructions. Note: Pictures may reflect client upgrades and modifications that do not come standard.

Roof

Gable Roof Style
Roof Pitch: 4/12 Dormer: 4/12
Roof Features: Dormer
2"x6" rough sawn Hemlock
Rafters 24" On Center
1"x6" rough sawn Hemlock
Exposed Collar Ties
6" Overhang on all sides

Rough Openings:

1 (qty) 38 1/2"W x 82 1/2"H
Rough Opening for Door
5 (qty) 36"x57" Rough Opening
for Window, 6 (qty) 32"x57"
Rough Opening for Window

Assembly & Logistics Information

Estimated Assembly Time:
Two People: 20 hrs
Estimated Shipping Cube Sizes
Cube 1: 42"x30"x144"

FRAME ONLY PRE-CUT KIT:

The budget friendly frame only pre-cut kit includes skids, floor joists, 4x4 post and beam hemlock wall framing, roof rafters, hardware and step-by-step D.I.Y. building instructions.

EVERY KIT INCLUDES

- Color Coded
- Part Numbered
- Step-by-Step Instructions
- & All Fastening Hardware Included

Additional Sizes:

8X10 | 10X10 | 10X14 |
12X12 | 12X16 | 12X20 |

Additional Types:

FRAME ONLY KIT | COMPLETE KIT | FULLY
ASSEMBLED | 3-SEASON KIT | 4-SEASON KIT

Configure Yours at

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