

# FULLY ASSEMBLED



Close your eyes and imagine the ideal woodland cottage. Boom, you just pictured our Gibraltar! Who can resist the charm of the meanders porch and decorative barrel arch above the door entrance way and abundant barn sash windows.

## 12X20 GIBRALTAR

STORAGE SOLUTIONS

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### 12X20 GIBRALTAR FULLY ASSEMBLED

Base Area: 240 sq. ft.

Total Interior Area: 160 sq. ft.

Porch Area: 80 sq. ft.

Recommended Foundation:  
8-10" Crushed Gravel

Overall Dimensions: 10'6"H  
x 21'2"W x 13'2"D

Estimated Weight: 7500 lbs

#### Floor System

2 (qty) 6x6x20' Hemlock Skids

2"x6" rough sawn Hemlock  
Joists 24" On Center

¾" CDX Plywood Floor Decking

1" rough sawn Hemlock Porch Decking

Floor Weight Rating: 25 lbs/sq. ft.

#### Walls

4"x4" Hemlock Post and  
Beam Wall Framing

Wall Height: Front: 95" Rear: 71"

Siding: 1" rough sawn Pine Board & Batten

1" rough sawn Pine Corner, Door  
& Window Trim & 2" rough sawn  
Pine Fascia & Shadow Trim

#### Roof

Gable Roof Style

Roof Pitch: 6/12 Dormer: 6/12

The fully assembled unit includes hemlock framing, pine board and batten siding, floor decking, corrugated metal roof, double doors and windows. Note: Pictures may reflect client upgrades and modifications that do not come standard.

Roof Features: Dormer with Barrel Arch

2"x6" rough sawn Hemlock  
Rafters 24" On Center

1"x6" rough sawn Hemlock  
Exposed Collar Ties

1"x4" rough sawn Hemlock  
Strapping 20" On Center

Corrugated 29g Metal Roofing,  
Color: Evergreen

#### Doors & Windows:

Door: 1 (qty) 2-8 JCS-built 2" Thick  
rough sawn Pine Single Door with  
16"x21" Fixed Window, no ramp

Windows: 4 (qty) 3'x2' eight-lite  
Hinged Barn Sash Window

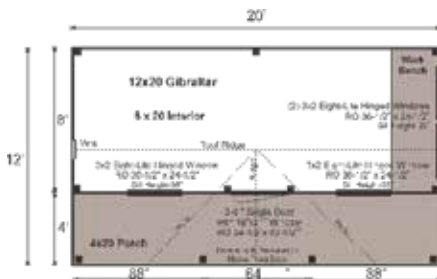
#### Additional Features

1 (qty) Wood Louvered Vent

8' Long rough sawn Pine Workbench  
34" Finish Height, 30" Finish Depth

#### Delivery & Logistics Information

Fully Assembled prefabricated sheds  
and cottage buildings are deliverable  
exclusively to the Northeast USA.



#### FULLY ASSEMBLED:

A weather tight shell. Specifications are the same as a PCK. Fully assembled prefabricated sheds and cottage buildings deliver exclusively to the northeast USA.

#### EVERY KIT INCLUDES

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

#### Additional Sizes:

12X20 | 12X30 | 14X20 | 14X30 |  
14X40 | 12X20X8 | 14X20X8

#### Additional Types:

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

Configure Yours at

[WWW.JAMAICACOTTAGESHOP.COM](http://WWW.JAMAICACOTTAGESHOP.COM)

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