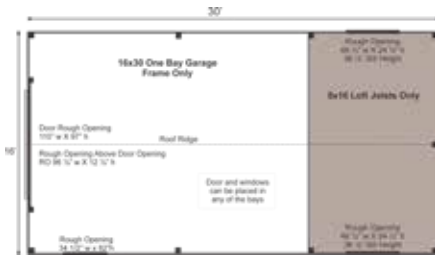


FRAME ONLY

Pre-Cut Kit



This classic garage is ideal for one car or can be used as a workshop or studio. The included loft provides additional storage space. The optional lean-to overhang can be added to store firewood, kayaks, and small recreational vehicles, or enclose it to increase the interior.



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:

14X20 | 14X24 | 14X30 | 16X20 | 16X24 | 16X30 |

Additional Types:

FRAME ONLY KIT | COMPLETE KIT |

Configure Yours at

WWW.JAMAICACOTTAGESHOP.COM

16X30 ONE BAY GARAGE

STORAGE SOLUTIONS



16X30 ONE BAY GARAGE FRAME ONLY PRE-CUT KIT

Base Area: 480 sq. ft.

Loft Area: 128 sq. ft.

Total Interior Area: 608 sq. ft.

Recommended Foundation:

8-10" Crushed Gravel

Overall Dimensions:

14'6"H x 16'W x 30'D

Estimated Weight: 7200 lbs

Floor System

6x6 Treated Sill Plate

Loft

8x16

2"x6" rough sawn Hemlock Joists; 24" on center

Walls

4"x4" Hemlock Post and Beam Wall Framing

Wall Height: 9'6"

The frame only kit includes a treated sill plate, rough sawn hemlock 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: 8/12

2"x6" rough sawn Hemlock

Rafters 24" On Center

2"x6" rough sawn Hemlock

Exposed Collar Ties

Rough Openings:

1 (qty) 110"W x 97" Rough Opening for Overhead Garage Door, 1 (qty) 34 1/2"W x 82 1/2" H Rough Opening for Door

1 (qty) 8'x1' Rough Opening for Window, 2 (qty) 4'x2' Rough Opening for Window

Assembly & Logistics Information

Estimated Assembly Time:

Two People: 45 hrs

Estimated Shipping Cube Sizes

Cube 1: 42"x42"x192"

Cube 2: 42"x26"x192"

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