COMPLETE
Pre-Cut Kit

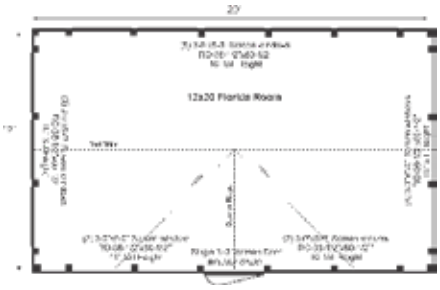
12X20 FLORIDA ROOM

STORAGE SOLUTIONS

STORAGE SOLUTIONS

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.

The complete pre-cut kit includes hemlock framing, pine board and batten siding, floor decking, corrugated metal roof, screen door and screen windows. Note: Pictures may reflect client upgrades and modifications that do not come standard.



12X20 FLORIDA ROOM COMPLETE PRE-CUT KIT

Base Area: 240 sq. ft.

Total Interior Area: 240 sq. ft.

Recommended Foundation: 8–10" Crushed Gravel

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

Estimated Weight: 7200 lbs

Floor System

2 (qty) 6x6x20' Hemlock Skids

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

2x6 Pine Tongue & Groove Decking

Floor Weight Rating: 25 lbs/sq. ft.

Walls

4"x4" Hemlock Post and Beam Wall Framing

Wall Height: 82"

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: 4/12 Dormer: 4/12

Roof Features: Dormer with Decorative Cedar Sunburst Arch

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

1"x6" rough sawn Hemlock Exposed Collar Ties

1" rough sawn Pine Solid Board Roof Sheathing

Corrugated 29g Metal Roofing, Color: Evergreen

6" Overhang on all sides

Door & Windows:

Door: 1 (qty) 3-0 Heavy Duty Screen Door

Windows: 15 (qty) 36"x57" Screens

Assembly & Logistics Information

Estimated Assembly Time: Two People: 30 hrs

Estimated Shipping Cube Sizes

Cube 1: 42"x52"x192"
Cube 2: 42"x36"x96"

FLRM.12X20.PCK

COMPLETE PRE-CUT KIT:

A weather tight shell. The PCK is the complete kit for a design. It includes everything required to assemble the building shell and includes doors and windows.

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

WWW.JAMAICACOTTAGESHOP.COM

©2021 Jamaica Cottage Shop, Inc. • 1-802-210-1249 • www.JamaicaCottageShop.com