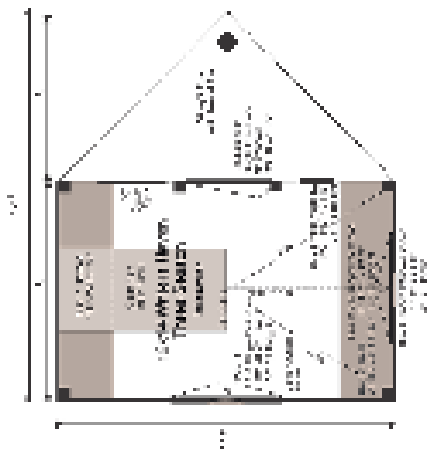


3-SEASON Pre-Cut Kit



This inspirational hideaway, complete with built in daybed and desk, will prove to be your artistic sanctuary. The plethora of windows allows the natural light to flood the room making it ideal for reading, writing, painting or just relaxing.



3-SEASON KITS:

A three-season kit prepares the building for interior finishing. It includes complete PCK version plus vapor barrier, solid roof sheathing and insulated floor system.

EVERY KIT INCLUDES

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

Configure Yours at

WWW.JAMAICACOTTAGESHOP.COM

12X14 WRITER'S HAVEN

LIVING
SOLUTIONS



12X14 WRITER'S HAVEN 3-SEASON PRE-CUT KIT

Base Area: 168 sq. ft.

Total Interior Area: 132 sq. ft.

Porch Area: 36 sq. ft.

Recommended Foundation:

6-8" Crushed Gravel

Overall Dimensions: 10'6"H x 13'2"W x 15'2"D

Estimated Weight: 5100 lbs

Floor System

- 2 (qty) 4x6x8' Hemlock Skids
- 1 (qty) 4x4x14' Hemlock Skid
- 2"x6" Kiln Dried Spruce Joists 24" On Center
- 3/4" CDX Plywood Floor Decking
- 1" rough sawn Hemlock Porch Decking
- Floor Vapor Barrier
- 5 1/2" Fiberglass Insulation (R21)
- Under Deck Sheathing: 3/8" Plywood
- Floor Weight Rating: 25 lbs/sq. ft.

Walls

- 4"x4" Hemlock Post and Beam Wall Framing
- Wall Height: 36"
- Wall Vapor Barrier
- 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: 12/12 Dormer: 18/12 Porch: 12/12
- Roof Features: Flying V Covered Porch

The 3-season kit includes the complete kit plus floor insulation, vapor barrier for the floor, walls and roof, solid pine roof sheathing, barn sash windows and a single pine door. Note: Pictures may reflect client upgrades and modifications that do not come standard.

- 2"x6" rough sawn Hemlock Rafters 24" On Center
- 1"x6" rough sawn Hemlock Exposed Collar Ties
- 1" rough sawn Solid Barn Board Roof Sheathing
- Roof Vapor Barrier
- Corrugated 29g Metal Roofing, Color: Evergreen

Door & Windows:

- Door: 1 (qty) 3-0 JCS-built 2" Thick rough sawn Pine Single Door, no ramp, 1 (qty) 3-0 Single Screen Door
- Windows: 4 (qty) 2'x2' six-lite Hinged Barn Sash Window with Screens, 1 (qty) 16"x21" four-lite Hinged Barn Sash Window with Screen, 1 (qty) 16"x21" four-lite Fixed Barn Sash Window, 1 (qty) Hand-blown Artisan Glass Roundel

Additional Features

- Built-in Daybed 16"h x 27"d x 96"l
- Built-in Desk 28"h x 24"d x 96"l
- 30" Built-in Wooden Dowel Rack

Assembly & Logistics Information

Estimated Assembly Time:

Two People: 56 hrs

Estimated Shipping Cube Sizes

Cube 1: 42"x48"x168"

Cube 2: 42"x48"x192" **WRITL.12X14.3SPCK**