

Overview

Completed for £6,540 (inc. VAT, delivery and installation)

A castle playhouse with a climbing wall, a firemans pole and overhanging roof top play area

A two storey playhouse designed like a castle, provides something more than just a playhouse. It has a climbing wall on one side, a fireman's pole on another side and the roof doubles up as a first floor playarea.

The playhouse has an overhang all the way around, with unglazed cross slit windows on top. There are also cross slit windows cut into the shutters, that are on the left hand side, and the door. There is a large glazed, double window on one side of the playhouse making an ideal lookout place from your castle. The roof is accessed via the climbing wall with knotted rope or a vertical ladder on the opposite side creating different opportunities to venture up to the play space on top.

Dimensions

Maximum height: 3.2m (10' 5")

Footprint width: 2.4m (8')

Footprint depth: 2.4m (8')

Playhouse width: 2.1m (7')

Playhouse depth: 2.1m (7')

Internal height: 2.29m (7' 6")

Footprint note: Including roof overhang

Colours

Finished with Sadolin Classic Timber Protection. There are many more colour options available on our website.



Teak (Sadolin Classic)

Build Specification

The following specification reflects that of the featured build with the price shown at the top of this document. Please refer to our website for details on other build options.

Doors

Standard Door with Cut Out

All our doors are built with safety as a paramount concern. All are a special non-trap design, using a piano hinge down the whole length of the door, and then a rebate on the inside of the hinged side.

- When the door is in the closed position there is a taper between the door and frame, so should little fingers be left in the way they will not be pinched.
- The doors are held closed with heavy duty magnets; this prevents a child getting locked in accidentally.
- The doors have a knob inside and out
- The cut out window is glazed with unbreakable 2mm polycarbonate sheet.

Floor

Ground Floor

A good quality wooden floor with the added benefit of having a waterproof membrane

- 25mm x 50mm pressure treated timber bearers are fitted at ground level
- BBA approved waterproof membrane fitted, this membrane flaps around the edge and fits under the wall panels
- Top surface of 18mm exterior grade plywood

A soft floor is fitted to the ground floor of the playhouse once finished - this floor can be removed easily for cleaning.

Roof

Castle Roof

This is a style of roof that is fitted where there is a requirement to walk on top of the roof. Rain will flow through the decking boards and then travel off the roof to the back leaving the internal area dry.

- Appropriate size roof bearers (minimum of 75mm x 50mm) with angle cut go front to back, these would be from a good quality redwood timber that is planned with swept edges
- 12mm external grade plywood fitted
- 2 layers of underfelt
- Tanolised bearers fitted with same angle as the base bearers but reversed to bring the roof back to a flat surface
- Tanolised decking boards fitted

Windows

Non-opening Glazed

The windows are built as separate units; once they have been sanded and treated they are glazed with 2mm polycarbonate sheet. They are then fitted and sealed using clear silicon into the wall. The polycarbonate used is completely clear and will not fade or

become brittle with time; it is 200 times the strength of glass making it virtually shatter proof.

Open Unglazed Window

These windows are built as a separate unit; once finished they are sanded and treated prior to being fitted in the sides.

Shutters No Cut Out

Shuttered windows are built to the same high specification as our doors. All are a non-trap design, using a piano hinge down the whole length of the shutter, and then a rebate on the inside down the hinged side. When the shutter is in the closed position there is a taper between the shutter and the frame, so should little fingers be left in the way they will not be pinched. The shutters are held shut from the inside using brass bolts and have a knob both inside and out.

Build Level

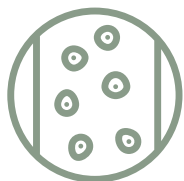
Plywood Lined Walls (option 2 build)

- A good quality wall build incorporating plywood lining and a waterproof breathable membrane.
- The framework is built using a good quality 38mm x 50mm profile redwood timber, planned and sanded with swept edges.
- The framework is fixed using zinc yellow screws
- External grade WBP far eastern 6mm plywood is fitted to the outside face of the framework
- A breathable waterproof membrane is fitted on top of the plywood, this is BBA approved
- Waterproof tape is fitted at base of each panel
- 12 mm Redwood cladding is fitted to the outside of the framework (over the plywood and waterproof membrane), it is pinned with galvanised pins 38mm
- The outside face is finished with a paint/stain to suit

Included Accessories

These accessories are included in the featured build. You can customise your playhouse by adding more accessories. Please visit our website to see all the options.

Active Fun



Bespoke Climbing Wall



Fireman's Pole

Other Options

This playhouse can be customised to your preference by changing the build specification. The different build levels are explained in detail on our website.

This table shows the cost of the different build levels that are available.

Build option	Castle Roof
Plywood Lined Walls (option 2 build)	£6,540
Insulated and Plywood Lined Walls (option 3 build)	£7,785

Further information

There are some variations of this project available to view on our website for extra inspiration. Go to www.theplayhousecompany.co.uk and search for code "PHC070622" for the most up to date prices and information.