



LAC96-DL

Little Alexandra Cottage with Loft and Front Porch

Assembly instruction.

I would like to thank you for buying one of our playhouses. At the Canadian Playhouse Factory our goal is to provide you with a safe and good quality playhouse that children will enjoy for many years.

We take good care in packaging our playhouses but if a part is missing or broken, please let me know and I will send you the replacement part.

I can ask to see some pictures for assessing any damages.

You can always contact me directly for any question about the assembly by calling 250-240-8175 or email me at

mike@playhousekits.com

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A handwritten signature in blue ink, appearing to read 'Mike Tilkin'.

Mike Tilkin, President and CEO Canadian playhouse Factory Ltd.

Before starting the installation, please read and understand the processes described below.

- Wear safety glasses and other safety equipment
- If you're working with children around, please use due diligence.

Uncrating your playhouse

The playhouse will arrive in a large crate. There should be a letter E printed on its side.



Cut the banding using metal snips or undo the clips using a screwdriver and pliers. Remove the top of the crate. **Be careful of the staples.** A good pull should release the sides.

The main floor of the playhouse is the base of the crate. The feet are attached to it. Please do not discard the floor.

The floor

- Place the floors down where the playhouse will be built (48 in and 42 in.)
- This model has 2 floors that will need to be joined. To do so, flip the floors upside down and nail them together. After the 2 sections are joined together, flip back the floor upside up and place it where the playhouse will be built. This playhouse is very heavy and not easy to move once completed.



- If you choose to add a vinyl flooring, set it down and cut the excess off.
- The ground must be flat and level. It is important to start the construction straight.

The walls

Identify the walls and where they go. The lower walls are set around the floor.



Start lifting the walls and fasten them together.



The side walls with windows (45 W) can be set side by side or facing each other.

- Use 3 in. nails to fasten the walls to the floor and to each other.
- After all the lower walls are in place, set the loft platform in place.
- Fasten the loft using 3 in. nails from underneath into the walls.
- Use the provided plywood strips all around the top of the lower walls to get them even with the loft.

Upper walls

The upper walls will match the lower walls. Install and fasten them as shown on the pictures.



The Roof



Build the trusses by attaching 2 rafters together.



Set the trusses on top of the walls. They should be lining up with the studs of the upper walls. Nail them securely in place.



Get the roof panels in place, ready to lift. **You should get some help for this part. Doable for one person but easier with two.** You will need a small step ladder to reach.



The panels L and R should meet in the center of the playhouse and be supported by the middle truss. Its important the bevelled part of roof to be exactly at the ridge so the opposite panel can meet. Secure the roof panels using finishing nails.

- Start from the bottom and set the nails where the lower 4 black dots are.
- Insert one of the filler shingle from the package to cover the exposed plywood L&R.
- Put 2 more nails on the third row. (2 more black dots) Stay above the shingle line. Insert one more shingle. The top shingle will need to be cut to fit.



There should be a small overhang in the front and the back. Nail in the ridge cap in place.

Finishing the loft

Assemble the ladder and nail it in the wall, in the front of the loft and in the floor. This ladder should be able to support a good 200 lbs.

There is a bundle with a post, 2 strips and a handrail. The post goes beside the ladder and is connected to the rafter.

There is a bundle of 12 spindles. Place them evenly as shown on the picture. (about 3-1/2 inches apart)

Use the 2 cedar strips to connect the whole assembly to the stud in the wall. A piece of handrail covers the top. The whole loft should feel sturdy.



Front Porch assembly

You will need to build 2 trusses. There are 4 rafters for this.

Use the posts to determine the height. Fasten the truss to the front wall. Aim for the studs.



Use the railing assembly to determine the location of the post. Use finishing nails to secure the posts and the deck.

Take the last truss and nail it on top of the posts.



Set the roof panels as shown on the pictures.



Finishing the playhouse

Put the windows and the Dutch Door together. Install them in the openings.



Complete the playhouse by installing the fascia boards, joining strips and corners.



Congratulation. I am sure the kids are getting excited! I hope the whole family will enjoy the playhouse.

Packing list LAC96-DL

- 48 in floor
- 42 in floor
- Back wall 72
- Gables front and back
- 23w + 2 roof panels
- 23w + 2 roof panels
- Flower boxes with letter, nail package, 2 latches
- 45wL + 45 up L
- 45wR +45 up R
- 45L + 45 up L
- 45 R+ 45 up R
- (6x) short + (6x) angled fascias
- 14 rafters
- 1 ft Ridge cap + 25 in Ridge cap
- 72 in. trim (3x) 48 in. trim (4x) 23" trims (3x) + 1 7/8 plywood strips (2x) 60 +(2x) 21-1/2
- Loft floor
- Deck
- Railings + handrails + Posts
- Ladder, loft post 41 @ 30, 12 spindles, railing 48, 2 strips@ 50 ½
- Small roof panels (2x)
- Double window (2x)
- Dutch Door with shelf
- Single windows Right and Left
- 5 in. filler shingles
- Corners 6ft.....(2x), 4t.....(3x)

Packaged by..... Date.....

Product Warranty

We take great pride and care in crafting your playhouse. We have a quality control to assure that buying one of our playhouse will be a great experience.

Wood can bend , crack and change color over time. This should not be considered as a manufacturing defect because it's common to all wood products .

We offer a 30 days warranty on all manufacturing defects. It doesn't cover abuse or damages due to poor assembly. If there is damages we may ask for a picture of it in order to assess it. Parts will be sent to your residence, free of charge by common carrier usually within 5 business days after approval.

We will cover the playhouse against rot for a period of 1 year from the purchase date. Please ensure proper surface and built the playhouse according to our instruction. We cannot cover the playhouse against damages from insects like termites, spiders and any other animal ...

Liability waiver

We, and/or our retailers, cannot be held liable for any accidents, injuries, death or damages that could arise from using this playhouse regardless of the reason. Always keep your children under supervision. Play safe!