

3 North Erskine Park, Bearsden G61 4LZ



We propose replacing the existing sash and case window with newly manufactured hardwood timber sash and case windows that will be manufactured in a like for like formation. Horn detail would be lifted from the existing windows on the front elevation and replicated to preserve the established style.

Reasons for replacement are:

- 1) As per the aims of the Scottish government and East Dunbartonshire Council, the property would greatly benefit from having double glazing and draught proofing installed to increase the energy efficiency of the property.
- 2) The character of the area remains the same as the windows are manufactured like for like.
- 3) Windows are rotting throughout and showing signs of general deterioration.



Broken internal putty/paint



Rotten bottom rail and sash



Rotten sash



Rotten sill



Rotten sash and mid rail



Rotten top and bottom sash



Rotten top and bottom sash



Bokeh tenon joints, putty and mastic.



Growth to internals of windows due to broken seals and rot/damp woodwork. Puddles of water internally on sills due to condensation.



Rotting internal sills