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Emma Patel  
33 Cleveden Road  
Glasgow  
G12 0PH

Dear Emma.

I surveyed the existing sash windows at the above address on the start of March 2024.

The current windows have been in place for over 80 years and have been refurbished at least /3 times in this period, the sills and lower half of the case are rotten resulting in the current frame being off the square which wont allow smooth operation or the ability to shut the current sashes properly providing a good seal.

Moisture from years of condensation has now worked its way behind the glass internally on the sashes, Externally the putty holding in the glass has broken down allowing water ingress and the breakdown of the timber sashes.

The middle of the lounge bay has been particularly effected by rotting timber and pointing/putty falling away, as a result the large sheet of glass

is not secure enough to last another winter of high winds and persistent rain

The windows at 33 Cleveden Road have been repeatedly patched up and painted to eek out longevity, the current windows are not worth refurbishing at this stage in their lifespan.

Replacing the current sash windows with new double glazed versions will allow the property to keep the same appearance while ensuring modern levels of heat retention, it will also allow the window openings to be cleaned down ensuring all damp and decaying timber to be removed from site.

High quality replacement timber sash windows look every inch as good as the original design if measured and fitted correctly.

Yours sincerely,

Alan Ralston

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