

Un-heated Spaces



There may be parts of your home, such as access routes or storage areas, that sit outside your main living space. These spaces may not be heated and can therefore be more prone to condensation and mould.

Outbuildings

Some homes have additional spaces that were added after the original build or once served a different purpose, such as outside storage. These outbuildings are often made from single-brick construction with a concrete or uninsulated timber roof, which means they aren't suitable for heating through the main central heating system and could include:

- Lean-to extensions
- Garages
- Converted outside toilets
- Outside toilets
- Old coal sheds
- Conservatories
- Porches

Over time, these spaces have been used as an extension of the home and are often used for storage or to house appliances such as washing machines, tumble dryers, fridges and freezers. All these appliances produce moisture which will condense when it hits cold surfaces increasing the likelihood of condensation mould forming.

As these outbuildings weren't designed for the purpose of housing appliances, it's even more important to take proactive steps to reduce condensation and prevent mould from forming.

Our advice:

- Use moisture resistant paint on the walls if possible.
- Regularly ventilate the space by opening the window or door allowing dry air in and moist air out.
- Avoid overfilling the space to make sure that there is plenty of room for air to circulate.

- Make sure that there is a gap of approx 4 inches (10cm) between the walls and any appliances to allow airflow.
- Wipe down the walls to capture any excessive moisture.
- Purchase moisture traps to absorb any excess moisture.
- Remove any condensation mould using specific mould cleaning products ensuring that product guidance is followed.

Stairwells to flats

Stairwells leading to top flats in smaller domestic blocks will often not be heated as they are outside the main living space of the flat. They may also have high ceilings and large areas of external walls and any moisture rich air produced in the flat will naturally migrate towards these areas.

In this situation, extra care needs to be taken to reduce the movement of moisture into the stairwell. Here are our top tips:

- Keep the door between the main living space and the stairwell closed.
- Isolate cooking and bathing facilities by keeping the doors closed, particularly when cooking or bathing.
- Ventilate all rooms individually to avoid excessive moisture collecting in hallways that link to stairwells.
- Keep the flat heated as much as possible to better hold the moisture.
- Don't store wet items in these stairwells.

Further information

Please visit our website: www.platformhg.com/damp-and-condensation-mould for further guidance and advice.

If you require this information in another format.

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