Rotting Window Problems As A Result Of Secondary Glazing And Condensation

Magnificent buildings are built and designed daily by talented men. Upon the completion of one structure, the next is begun. Our cities are built this way, they expand and age. These building grow older and begin to deteriorate. Some are lucky enough to be given historic status and are provided with a face lift that requires their original architecture to be preserved. Old wooden windows have to be restored or replaced with new wood frame windows. Builders are forced to increase the energy efficiency using secondary glazing, however there are problems that may occur due to secondary glazing and condensation.

Secondary glazing provides a single glazed window with an extra panel of glazing that is added to the inside. It is usually another single glazed panel of glass, but it can also be shrink wrap or a plastic film. It is most often surrounded by a metal frame with a gasket or membrane that creates what is supposed to be an airtight seal between the new and old glazing.

While some people are unfamiliar with secondary glazing, almost everyone understands condensation and how it generally occurs. For windows, since they are glass, it typically means that the exterior and interior temperatures are differing enough to cool the moisture that is in the air by the glass causing it to condensate onto the surface of the glass.

When it comes to wood windows, humidity and moisture are one of the things to avoid. They can cause warping and rotting, not to mention mold. Often times, problems are not identified until it is too late and the window has to be completely replaced.

Unlike double glazing, which is typically vacuum sealed in a moisture controlled factory, secondary glazing traps ordinary, moisture filled air, between it and the single glazed window. A drafty window can also allow moisture from the outside in. Given the right condition, that moisture will condensate between the glass and settle at the bottom of the window, increasing the chances of rot. This will also increase the humidity level between the two panes of glass, which will effect any wood exposed inside the seal.

The metal frame of the glazing panel also can be a culprit. Just like on glass, metal transfers temperature to the air and is likely to have moisture on it as well. While the moisture on the glass is easy to see, what is on the metal, especially between the panes, is much more difficult.

Windows manufactured with a wood frame that are having moisture problems need to be replaced right away. This is usually a labor intensive, expensive project. When considering the best way to protect windows from the weather, it is necessary to consider all the choices available to you, and decide what is best. If you have wood frame windows, you may want to avoid secondary glazing due to the risks associated with secondary glazing and condensation.

Looking for more information on the downside to secondary glazing and condensation. Get the ultimate low down now in our secondary glazing London and sash window restoration London overview.

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