



24x24 Simple Garage

Call toll-free: 1.866.297.3760

The spacious Two Bay Garage has dual 9' wide x 7' high overhead garage doors that can accommodate everything from ATVs and snowmobiles to large trucks and farm equipment. It also functions great as a barn for tractor storage and combination workshop. Additional windows available for purchase can be placed anywhere in this design allowing extra light and enhancing the spaciousness of this garage. Add a hay loft for additional storage space. The standard roofing material is corrugated metal. JCS recommends a concrete slab to fully enjoy your new garage.

Hand-made in Vermont, from native rough sawn hemlock and pine lumber, the pre-cut lumber package includes all fastening hardware, roofing, and step-by-step plans. Rugged post and beam techniques passed down through the centuries are applied to pre-cut and notch this kit into a sturdy picturesque building reminiscent of old New England. Designed for the beginner to intermediate carpenter, the kit pieces are color-coded and part-numbered.

- Included in the kit:
- * All Fastening Hardware
 - * Step -by-Step Plans

Specifications:

Square Footage: 576 sq/ft

Overall dimensions: 24'-10" W x 24'-10" L x 14'-0" H

Suggested Foundation: Concrete Slab, Concrete Piers, or Frost Wall Foundation

Floor: 6x6 Treated Sill Plate

Walls: 6x6 Hemlock Post & 2x12 Box Beam Framing
Wall Heights 96"

Doors: (1) Single 2-8 x 6-8 Steel Factory Door
(2) 9' W x 7' H Overhead Garage Doors

Roof: 2x8 Rough Sawn Hemlock; 16" on center
5/12 Gable Roof Pitch
1x4 Hemlock Roof Strapping

29 Gauge Corrugated Metal Roofing: Evergreen

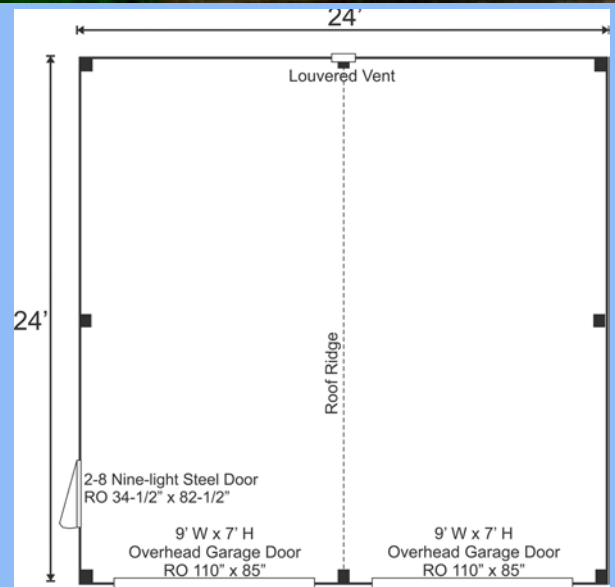
Siding: 1" Rough Sawn Pine Board & Battens
2" Rough Sawn Pine Fascia and Shadow Trim
1" Rough Sawn Pine Corner, Door & Window Trim

Wood Louvered Vent

Assembly Time: 2 People 40 Hours

Kit Weight: 2 Cubes totaling est. 15,000 lbs

Cube Size: (2) approx. 42" x 48" x 192" each



Additional Options

4x2 ten-lite Hinged Window	\$242
Garage Door Opener	\$299
Loft Space w/ Pine Floor 12'x24'	\$1,809
4'x8' JCS Cupola	\$600
Increase Wall Height to 10'	\$850
8' Overhead Garage Doors	Add \$368
<i>10' Walls required to accommodate 8' doors.</i>	

Plans \$50

JCS is working on do-it-yourself plans for this design. Detailed Plans will include a shopping list, rafter patterns, a color coded cutlist and other helpful information.

Complete Pre-Cut Kit \$15,689

The rough sawn native Vermont lumber package has all the pieces cut and ready for assembly. The fasteners, hardware, and doors are included as well as the step-by-step plans.

The kit is geared to a do-it-yourself homeowner with beginner-medium knowledge of carpentry.