Airtight window and door junctions

Keep the air seal continuous while retaining designed ventilation.

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1 Agree the junction

Identify the air-control layer, outer weather seal, insulation and drainage routes on an approved detail.

2 Prepare the surfaces

Use clean, sound substrates. Confirm primer, temperature and moisture limits with the tape or sealant supplier.

3 Allow movement

Select compatible flexible products and the specified joint geometry. A surface bead alone may not seal the hidden junction.

4 Keep water routes open

Do not obstruct drainage holes, cavity trays or weeps. Inner airtightness and outer weather protection serve different functions.

5 Check ventilation

Maintain the ventilation strategy, including required background vents, extract and purge provision.

6 Verify before covering

Inspect corners and penetrations, photograph the work and use project air testing to find leakage.

Seal uncontrolled leakage; provide fresh air through the designed ventilation system.

REFERENCE GUIDANCE

GOV.UK: Approved Document F
GOV.UK: resistance to moisture research

Use current product instructions and the approved project design. For regulations, confirm the UK nation, applicable edition and transitional arrangements.

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