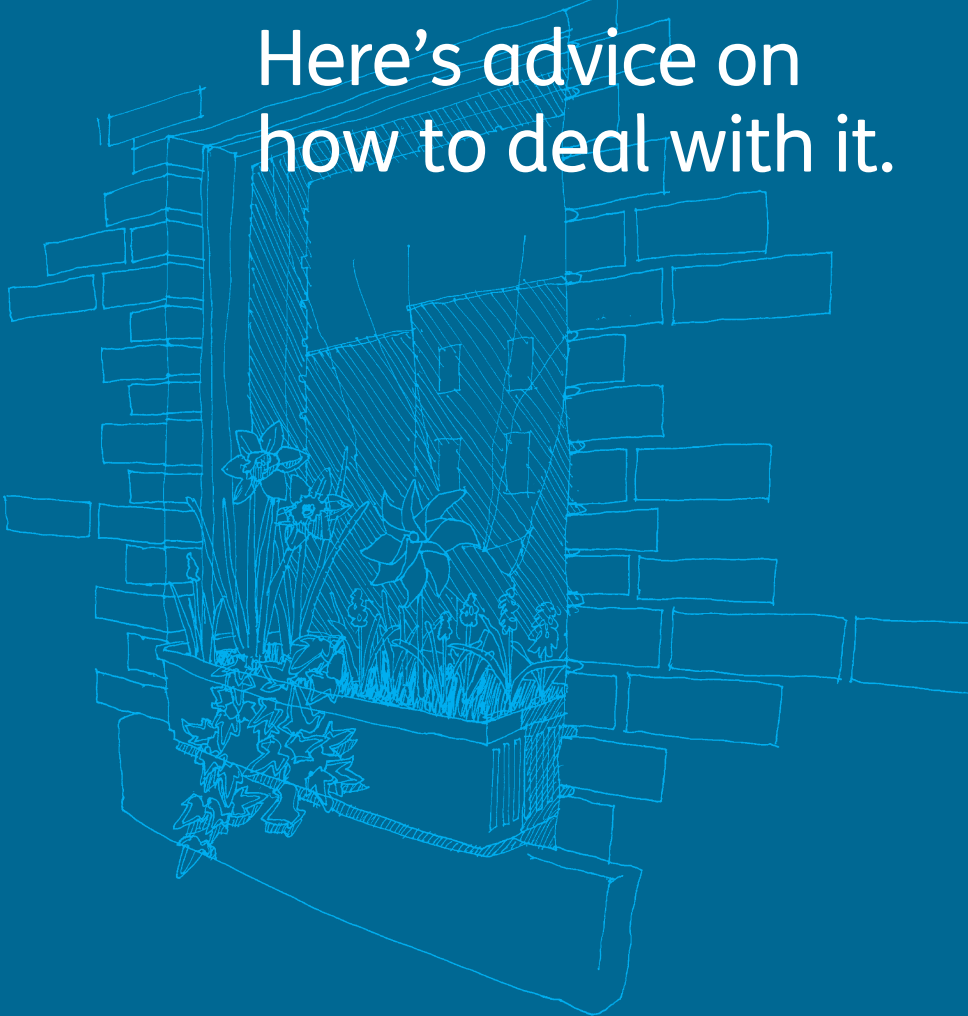




Problems with condensation? Here's advice on how to deal with it.



Introduction

Condensation happens when moist air comes into contact with a cool surface and water droplets form. This is what happens when your bathroom mirror steams up.

When this happens on your window, the glass mists up and drops of water run down the window. When it happens on a wall, the wall soaks up the moisture and becomes damp. Mould then grows on the damp areas if left untreated.

Condensation is most common in the winter when the building is cold - windows are rarely opened and moist air can't escape.

Where does it come from?

We produce lots of moisture into the air when we take a bath or shower, cook or wash the dishes. Moisture is also produced when we dry clothes indoors or use an unvented tumble dryer.

Bottled gas heaters and paraffin heaters produce large amounts of moisture into the air. This moist air travels through your home and when it comes into contact with a cool surface it will condense.

Where it can happen

Condensation happens most on the cool parts of walls, particularly on outside walls where there is not much air movement. It often appears as a dark patch in corners near the skirting and on the ceiling. The side walls of windows are often affected as they can be even colder.

Areas with poor ventilation can be prone to condensation. This could be behind furniture, particularly wardrobes and beds if they have been placed against an outside wall.

Condensation can happen in any room but is most likely to occur in your bedrooms and hallway as they are cooler.

Moisture is most commonly produced in kitchens and bathrooms and is often seen on tiles. To prevent mould, open the window after bathing, showering or cooking, and wipe the tiles down. Keep the bathroom or kitchen doors closed to prevent the moisture escaping into other rooms.

How to remove mould

Mould can be easy to remove. You can normally wipe it off with a disposable cloth using some household cleaner. There is no need to use strong chemicals. Wipe over the area again every few days using diluted household cleaner to stop the mould growing back. This should become part of your regular cleaning routine.

Prevent condensation

To help reduce the risk of condensation in your home:

- ▶▶ Adequately heat and ventilate rooms at risk, keeping window vents open
- ▶▶ Keep your heating on low throughout the day in cold weather
- ▶▶ If you have an extractor fan in the kitchen and bathroom make sure you use it
- ▶▶ Keep a window open when drying clothes indoors
- ▶▶ Keep the kitchen door closed during and after cooking
- ▶▶ Keep lids on pots and pans when cooking
- ▶▶ Keep the bathroom door closed when running a bath, when bathing and afterwards
- ▶▶ Don't dry clothes over warm radiators
- ▶▶ Don't overfill cupboards and wardrobes – make sure air can circulate
- ▶▶ Don't keep furniture and beds hard against walls – make sure air can circulate
- ▶▶ Avoid using flueless gas or paraffin heaters as they produce a lot of moisture
- ▶▶ When using a tumble dryer make sure you put the hose out of the window or door

Points to remember

Produce less moisture:

- ▶▶ Cover pans
- ▶▶ Dry clothes outdoors
- ▶▶ Vent your tumble dryer to the outside
- ▶▶ Avoid using paraffin or flueless bottled gas heaters

Ventilate to remove moisture:

- ▶▶ Ventilate all the time, especially when someone is in
- ▶▶ Increase ventilation of the kitchen and bathroom when in use and shut the door
- ▶▶ Ventilate cupboards, wardrobes and blocked chimneys

Insulate and draughtproof:

- ▶▶ Insulate the loft
- ▶▶ Draughtproof windows and external doors
- ▶▶ Consider cavity insulation
- ▶▶ Consider secondary glazing
- ▶▶ Find out if you are eligible for a grant or other help

Heat your home a little more:

- ▶▶ if possible, keep low background heat on all day, with background ventilation
- ▶▶ find out about benefits, rebates and help with fuel bills

What to do next

If you continue to experience condensation and problems with mould it may be necessary to have a technical survey carried out on your property. You can contact us for advice.

For more information
about any of our services,
please call **0141 274 6460**
or **0800 479 7979**, or visit
www.your-place.net



Contact us

For more information about any of our services, please call **0141 274 6460** or visit **www.your-place.net**. Our customer service centre is available 24 hours a day, 7 days a week – simply call **0800 479 7979**.

This leaflet follows RNIB's Clear Print guidelines. It is available on request in Braille, tape and on disk. It is also available on request in other languages. If you need the leaflet provided in any of these formats, please contact us on **0141 274 6460**.

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