



# Windows in the Lakes

## Bifold Brochure 2026

**Expert Surveyors - Aluminium-Specific Installers - Market Leading  
Products**



**Full supply, survey & installation  
model**



**A huge number of Installations to  
date**

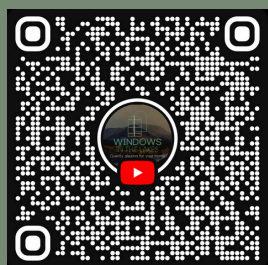


**Investment in digital surveying, &  
fully integrated project  
management technology**



**Manufacturer Showrooms  
displaying Slimline  
and Heritage products**

**Watch our Drone  
Videos on Youtube**



[www.windowsinthelakes.co.uk](http://www.windowsinthelakes.co.uk)  
[projects@windowsinthelakes.co.uk](mailto:projects@windowsinthelakes.co.uk)  
01768 254 554

**Follow us  
on Instagram**



**@WINDOWS\_IN\_THE\_LAKES**





# *Welcome* MESSAGE FROM OUR FOUNDER, TOM EVANS

When I founded Windows in the Lakes, the aim was simple: to raise the standard of glazing supply and installation across Cumbria and the Lake District, delivering premium products with genuine care, accountability, and craftsmanship you can trust.

Today, our teams work across the region with one shared commitment: to make every project seamless, transparent, and professionally managed from first enquiry to final sign-off. We provide a complete, end-to-end service that removes uncertainty, simplifies decision-making, and gives homeowners confidence at every stage.

Windows in the Lakes is proudly backed by our national sister company, The Fenestration Network. This gives our customers the best of both worlds: a highly personal, local service, supported by national-scale expertise, proven systems, and refined processes developed across hundreds of projects throughout the UK. That backing brings real advantages, from smarter project management and technical support to stronger purchasing power, greater efficiency, and access to leading UK and European manufacturers at highly competitive rates.

Wherever you are in Cumbria or the surrounding areas, we are here to support you. From your first conversation, you are guided through a structured, highly personal process led by experienced professionals. Our local surveyors and installation teams work closely with you throughout, and you also have the option to visit manufacturer showrooms to experience products in person before making final decisions.

As we continue to grow, Windows in the Lakes is investing in new technology, enhanced project management systems, and advanced design tools. This includes visualisation technology that allows you to see our glazing products superimposed onto your home, helping you make confident, informed decisions before production begins.

I'm proud of the products we specify, the relationships we've built, and the many successful installations completed across the region. Most importantly, I'm proud of the trust homeowners place in us when investing in their property — trust we work hard to earn and protect on every project.

This brochure is here to help you understand both our products and our approach. Whether you're replacing windows, opening your home with sliding or bifolding doors, or planning a complete transformation, our role is to guide you with clarity, expertise, and care.

Thank you for taking the time to explore Windows in the Lakes. We look forward to helping you create something exceptional.

---

*Thank you for considering us for your home.*

*Tom Evans*

*Founder, Windows in the Lakes*



★★★★★  
*Customer Google Reviews*

“Wonderful company from start to finish! Really competitive price and customer service was outstanding! Full house windows and doors replaced! Their fitter did an amazing job and very tidy! Recommended to all our family and friends! Thanks again!”

*-KB* ★★★★★

“Such a fantastic company to deal with, they were very professional which put us at ease. We love our new glazing and we would highly recommend Windows in the Lakes to anybody looking for new windows and doors.”

*-EL* ★★★★★

“We are looking to replace our windows and being quite remote, Tom was so helpful in advising us on what was best for us. We would definitely recommend Windows in the lakes and especially Tom to anyone looking for the right windows for their house.”

*-PC* ★★★★★

“Exceptionally good company from start to finish Tom and his team made everything so easy, really good products and installation. Would highly recommend”

*-MH* ★★★★★



“So comforting to have found a company that really understands the whole of the door and window market.

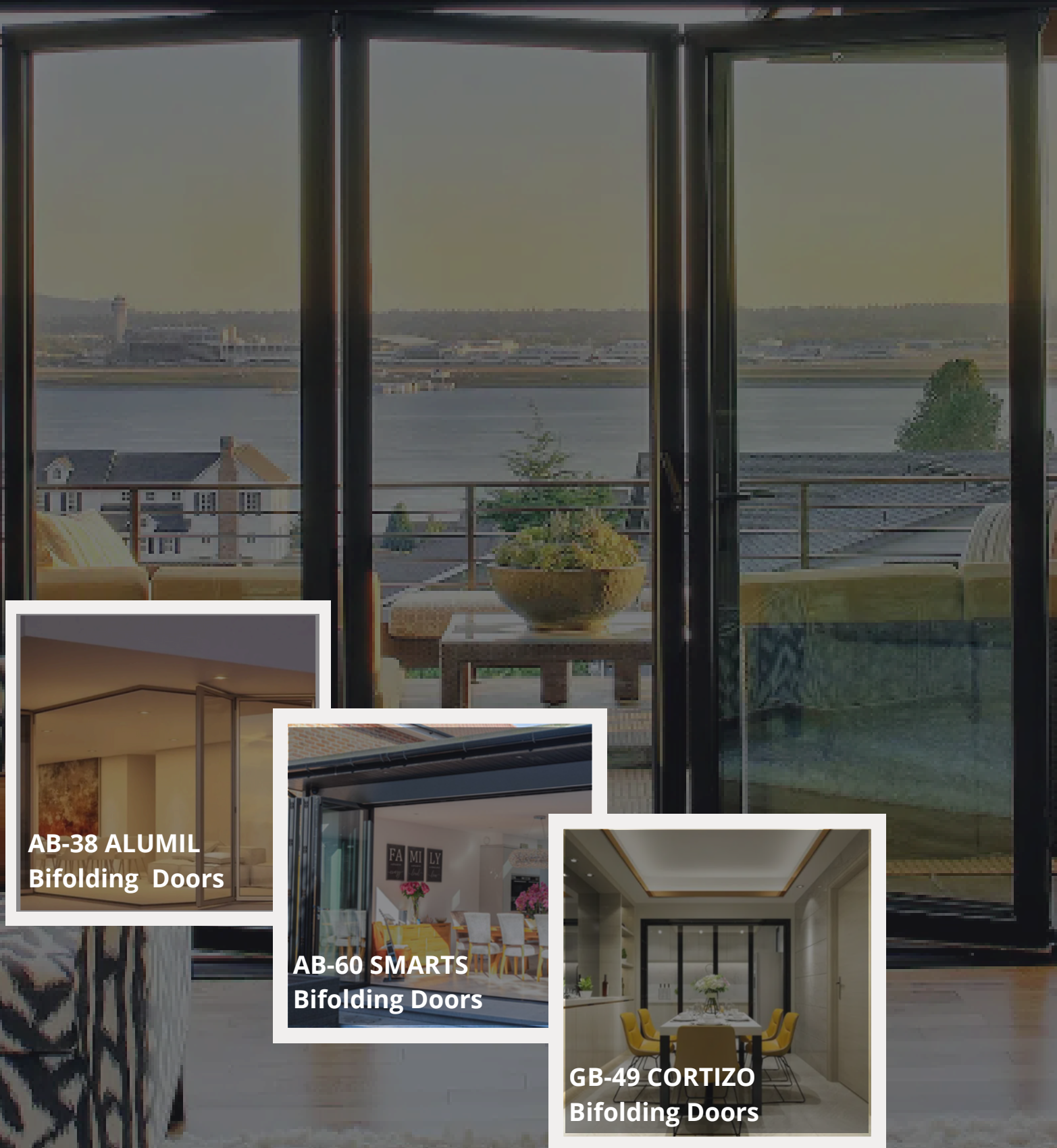
The installation was quick and tidy. My wife was happy so I am happy!”

*-AH* ★★★★★

# Slimline Bifolding Doors

Sleek. Stylish. Space Saving.

As low as Ultra-slim 88mm sightlines available.



**AB-38 ALUMIL**  
Bifolding Doors

**AB-60 SMARTS**  
Bifolding Doors

**GB-49 CORTIZO**  
Bifolding Doors



# AB-38 SLIMLINE BIFOLDING DOORS

(ALUMIL SYSTEM)



*Precision Engineered for Style and Comfort.*

The slimmest Bifold door in the UK with an incredible 88mm glass-to-glass-sightline where the door panels meet.



**Expertly-crafted and contemporary in styling** AB-38 Bifold doors give you more glass, less visible aluminium and an even better feeling of space and light.

## **The Slimmest Bifold Doors.**

AB-38 Bifold doors aren't just super slim, but they are also contemporary in styling with a gorgeous flat-line appearance, making your new bifolds look elegant, sleek and timeless.

Even more impressive, they're available as single and double doors, to match your bifolds and also giving you the thinnest patio doors available right now. Using only bespoke hardware, premium-grade aluminium, spectacular engineering and capable of panels up to 1.5m wide or up to 3.0 high, the AB-38 is also technically superior, with the system tried and tested globally and in some of the most extreme climates; your guarantee of a bifold that is designed and built to be strong, secure, safe and reliable for years to come.

# OUTSTANDING THERMAL EFFICIENCY.

The AB-38 is also extremely thermally efficient, boasting a U-value of just 1.1 W/m<sup>2</sup>K, and comes with quadruple locking of the intermediate vents, greatly improving security and weather resistance. In addition, the door has heavy duty quadruple steel rollers that contribute to smooth operation, along with adjustable jamba for easier sash alignment. The Bifold is suitable for residential and commercial properties, and available in more than 200 RAL colours. Our introduction of the AB-38 seals our reputation as a company with excellent flexibility that responds quickly to shifting market demand, supplying installers with desirable customer-focused products.



## HOME PROTECTION.

Extensively security tested for your peace of mind, our expertly-crafted bifold doors come with the best security features. High security multi-point locking systems to the main door.

- ✓ Glass secured from the inside
- ✓ High security key cylinder
- ✓ Premium door hinges
- ✓ Top and bottom locking to intermediate doors
- ✓ Optional intermediate panel locking



## CUSTOMISATION OPTIONS

We can help you personalise your new bifold doors to your precise sizes, colour, glass requirements and accessories.

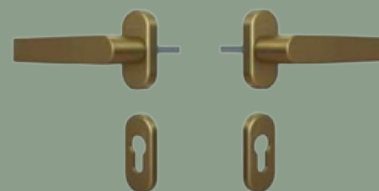
- ✓ Single or dual colours
- ✓ Textured or metallic finishes
- ✓ Choice of contemporary or traditional handles
- ✓ Glass solutions for enhanced security, shading or privacy
- ✓ Standard or low threshold options
- ✓ Corners, gable windows above or matching doors and windows



MATT BLACK



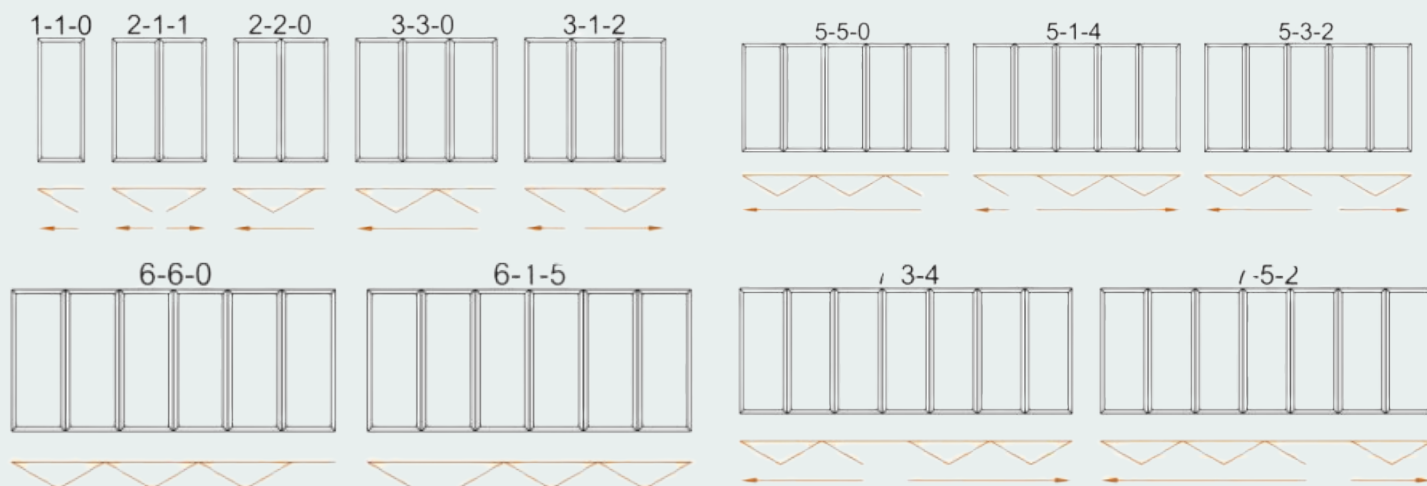
TITANIUM



BRONZE



## Configuration Examples



## AB-38 AT A GLANCE...

- ✓ Slimmest Bifold - 88mm glass-to-glass sightline, the best on the market.
- ✓ Thermally Superior - Outstanding thermal efficiency, with a U-value of 1.1 W/m2K.
- ✓ Matching Doors - Benefit from matching single or double doors, with only 44mm frames. The slimmest side, rear or patio doors for your home.
- ✓ Larger Bifold Panel Sizes - Fewer leaves, more glass, even less aluminium with panels up to 1.3m wide or 3.0m high.
- ✓ New Build or Patio Door Replacements - Designed to replace any dated patio door effortlessly standard or flush tracks.
- ✓ Effortless Folding Action - With quadruple wheels, a double track, extreme engineering. Effortless to open slide and fold.
- ✓ Beautiful, Luxurious - Industry-leading aesthetics, luxurious, superior weather protection. Proven globally in iconic buildings, extreme climates and luxury homes.
- ✓ Easy to live with - Designed to last and proven. AB-38 is built with the best profiles, most reliable hardware and durable colour finishes. Easy to use and with only routine cleaning required.

## FEATURES & BENEFITS OF AB-38:

### Minimalist Styling

You can integrate AB-38 into your minimalist design without compromising on robustness. The slim aluminium sightlines add visual quality in terms of the connection with the exterior, improving overall aesthetics.

### Embrace Natural Light

The design of AB-38 folding door system is all about allowing maximum light into your space through large glass panels, offering ultra-slim sightlines (88mm aluminium face width, sash to sash). If you're looking for an eco-friendly way to keep your space bright, AB-38 is an ideal choice.

### Spectacular Performance at All Fronts

The system achieves top performance in terms of air permeability (class 3), watertightness (8A) and wind load resistance (class 2), offering an all-round reliable solution. There are also enhanced levels of burglary protection, with quadruple latches, 3-point locking and a special anti-lift mechanism.

### A Folding Door System that Raises the Bar

The AB-38 sets a new standard for thermally insulated folding door systems. Whether you want to install a new one or upgrade an existing system, AB-38 is a fantastic solution. It's top performance and unmatched aesthetic appeal tick all the boxes.

# PRODUCT REVIEW

## AB-38 BIFOLD DOORS - THE SLIMMEST BIFOLD DOORS IN THE UK

There are many slimline bifolding doors available but if you're searching for the slimmest bifold doors available in the UK, the AB-38 bifold door is in a class of its own.

With an incredible 88mm glass-to-glass sightline where the door panels meet, these beautifully engineered aluminium doors let in more natural light, give you more glass, and bring a cleaner, more refined look to your home.

Whether you're replacing dated patio doors or designing a contemporary new extension, the AB-38 delivers the style, performance, and precision that define a truly high-end bifold system.

## Why choose AB-38 Bifold doors?

The AB-38 comes extruded by Alumil, who are a global systems company with a presence in most countries. Alumil's reputation is extensive, and their products are installed in famous landmarks and buildings. You will find their products specified by Foster and Partners, fitted in Google's headquarters and their residential windows and doors fitted for high-end homes, new build flats and apartments.

Every component has been engineered for strength, security, and long-term reliability while maintaining minimalist sightlines that make your home feel brighter and more connected to the outdoors.

- 88mm glass-to-glass sightline - more glass and less visible aluminium.
- Excellent U-values from just 1:1 W/m<sup>2</sup>K, saving money on your energy bills.
- Panel sizes up to 1.3 m wide or 3.5 m high, giving you fewer folding panels.
- Effortless folding action, thanks to sophisticated quadruple rollers promising smooth, balanced operation.
- Matching single and double doors, also the UK's slimmest with a mere 44mm door sightline.
- Durable and secure, with AB-38 bifold doors tested for air, water and wind resistance.



## THE SLIMMEST PATIO DOORS IN THE UK

At Windows in the Lakes, we work with the UK's best manufacturers to give you the same ultra slim patio doors. The AB-38 can be configured to create single or double door and French Doors with side panels. Such is the versatility of the system, that these doors are slimmer than regular residential entrance doors and are capable of larger sizes too.

Where other doors require side or top panels, AB-38 doors comfortably go up to 1300mm wide, or even 1500mm wide, depending on the height. This does away with additional sightlines and gives you bigger glass and less visible aluminium. Even better, matching single and double doors are fantastic for larger homes, complementing the bifolds with identical sightlines, hinges, hardware and aluminium profiles.

The benefit in your home is a consistent, elegant look for side doors, dining room or study doors. We can even create bedroom doors opening inwards behind a Juliet Balcony.

There's nothing else on the market that combines such slim profiles with ability to go as wide or as tall..

Whether as part of a full glazing package or a standalone feature, the AB-38 range creates a cohesive, design-led finish across your entire property.





# AB-60 PREMIUM BIFOLDING DOORS

(SMARTS SYSTEM)



Flawless operation, every time.

Redefining home living; Creating seamless connections between the indoors and outdoors.



**The AB-60 Premium Bifold Doors collection** is one of the most popular bifolds currently on the market, providing an elegant and modern look in all styles of home. If you're looking for a bifold door that has cool contemporary stylings while maximising the ingress of natural light, the AB-60 is most certainly The One.

## **Premium materials and top-quality service.**

All our suppliers windows and doors are designed and manufactured at their state-of-the-art factory. They use only premium-quality aluminium which is inherently strong, weather-resistant and thermally-efficient. Using the latest cutting-edge machinery, we can fabricate a bespoke range of aluminium windows and doors for your next project. For customised casement windows we can create a range of sizes and styles to suit both modern and more traditional projects.

Expertly crafted from premium-grade aluminium and protected with a professionally applied colour finish, the AB-60 is built with the best possible materials and components. Aluminium is widely regarded as the most suitable material for bifold doors, without the thermal expansion and unreliability of UPVC Bifolds.

# HOME PROTECTION.

Every detail of the AB-60 premium Bifold door is designed with safety and security in mind, and for everyday family living, alongside our anti-finger trap gaskets, our AB-60 premium bifold door provides the following additional product features to protect your home.

- High security multi-point locking systems to the main door.
- Glass secured from the inside.
- Strong and secure frames.
- Robst and secure door hinges.
- Top and bottom locking to intermediate doors.
- Magnetic door keeps.



# THERMAL PERFORMANCE.

With extensive insulation within the profiles and combined with high-specification safety glass, AB-60 Bifold doors promise low U-Values and excellent thermal performance.

- ✓ Reduce heat loss and solar gain
- ✓ Help lower your energy bills
- ✓ Create more comfortable rooms
- ✓ Upgradable to better performance
- ✓ Optional intermediate panel locking



# CUSTOMISATION OPTIONS

We can help you personalise your new AB-60 premium bifold door to your precise sizes, colour, glass requirements and accessories.

- ✓ Single or dual colours
- ✓ Textured or metallic finishes
- ✓ Choice of contemporary or traditional handles
- ✓ Glass solutions for enhanced security, shading or privacy
- ✓ Standard or low threshold options
- ✓ Corners, gable windows above or matching doors and windows



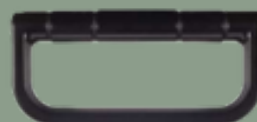
**Handle**



**Hinge**



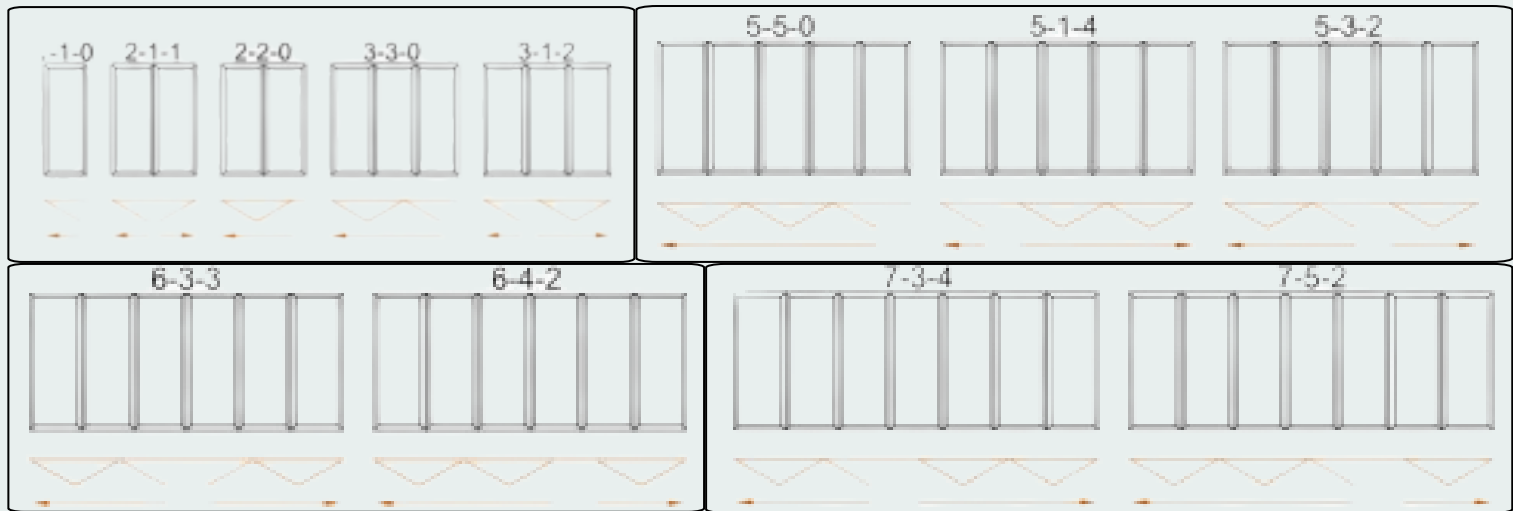
**Bottom Roller**



**Pull Hinge**



## Configuration Examples



### AB-60 AT A GLANCE...

- ✓ Excellent thermal performance - With U-values from around 1.4 W/m<sup>2</sup>k (depending on glazing)
- ✓ PAS 24 / Secured by Design options - Giving high security and peace of mind
- ✓ Flush thresholds and low sills - Making transitions smooth accessible
- ✓ Support for up to 14 panels - with both inward and outward folding configurations
- ✓ Custom finishes & dual colour options - Plus optional heritage grid styling
- ✓ Weather-resistant, low maintenance aluminium, built to last in UK conditions.



### KEY FEATURES OF THE AB-60:

#### Unique Features

We've taken the UK's leading bifold door system and enhanced it to make it even better, and packed with exclusive features. Better, stronger, more secure, more capable and even better in your home.

#### Better Design

We've used our engineering know-how to improve AB-60 to an impressive 3.0m high per panel. Even better, should the door ever need adjustment the glass does not need removing.

#### Slimline Aesthetic

With a 120mm sightline where the door panels meet, you benefit from more glass, less visible frame and a sleeker bifold.

#### Security promise

Premium quality multipoint locking, robust luxurious handles and PAS24 security tested. Complete peace of mind

#### Luxurious Detailing

Every detail of the AB-60 is designed to look beautiful yet functional. Hidden Trickle Ventilation, adjustable hardware, matching single or double doors, architectural designer handles, designer textures and more, all unique to the AB-60.

#### Faster Installation

AB-60 Doors are designed to fit fast in your home with minimal disruption. Exclusive fitting advantages mean you'll enjoy your new bifolds faster.

#### Matching Doors

All the design and benefits are available for single or double doors. Matching throughout with slim frames, identical handles and hinges and sightlines, standard or flush thresholds.

# PRODUCT REVIEW

## AB-60 BIFOLD DOORS - A UNIQUE, HIGH PERFORMANCE DOOR FOR YOUR HOME.

Bifold doors remain one of the most popular ways to connect your home and garden. Slim frames, wide openings, and a contemporary look make them ideal for everything from modern new builds to traditional homes looking for more light and space.

But not all bifolds are the same. Many homeowners find themselves comparing doors that, on paper, look almost identical. That's where the AB-60 bifold door stands apart. AB-60 uses Smart Systems extrusions but is unlike the standard product many other installers use.

At Windows in the Lakes, we recommend the AB-60 to homeowners who want something better – a bifold door that has been re-engineered and enhanced from one of the UK's best-selling and reliable bifold systems. The result? A door with slimmer lines, bigger size options, more detail, and better long-term performance.

## Designed for long term peace of mind.

One of the frustrations with many bifold doors is adjustment. Over time and depending how often it's used and whether in a residential or commercial setting, any bifold may need fine-tuning. With most systems that means taking the glass out – a time-consuming and risky process.

The AB-60 solves this. Adjustment is built into the top and bottom of the door, so glass never needs to be removed. This protects the frames, glazing, and finish, while making any future maintenance simple and stress-free.

Another common compromise with standard bifolds is the floating mullion – a bulky section of frame needed when an even number of panels, 2, 4, 6, all slide and fold in one direction. This adds noticeable bulk to the edges of your bifolds where they meet the frame. The AB-60 has engineered this out, keeping the sightlines slim and uninterrupted.

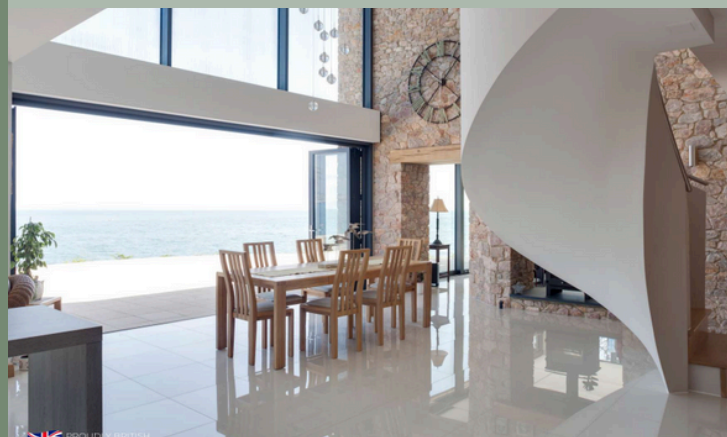


## PREMIUM DETAILS YOU'LL NOTICE EVERY DAY.

With the AB-60, it's not just about size and performance – the finishing touches are equally important. Every detail has been thought through to give you a bifold that looks as good as it performs:

- Architectural-grade handles in textured, knurled, or metallic finishes.
- Trickle vents built into the sash – no bulky head vents spoiling the lines.
- Colour-matched gaskets in black, grey or white.
- Low and flush threshold options for smooth transitions.
- Corner and open-corner configurations for spectacular openings.
- Matching single or double doors so side entrances and Juliet balconies can share the same sleek look.
- 

These are details you won't find on standard bifold systems, but they make all the difference in day-to-day use. And the AB-60 uses only premium grade aluminium, and an advanced powder coated finish that is certified to the international Qualicoat Standard.





# GB-49 SLIMLINE BIFOLDING DOORS

(CORTIZO SYSTEM)



Slim, Elegant and Engineered to Perform.

Designed for modern living environments where maximum glazing, architectural style and durability matter.



**The GB-49 Bifold Door** is a refined, high-performance system built for large openings, elegant sightlines, and exceptional usability in premium homes and commercial spaces and expertly-crafted by our British manufacturer.

- **110M Mullion Sightline**
- **Excellent Thermal Performance**
- **Contemporary Styling**

The GB-49 is our tried and tested bifold solution for all types of projects, with reliability and dependability built in. Slim frames, durable bifold hardware, premium locks and easy to use. With options for oversized door panels up to 1200mm wide and 3000mm tall, the GB-49 delivers stunning architectural impact while maintaining smooth operation and thermal efficiency. Its balanced aesthetics and high-level engineering make it ideal for opening up homes, extensions, or even commercial spaces to the outdoors.

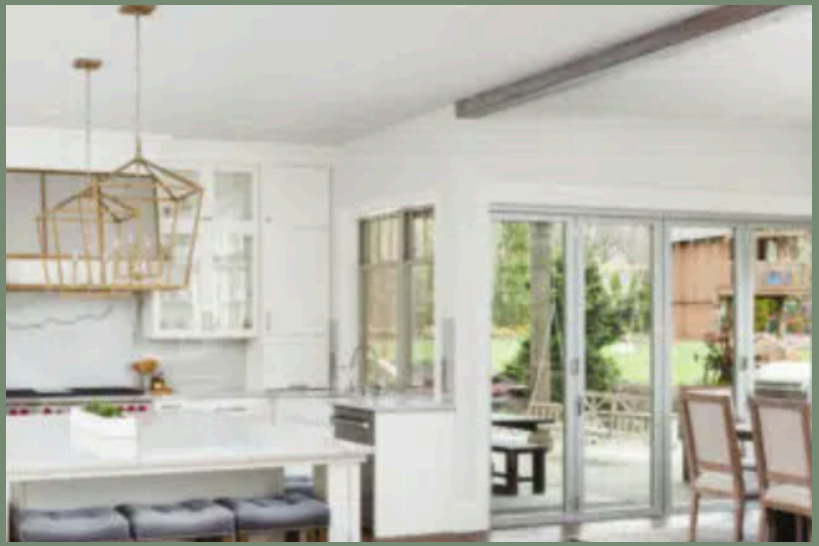
Advanced weather seals, 28mm to 48mm double or triple glazing, latest generation thermal performance and great design, promise a cutting-edge bifold, designed for everyday use.

## SLIM 110 MM SIGHTLINES.

Maximise light and views with slim central profiles that deliver a clean, contemporary appearance, more glass and less frame.

## IMPRESSIVE THERMAL PERFORMANCE.

Triple glazed, GB-49 Bifold doors go as low as 0.8Wm2K U-Values and double glazed down to 1.4 or less.



## SMOOTH BALANCED OPERATION.

High-specification double bearing rollers with built-in stabilisers deliver one of the best movements, with a smooth and near-silent operation, even at the widest or tallest panel sizes.

## DURABLE & SECURE

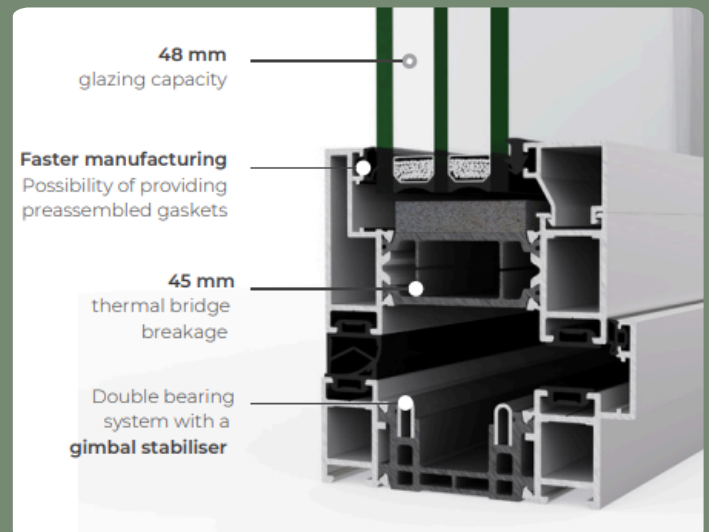
Tested to the latest security standards and with built-in security features, GB49 bifold doors provide peace of mind and proven technical performance.

## LOW THRESHOLD OPTION.

We can custom-design your new bifold doors with standard or flush tracks creating a seamless transition to outside spaces.

## TECHNICAL SPECIFICATION.

- ✓ Configurations - Up to 14 sashes 90 degree corner sash without mullion.
- ✓ Sightlines - 49mm Sash, 110mm sightline.
- ✓ Glazing - Max. 48mm, MIN. 25mm
- ✓ Maximum sash dimensions - Width (L) 1200mm, Height (H) 3000mm
- ✓ Maximum sash weight 120KG
- ✓ Colour - Powder coating, RAL finish standard 7016m, 9005, 9016G available in 150+ RAL finishes textured finish available split colour for interior/exterior wood effect powder coating anodized in aluminium.



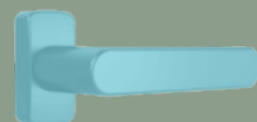
Black



Grey



White



Custom RAL

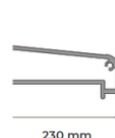
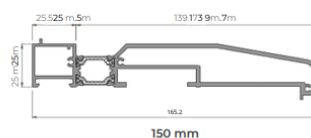
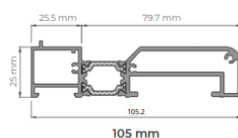
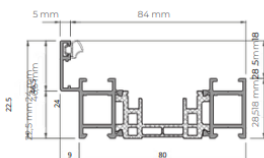
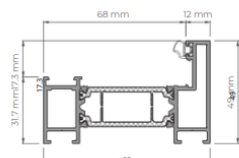


# Configuration Examples

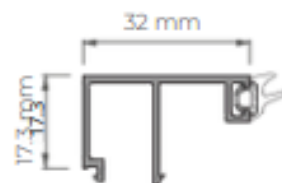
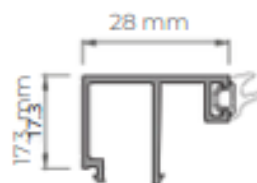
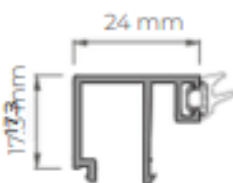
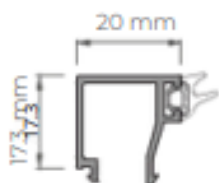
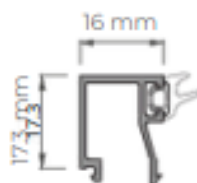
Sash With Gasket

Standard Sill Outer Frame

DRAINAGE SUB SILLS



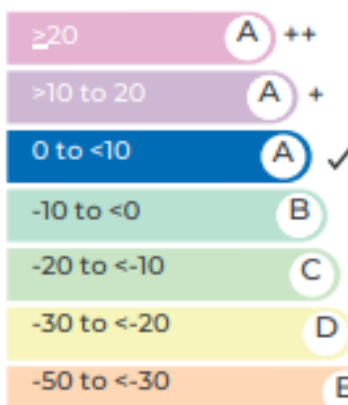
## Glazing beads



## GB-49 AT A GLANCE...

- ✓ Slim sightlines: The central meeting stile measures just 110mm and the side frame face just 89.5mm, giving a cleaner, more transparent look.
- ✓ Large Panel Capabilities: Panels can reach widths up to ~1,200 mm and heights up to ~3,000mm in large-format configurations.
- ✓ Thermal performance: With the correct triple glazing, U-values can go as low as approximately 0.8 W/M2K.
- ✓ Glazing range: Supports glazing units from 25mm up to 48mm depth for double or triple-glazed applications.
- ✓ Security & weathering: Tested to PAS 24 standards, with Class 4 air permeability, Class E750 water resistance and Class C3 wind load rating in certain configurations.
- ✓ Configurations: Available in up to 14 sashes, open-in/open-out, 90 degree corner options without mullions, and both low-threshold designs for seamless indoor-outdoor transitions.
- ✓ Finishes & Customisation: Wide choice of RAL colours, dual-colour finishes, anodising effects and premium hardware options.

## BFRC Rating kWh/(m<sup>2</sup>.yr)



## OPENING POSSIBILITIES



Inward  
Up to 14 sashes

Outward  
Up to 14 sashes 90° corner sash without mullion

## POSSIBILITIES



SECURITY  
HARDWARE



ACCESSIBILITY



## FEATURES

Transmittance		Uw ≥ 0.8 (W/m <sup>2</sup> K)
Acoustic insulation		Rw up to 41 dB
Air permeability		Class 4
Water tightness		Class E750
Wind resistance		Class C3

# PRODUCT REVIEW

## GB-49 BIFOLD DOORS - SLIM, ELEGANT AND BUILT TO PERFORM.

The aluminium bifold door is now a very mature product and there are over forty brands on the market.

The Cortizo Bifold that we offer as the GB-49 bifold door (sold through Windows in the Lakes) combines elegant styling with advanced engineering, giving you a folding sliding system that looks stunning, performs reliably, and lasts for years.

## Why choose GB-49 Bifold doors?

The GB49 is a premium aluminium bifold door designed for modern living. With slim 110mm sightlines, excellent energy efficiency, and smooth operation, it's a proven choice for both replacements and new extensions.

Your new GB49 bifold doors are available with fixed or open corner designs. You can also configure them with a low threshold or recessed track, allowing your internal flooring and exterior slabs or decking to run uninterrupted. It is also ideal for wheelchair users looking for accessibility without the stepover or standard tracks.

Even better, GB49 comes with matching single and double doors. The benefit is for other rooms in your home that need external doors. Made from the same profiles, you can have single or double doors for your utility room, garage, dining room or even an upstairs bedroom, opening in behind a Juliet Balcony. Everything matches, from the frame sightlines to the hardware and the glass sizes.

Colour options are extensive, from popular greys and blacks to textures powder coatings and anodised finishes for bespoke projects. And we can enhance your doors with glass upgrades such as acoustic, laminated or solar control glazing.



## WHY WE RECOMMEND THE GB49

At Windows in the Lakes, we choose only systems that combine great design with dependable long-term performance. The GB49 bifold is manufactured in the UK by one of the most highly regarded aluminium specialists, with enhanced hardware and over-engineered components to ensure a lifetime of reliability.

Even better, our manufacturer retains full records of every door we supply — including drawings, colours, glass sizes, and hardware details. This means that if you ever need service, replacement parts, or adjustments even years down the line, we can provide fast, accurate support. That's peace of mind other suppliers often can't match.







# GUARANTEES

(AS STANDARD)

Phone: 01768 254554

Email: [projects@windowsinthelakes.co.uk](mailto:projects@windowsinthelakes.co.uk)

Website: [www.windowsinthelakes.co.uk](http://www.windowsinthelakes.co.uk)



## Overview

Product	Guarantee Duration
Aluminium & UPVC Frames	10 years
Glass Units	5 years
Moving Parts / Hardware	2 years
Installation Workmanship	1 year
Aluminium Powder Coating	20-year Colourfast Warranty

### *1-Year Workmanship / Installation Guarantee*

Any failure of materials due to faulty workmanship under the terms of this Guarantee will be repaired or replaced at the discretion of Windows in the Lakes for 1 year from the completion of works.

### *Your Investment, Protected.*

Choosing new windows and doors is a significant investment. At Windows in the Lakes every project is structured to provide clarity, security, and protection from the outset.

Our approach combines clear documentation, staged payments, professional surveying, and manufacturer-backed guarantees - ensuring your project progresses only when key milestones are achieved.

### *Our customer protection includes:*

Staged payment structure aligned to survey, production, and installation milestones.

Full professional survey and technical sign-off before manufacturing begins.

Manufacturer warranties on frames, glazing and hardware.

Installation guarantee covering workmanship.

Card payment protections available where applicable.

Our systems and processes are designed to minimise risk, ensure accuracy, and give you complete confidence from first instruction through to final handover.

Full details of our customer protection measures are available on request.

### *Our Lead Times:*

**Aston Architectural / Smarts / Alumil / Residence** - 5-6 weeks from Final Configuration Sign Off.

**Cortizo** - 9-10 weeks from Final Configuration Sign Off.

[www.windowsinthelakes.co.uk](http://www.windowsinthelakes.co.uk)  
[projects@windowsinthelakes.co.uk](mailto:projects@windowsinthelakes.co.uk)  
01768 254 554

Follow us on Instagram



# Glazing Maintenance Guide

## Full Cleaning & Care Guide

### GENERAL CARE PRINCIPLES (ALL ALUMINIUM PRODUCTS)

#### USE:

- Warm Water + pH-neutral detergent
- Microfiber cloths
- Silicone-based lubricant for tracks

#### AVOID:

- Abrasives
- Solvents or bleach
- High-pressure washers
- WD-40 or oil-based lubricants

#### SLIDING DOORS:

- Frames & Glass: Clean with mild soapy water
- Tracks: Vacuum debris, wash, dry, apply silicone spray lightly
- Seals: Warm soapy water only

#### BIFOLD DOORS:

- Frames & Glass: Mild soapy water
- Hinges: Light silicone every 6 months
- Bottom track: Vacuum, clean, silicone spray
- Seals: Warm soapy water only

#### ENTRANCE DOORS:

- Frames & Glass: Mild soapy water
- Hardware: Mild soap only; light silicone on latches every 6 months
- Seals: Warm soapy water only

#### ALUMINIUM WINDOWS:

- Frames & Glass: Mild soapy water
- Friction Hinges: Light silicone on pivots only
- Loks: Light silicone every 6 months
- Drainage slots: Check every 3-6 months

#### FREQUENCY:

- External: Every 1-3 months
- Internal: Every 3 months
- Moving Parts: Every 6 months



#### WEATHER SEALS & GASKETS:

- Warm water + mild detergent only
- Avoid chemicals
- Check seating every 3-6 months

#### ROUTINE MAINTENANCE SCHEDULE (DETAILED):

- External frame cleaning: 1-3 months
- Internal frame cleaning: 3 months
- Track vacuuming: Monthly
- Lubrication: Every 6 months
- Drainage checks: Every 3-6 months

#### IMPORTANT NOTES:

- Regular light cleaning is preferred.
- Abrasives damage coatings
- Tracks must remain free from grit
- Only use silicone-based lubricants
- Report operational issues promptly





# COLOUR OPTIONS

RAL 1000 Green Biege	RAL 1001 Biege	RAL 1002 Sand Yellow	RAL 1003 Signal Yellow	RAL 1004 Golden Yellow	RAL 1005 Honey Yellow	RAL 1006 Maize Yellow	RAL 1007 Chrome Yellow
RAL 1011 Brown Beige	RAL 1012 Lemon Yellow	RAL 1013 Oyster White	RAL 1014 Ivory	RAL 1015 Light Ivory	RAL 1016 Sulphur Yellow	RAL 1017 Saffron Yellow	RAL 1018 Zinc Yellow
RAL 1019 Grey Yellow	RAL 1020 Olive Yellow	RAL 1021 Colza Yellow	RAL 1023 Traffic Yellow	RAL 1024 Ochre Grey	RAL 1027 Curry Yellow	RAL 1028 Melon Yellow	RAL 1032 Broom Yellow
RAL 1033 Dahlia Yellow	RAL 1034 Pastel Yellow	RAL 2000 Yellow Orange	RAL 2001 Red Orange	RAL 2002 Vermillion	RAL 2003 Pastel Orange	RAL 2004 Pure Orange	RAL 2008 Light Red Orange
RAL 2009 Traffic Orange	RAL 2010 Signal Orange	RAL 2011 Deep Orange	RAL 2012 Salmon Orange	RAL 3000 Flame Red	RAL 3001 Signal Red	RAL 3002 Carmine Red	RAL 3003 Ruby Red
RAL 3004 Purple Red	RAL 3005 Wine Red	RAL 3007 Black Red	RAL 3009 Oxide Red	RAL 3011 Brown Red	RAL 3012 Beige Red	RAL 3013 Tomato Red	RAL 3014 Antique Red
RAL 3015 Light Pink	RAL 3016 Coral Red	RAL 3017 Rose	RAL 3018 Strawberry Red	RAL 3020 Traffic Red	RAL 3022 Salmon Pink	RAL 3027 Raspberry Red	RAL 3031 Orient Red
RAL 4001 Red Lilac	RAL 4002 Red Violet	RAL 4003 Heather Violet	RAL 4004 Claret Violet	RAL 4005 Blue Violet	RAL 4006 Traffic Purple	RAL 4007 Purple Violet	RAL 4007 Signal Violet
RAL 4009 Pastel Violet	RAL 5000 Violet Blue	RAL 5001 Green Blue	RAL 5002 Ultramarine	RAL 5003 Sapphire Blue	RAL 5004 Black Blue	RAL 5005 Signal Blue	RAL 5007 Brilliant Blue
RAL 5008 Grey Blue	RAL 5009 Azure Blue	RAL 5010 Gentian Blue	RAL 5011 Steel Blue	RAL 5012 Light Blue	RAL 5013 Cobalt Blue	RAL 5014 Pigeon Blue	RAL 5015 Sky Blue

# COLOUR OPTIONS

RAL 5017 Traffic Blue	RAL 5018 Turquoise Blue	RAL 5019 Capri Blue	RAL 5020 Ocean Blue	RAL 5021 Water Blue	RAL 5022 Night Blue	RAL 5023 Distant Blue	RAL 5024 Pastel Blue
RAL 6000 Patina Green	RAL 6001 Emerald Green	RAL 6002 Leaf Green	RAL 6003 Olive Green	RAL 6004 Blue Green	RAL 6005 Grey Green	RAL 6006 Grey Olive	RAL 6007 Bottle Green
RAL 6008 Brown Green	RAL 6009 Fir Green	RAL 6010 Grass Green	RAL 6011 Reseda Green	RAL 6012 Black Green	RAL 6013 Reed Green	RAL 6014 Yellow Olive	RAL 6015 Black Olive
RAL 6016 Turquoise Green	RAL 6017 May Green	RAL 6018 Yellow Green	RAL 6019 Pastel Green	RAL 6020 Chrome Green	RAL 6021 Pale Green	RAL 6022 Olive Drab	RAL 6024 Traffic Green
RAL 6025 Fern Green	RAL 6026 Opal Green	RAL 6027 Light Green	RAL 6028 Pine Green	RAL 6029 Mint Green	RAL 6032 Signal Green	RAL 6033 Mint Turquoise	RAL 3034 Pastel Turquoise
RAL 7000 Squirrel Grey	RAL 7001 Silver Grey	RAL 7002 Olive Grey	RAL 7003 Moss Grey	RAL 7004 Signal Grey	RAL 7005 Mause Grey	RAL 7006 Beige Grey	RAL 7008 Khaki Grey
RAL 7009 Green Grey	RAL 7010 Tarpaulin Grey	RAL 7011 Iron Grey	RAL 7012 Basalt Grey	RAL 7013 Brown Grey	RAL 7015 Slate Grey	RAL 7016 Anthracite Grey	RAL 7021 Black Grey
RAL 7022 Umbra Grey	RAL 7023 Concrete Grey	RAL 7024 Graphite Grey	RAL 7026 Granite Grey	RAL 7030 Stone Grey	RAL 7031 Blue Grey	RAL 7032 Pebble Grey	RAL 7033 Cement Grey
RAL 7034 Yellow Grey	RAL 7035 Light Grey	RAL 7036 Platinum Grey	RAL 7037 Dust Grey	RAL 7038 Agate Grey	RAL 7039 Quartz Grey	RAL 7040 Window Grey	RAL 7042 Traffic Grey A
RAL 7043 Traffic Grey B	RAL 7044 Silk Grey	RAL 7045 Telegrey 1	RAL 7046 Telegrey 2	RAL 7047 Telegrey 4	RAL 8000 Green Brown	RAL 8001 Ochre Brown	RAL 8002 Signal Brown



COLOUR OPTIONS

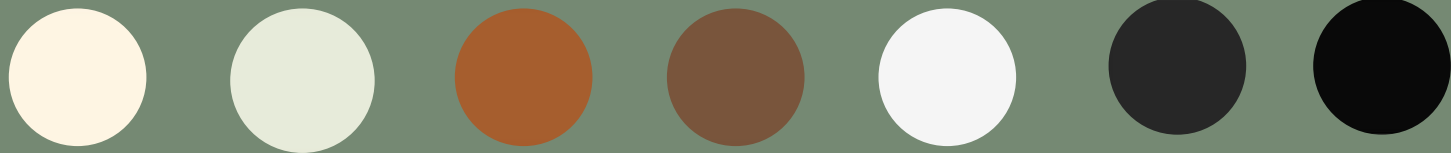
RAL 8003 Clay Brown    RAL 8004 Copper Brown    RAL 8007 Fawn Brown    RAL 8008 Olive Brown    RAL 8011 Nut Brown    RAL 8012 Red Brown    RAL 8014 Sepia Brown    RAL 8015 Chestnut Brown



RAL 8016 Mahogany Brown    RAL 8017 Chocolate Brown    RAL 8019 Grey Brown    RAL 8022 Black Brown    RAL 8028 Terra Brown    RAL 8025 Pale Brown



RAL 9001 Cream    RAL 9002 Grey White    RAL 8023 Orange Brown    RAL 2024 Beige Brown    RAL 9003 Signal White    RAL 9004 Signal Black    RAL 9005 Jet Black



RAL 9006 White Aluminium    RAL 9007 Grey Aluminium    RAL 9010 Pure White    RAL 9011 Graphite Black    RAL 9016 Traffic White    RAL 9017 Traffic Black    RAL 9018 Papyrus White



Images feature: Farm Barn Conversion Extension Glazing with AW-47 Windows and AS-20 Slimline Sliding Doors Carlisle, December 2025.

