



INSTALLATION GUIDE

PASSIVHAUS BRICK SEAL® | 2025/26



1. Area of use:

Passivhaus Brick Seal® is a deeply penetrating water-repellent paste for the protection of masonry following areas:

- Brick
- Natural stone
- masonry
- Concrete
- Other mineral substrates

2. System:

Passivhaus Brick Seal® is a ready to use paste that can be roll, brush or sprayed applied. It penetrates into brickwork, masonry and concrete, where it will cure to a colourless, natural finish, lasting for a minimum of 15 years. Passivhaus Brick Seal® Paste can help improve the energy efficiency of dwellings by reducing heat loss.

3. Materials and tools commonly used:

- Masonry brush to remove any loose mortar and dust
- Dust pan and brush
- Roller, or brush + accessories.
- Empty buckets, water for cleaning of tools.
- Paddle mixer.
- Products: Passivhaus Brick Seal®
- Personal safety equipment: Safety glasses, gloves, helmet, overalls, and masks.



Long haired roller.



Passivhaus Brick Seal.

4. Individual protection:

Consult the Materials Safety Data Sheet prior to application. Avoid direct skin contact when product is in wet conditions. You are advised to wear eye protection, overalls, face fit mask, gloves, and safety wear during application.



Gloves.



Goggles.



Spray suit.



Face fit mask.

5. Preparation:

While Passivhaus Brick Seal® is applied rapidly the successful sealing depends on thorough preparation of the substrate. The following preparation instructions need to be followed.

- Loose mortar, dust and free particles are to be removed with a masonry brush.
- Apply to a dry surface and when no rain is forecast for the next 24 hours. Damp surfaces will affect drying times and penetration depth.
- Passivhaus Brick seal® should not be applied over painted surfaces and is not intended for ground use.
- For successful treatment check all roof and joint connections.
- Hair line cracks up to 0.3mm may be 'bridged' by Passivhaus Brick Seal®, but it may be necessary to fill wider cracks using a suitable cement or lime based mortar.
- Avoid using Passivhaus Brick Seal® on structures containing high levels of salt.
- Always do a patch test.

6. Application:

- Passivhaus Brick Seal® can be applied by brush around windows and doors.
- Larger areas can be covered quicker by roller applying Passivhaus Brick Seal®.
- Check for any areas you may have missed that have not been treated and apply Passivhaus Brick Seal® with a brush.
- After 20-25 minutes Passivhaus Brick Seal® starts to penetrate into the masonry.

7. Storage:

- Store all containers in a dry, frost-free environment between 5 and 35, avoid direct sunlight or contact with a heat source.
- Seal part used containers by pushing down firmly in the centre of the lid when closing to expel air, ensure lid is closed tightly.
- Do not use product from damaged or broken containers.
- Shelf life: product will keep for 24 months from the date of manufacture if kept according to these instructions in unopened containers. See batch number for date of production: ddmmyxx (dd:day/mm:month/yy:year/xx:product code)

8. Disposal:

- Please refer to product SDS information. Please recycle all used tubs.

9. Caution:

- Cannot be applied to damp or wet surfaces
- Organic material must be removed and treated with a biocide.

****Care should be taken to ensure Passivhaus Brick Seal does not splash onto glass, paintwork, plants etc. Any splashes should be cleaned with warm soapy water****

10. Gallery:



Roll applied.



Brush applied.



Beading effect.

Precautions:

Consult the Materials Safety Data Sheet and the material compatibility sheet prior to application. Always work in well-ventilated areas. Avoid direct skin contact when product is in wet condition. You are advised to wear eye protection, face mask, gloves, and safety wear during application.

Further advice:

This advice is based on the experience of the Intelligent Membranes® for further information, please contact our head office. Product sheets, safety data sheets and independent test reports are available on request.

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