Introduction

The technique instructions given here include the tricks that we use here at Real Good Toys in assembling dollhouses. Sometimes a procedure is broken down into individual steps that are incomprehensible individually, but are part of a scheme that makes sense all together. These instructions may seem a bit lengthy right now, but we have taken the care to make sure every-thing is covered in them. Please take the time to read them thoroughly and to completely understand every step before you go into construction of your house. This will make your experience an enjoyable one and insure that your house will turn out as beautifully as we designed it. Your satisfaction is extremely important to us at Real Good Toys.

You may have chosen finishing touches (wallpaper, wiring, carpets, siding) that you plan to include in your house. Plan ahead to determine at which stage in the assembly of your house such things may be most easily added.

We recommend that you try a dry run for each section before final assembly, to check parts, to see how they locate and to understand the assembly. Then you can comfortably start out again, following the instruction steps - this time - using glue and nails. This dry run will help you avoid mistakes. In the dry run steps, you will understand the overall plan of your dollhouse and how it will work for you. You may decide to put the stairs on the right or left depending on where the house will be displayed (easily done now by just flipping the middle floor panels over).

Finally, as you go along, don't hesitate to stop working on your house for any reason. This house will last you a lifetime. It is too worthy to rush.

Supplies, Tools, Tips and Techniques

A. Nails. For the house body, 1" panel nails (also called "ring nails") are the best fastener. These are available at any hardware store. They are usually colored and are made specifically for attaching paneling to walls. We have found, however, that they take the place of screws because they are threaded. For the Back Panel ½" brads work best.

B. Whenever possible, mark a butt joint on the panel through which the nail will pass first, then remove the panel and PREPUNCH nail holes from the back side, on center, between marks. This gives a perfectly centered nail in the joint when nailed through hole from the front and reduces "split out" when final nailing and gluing are done. To PREPUNCH a hole, drive a nail through the panel from the back side and then pull the nail back out.

C. Glue. White or yellow glue work best. When applying the glue, squeeze the excess air out of the top of the glue bottle before turning it over. Then when you release pressure from the bottle at the end of a dab or line of glue, the bottle will suck the remainder of the stream of glue back in rather than running it all over your work. Between steps, go back and clean up glue after gluing and nailing. While it is possible to do all the assembly of this house with white or yellow glue, hot melt glue works quite well in assembling the stairs.

D. Masking Tape. 3/4" high-quality masking tape may be stretched over an irregular joint for the best possible clamp. Use at least two pieces of tape for each joint. Don't be stingy with the tape. 1. Begin as far away from the joint as possible so the tape will adhere well. 2. Stretch the tape almost to the breaking point as you adhere the tape across the joint being glued. 3. Adhere the tape well beyond the joint so it will hold until the glue is dry. Tape should be wrapped around edges of plywood for the best holding power.

E. The stair, window and door holes have rounded corners which must be squared. Use a knife, file, or very find bladed saw and work from the surface inward on both sides to avoid "split out".

F. Sandpaper. Use 100 or 120 Grit. Sand off any rough edges before assembly.

G. Hammer. Some people prefer tack hammers. Sand the striking surface to reduce bending nails. Push ½" nails through a 3 x 5 card or hold with tweezers to start.

H. Brad Pusher or Pliers give more control for small nails than a hammer, and without impact. Set nails the last little bit with a nail set and hammer after the glue is dry.

I. A Utility Knife with a new sharp blade is safer and easier to use than a jack or kitchen knife for trimming, customizing and cutting.

J. Quick Clamps (spring clamps) or large paper clips may be handy for holding things while gluing as well as masking tape.

K. A Paintbrush in a water cup may be pinched dry and used to wipe up excess glue.

L. We have found that sometimes assembly is easier with two people. So, try to have someone around to give you a hand when you need it.

M. Finally, be sure to follow the instructions exactly when they require keeping things "Square". It is VERY IMPORTANT. If you don't quite understand how to do it, ask someone who does.

#333 FRANKLIN STREET

Parts List

Back	(1/8 x 15-7/8 x 30-3/4)
Front	(3/8 x 15-7/8 x 27-3/4)
Door	(3/8 x 3-9/32 x 7-11/32)
2 Floors	(3/8 x 9-7/16 x 15-7/16
Top Front	(3/8 x 1-1/4 x 15-7/8)
Bottom Front	(3/8 x 1-1/2 x 15-7/8)
2 Floors(Stair Hole)	(3/8 x 9-7/16 x 15-7/16)
2 End Roof	(1/4 x 9-15/16 triangle)
2 Face Roof	(1/4 x 15-7/8 trapezoid)
2 Sides	(1/4 x 9-7/16 x 30-1/2)
3 Dividers	(1/4 x 3-7/8 x 9)
2 Hinge Blocks	(1/4 x 1-3/8 x 9)
Front Ledge Molding	(17-1/2)
Right Ledge Molding	(10-3/4)
Left Ledge Molding	(10-3/4)
Second Step	(3/4 x 1-1/4 x 4-1/2)
2 Die Cut Sheets	
4 More Hinge Blocks	
Key Stones	
First Step	(3/4 x 2 x 5-1/2)

PACK A:
- 12 3/8 #3 Screws
- 8 3/8 #18 Nails
- Hinge and Knob
- 2 Latch (fold)
- 2 Latch (peg)
- 3 Hinge
- 20 Med. Brackets
- 2 1-7/8 Rails
- 4 1-3/4 Posts
- 2 Chimney Caps
- 4 Chimney Stax

PACK B: Door Trim
- 4 7-9/16 Door Side Trim
- Interior Door Top Trim (4-5/16)
- Flair, Exterior Door Top
- Threshold (1/8 x 3/4 x -11/32)

PACK C:
- 5 2-17/32 x 4-7/8 Plexi
- 2 4-3/4 x 4-7/8 Plexi

PACK D:
- 14 4-3/4 Window Side Trim
- 7 4-3/4 Mullion

PACK E:
- 4 4-3/8 Rails
- 5 Window Bottom Trim (3-5/16)
- 5 Flair Top Window Trim (3-3/8)

PACK F: Upper Window Horizontal Trim
- 4 5-5/8 Interior
- 2 5-1/4 Exterior
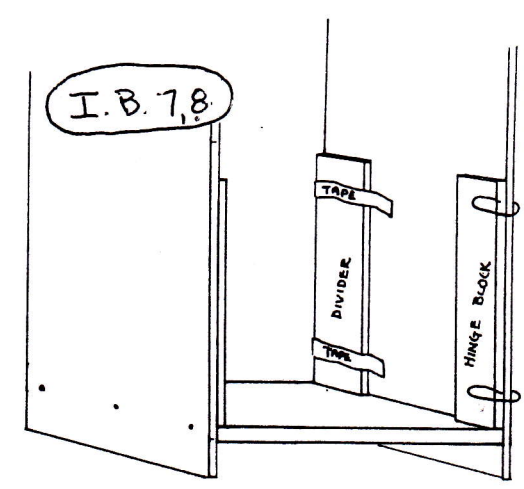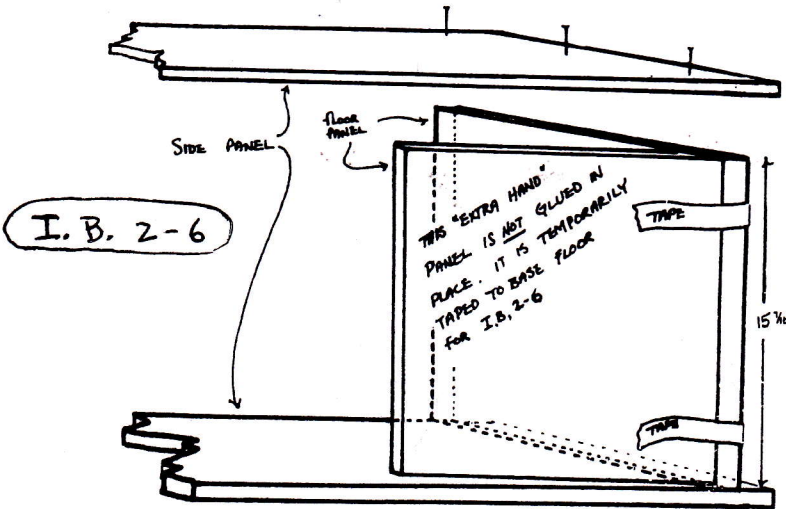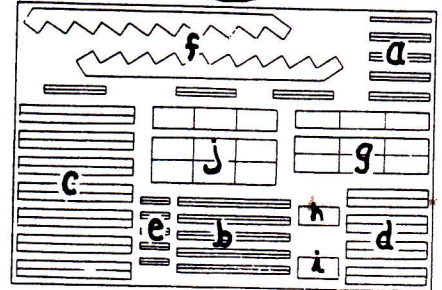- 2 Flair Exterior Top

2 Chimney Blocks

I. HOUSE BODY

A. Parts: 4 floors (2 with routed stairway holes)(3/8 x 9-7/16 x 15-7/16), 2 side panels (1/4 x 9-7/16 x 30-1/2), 1 back panel (1/8 x 15-7/8 x 30-3/4), 1 bottom front strip (3/8 x 1-1/2 x 15-7/8) and 1 top front strip (3/8 x 1-1/4 x 15-7/8).
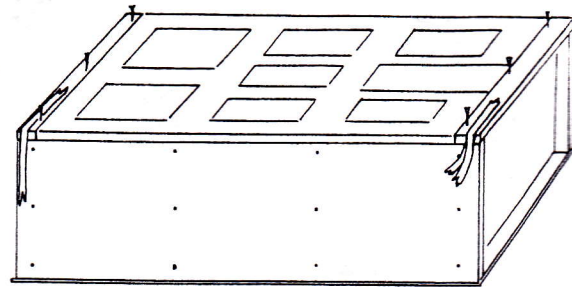
B. Assembly

See Illus. 1. Draw a line 1-1/2" from the bottom edge (9-7/16) on the inside face of one side panel. Use bottom front strip as spacer.

See Illus. 2. Select the unrouted base floor (note that any undesirable floor surface aimed down here is hidden forever) and draw its thickness below the line. Drawn above.

See Illus. 3. Prepunch 3 nail holes centered between lines and at least 1" from edge of side panel.

4. Put line of glue between lines on side panel.

See Illus. 5. Nail through prepunched holes into floor panel. Make sure floor panel matches drawn lines.

6. Lay unit on side panel, floor sticking up, and repeat 1 through 5 with the other side panel. Use another floor for an "extra hand" in supporting the side panel.

See Illus. 7. Glue 2 hinge blocks in place flush with front edge of side panel and tight to base floor. (Use large paperclips or quick clamps to hold in place.)

See Illus. 8. Tape 2 dividers (1/4 x 3-7/8 x 9) in place at back edge of side panel, tight to floor.

IIA DIE CUT SHEET   III STAIRS

I.B. 2-6

THIS "EXTRA HAND" PANEL IS NOT GLUED IN PLACE. IT IS TEMPORARILY TAPED TO BASE FLOOR for I.B. 2-6

I.B. 7,8

9. Trim corners of stair hole of 2nd floor (routed). Put a thin line of glue on both 9-7/16 edges of 2nd floor.
10. Slip in place on top of hinge blocks/dividers, spread sides to avoid glue smear, stair hole is normally at left rear.
11. Nail 1" in from edge of the side panel into four corners of the second floor. Use straightedge to locate middle nail.
12. Repeat steps 7 through 11 for 3rd floor (routed stairway hole directly above the other).
13. Repeat 7 through 11 again for top floor (unrouted).
14. Lay house body face (hinge block) side down, put a thin line of glue on all the panel back edges.
15. Set back panel in position, flush at bottom and sides (top edge will be 3/16 above side panel top edge. Side panels can be straightened and squared by paying particular attention to matching up edges.) Nail in place (1/2" #18 brads).
16. Turn house body over. Glue front bottom strip and top strip into position. Lay front panel in place between the top and bottom strips, then nail top and bottom strips into floor panels. (Leave slight play for front panel. Double tape across front top strip and front bottom strip ends to side panels.)
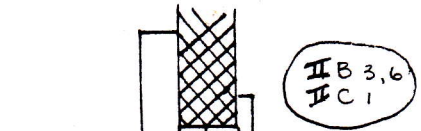
II. FRONT PANEL

A. Parts: front panel (3/8 x 15-7/8 x 27-3/4), door (3/8 x 3-9/32 x 7-11/32), all prepacks, keystones, (2) die cut sheets:

See Illus.
    a. horizontal window liners   f. stair sides
    b. vertical window liners   g. treads
    c. vertical interior window trim   h. bottom stair back
    d. horizontal interior window trim   i. top stair tread
    e. rail verticals   j. stair backs
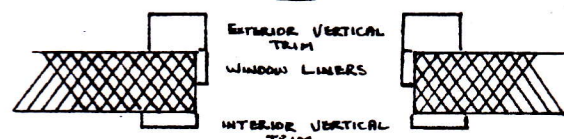
B. Assembly - interior
1. Square off corners of window and door holes.
2. Lay front panel face down on flat work surface.
3. Glue horizontal window liners (die cut part a , 3/16 x 2-9/16) into windows, 2 at top, 1 at bottom. Liners are glued to inside edges of window openings, flush to outer face of front panel, leaving 3/16" window plexiglass space toward inside of front panel.

See Illus.

See Illus.
4. Glue in vertical window liners (die cut part b , 3/16 x 4-3/4). Curved liners may be held while drying with masking tape.
5. Glue vertical interior window trim (die cut part c , 3/8 x 4-3/4) to interior face of front panel, flush with edge of window hole, ends lined up with vertical liners.

See Illus.
6. Glue horizontal interior window trim (die cut part d , 3/8 x 3-3/8) to top and bottom of vertical trim. Check trim with square. (Plexiglass corners can be used to check squareness.)
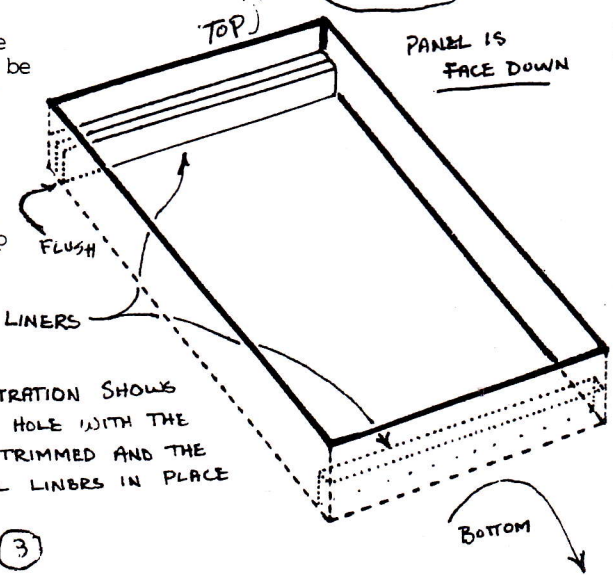
AN EXTRA HINT:
    When you attach the interior window trim (after the liners are in place):
1. Place a window(Pack C) in the hole.
2. Slide it all the way to the bottom of the hole.
3. Attach the vertical interior window trim (Die cut, c.) flush to the edge of the window (window must be able to fit between the trim to be removable) and centered up and down.
4. Attach the horizontal interior window trim (Die cut, d.). Make sure the horizontal trim covers the ends of the window, top and bottom!
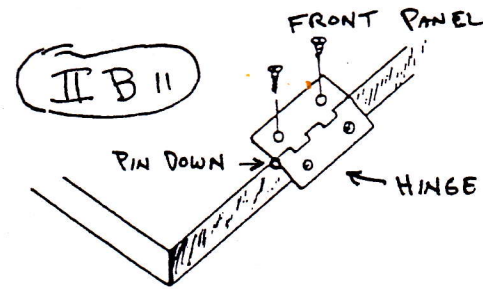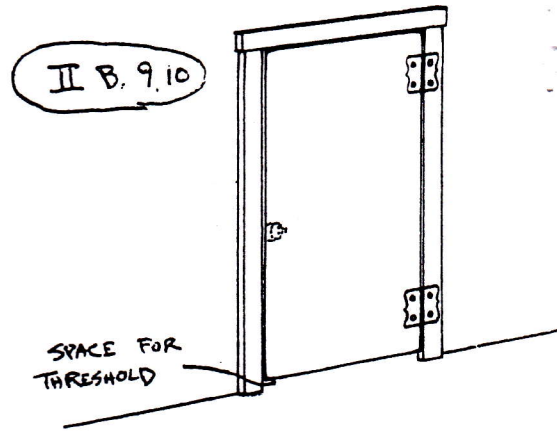

I B. 16

II B 3,6 II C 1

CROSS SECTION LOOKING ACROSS AT WINDOW HOLE

II B 4-5 II C 1

CROSS SECTION LOOKING DOWN AT WINDOW HOLE

II. B 3

PANEL IS FACE DOWN

THIS ILLUSTRATION SHOWS A WINDOW HOLE WITH THE CORNERS TRIMMED AND THE HORIZONTAL LINERS IN PLACE

WINDOW HOLE

PLEXIGLASS

INTERIOR VERTICAL WINDOW TRIM
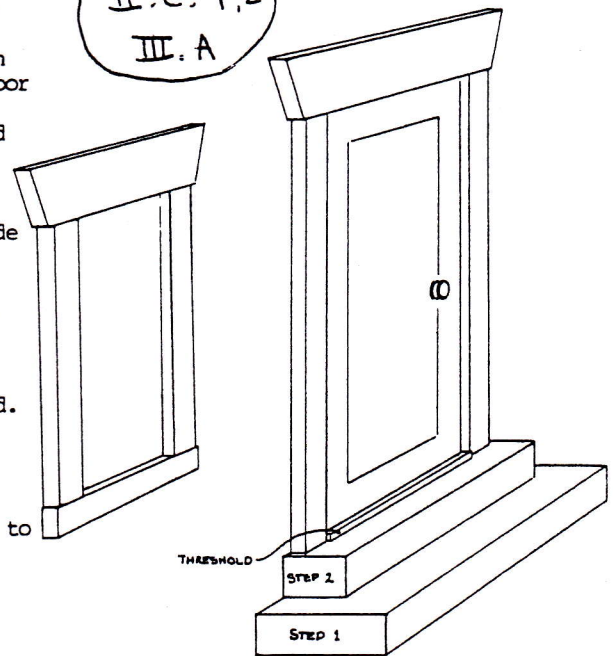
INTERIOR HORIZONTAL WINDOW TRIM

7. Top windows - repeat steps 3 through 6 using die cut sheet part **b** liners for both horizontal and vertical liners. Use horizontal interior window trim (1/8 x 3/8 x 5-5/8) from Pack F.
8. Window plexi (Pack C) may be inserted after construction is completed and is removable for washing. Plexi goes in top edge first, and is removable by lifting and swinging out bottom edge.
9. Door Trim (Pack B)
   - See Illus.
   a. Glue 2 vertical trim pieces (3/8 x 7-9/16) to door sides, flush with opening, flush with panel bottom edge.
   b. Glue 1 horizontal trim piece (3/8 x 4-5/16) across top of opening.
10. Hang door
    - See Illus.
    a. Fold door hinges (Pack A, hinge and knob prepack) over the edge of the door panel interior (undecorated) face. Space hinges 1/2" from top and bottom.
    b. Nail hinges to door.
    c. Turn door over, prepunch hole for knob on opposite edge from hinges, 3" from door bottom. Take care to not go all the way through door panel.
    d. Screw in knob.
    e. Set door in door hole. There will be a slight space at both sides and top with 1/8" extra at bottom for threshold (1/8 x 13/16 x 3-11/32).
    f. Nail through hinges to trim pieces.
11. Front panel hinges (large hinges Pack A)
    - See Illus.
    a. Set hinges pin down on interior face of front panel, pins hanging over right edge (it could hinge either way actually), top and bottom hinges 1" from corners, middle hinge centered.
    b. Prepunch screw holes. Take care to not go all the way through front panel.
    c. Screw (Pack A, 3/8 #3) hinges to front panel.

C. Assembly - exterior
   1. Trim windows. All trim is flush with inside edges of liners. Window vertical trim (1/4 x 3/8 x 4-3/4) and mullions (1/8 x 3/16 x 4-3/4 solid wood) are in Pack D. Top window horizontal trim is in Pack F, regular window horizontal trim is in Pack E. Flair is up for window top horizontals.
      - See Illus.
   2. Trim door. Follow same procedure as interior trim. Glue threshold in hole, flush with panel bottom edge, and flush with interior trim. Door exterior horizontal trim also flairs upward.
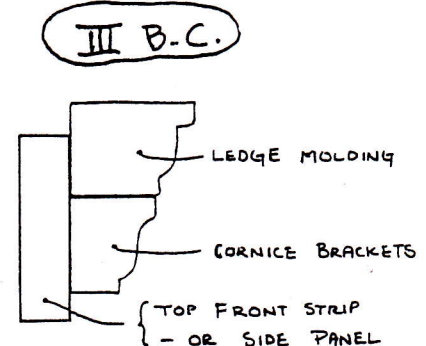   3. Keystones (small die cut sheet) - glue a keystone to each window and door top horizontal, centered.

D. Hang front panel
   1. Set front panel in position on house body, hinges extended along side panel, "play" in fit at bottom of front panel.
   2. Prepunch and screw hinges to side panel. You should mark the screw holes and remove the front panel so you can back up the hinge block while prepunching.
   3. Nail on latches (Pack A) to match top and bottom hinges.
      a. Nail pin half to edge of front panel.
      b. Fold other half over, hook on pin, make sure front is well closed.
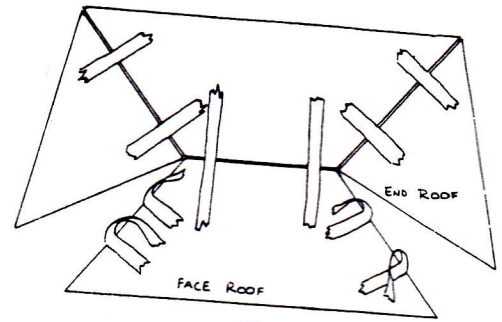   c. Nail other half of latches to side panel (be gentle).

II. MORE TRIM   See Illus.

A. Front steps - Glue front steps (3/4 x 2 x 5-1/2), (3/4 x 1-1/4 x 4-1/2) to bottom front panel, centered below front door.   See Illus.

B. Ledge Molding
   - See Illus.
   1. Glue front ledge molding (17-1/2", 2 miters) to top front strip, centered side to side and 1/4" higher than top front strip.
   2. Glue side ledge moldings (10-3/4, 1 miter) to top of side panels. Miters match with front ledge and are glued to it. Ledge is 1/4" higher than side panel.
   - See Illus.

C. Cornice brackets - glue brackets (5 each side, 9 on front) to sides or top front strip and ledge molding. Glue a bracket at each edge, then center one, then center one in each space etc. until brackets are all on and spaced evenly.   See Illus.

IV. ROOF   See Illus.

A. Parts: 2 face panels (1/4" x 6-1/16" x 15-7/8" base) and 2 end panels (1/4 x 6-1/16 x 9-15/16, triangle).

B. Assembly
   1. Lay 4 roof panels on flat workspace, points of bevels matched and up. Make sure that the point of the roof ends comes right to the "V" of the faces.
   2. Firmly tape across roof face top edge, and tape the roof ends along one side. Fold the pieces up to check fit.
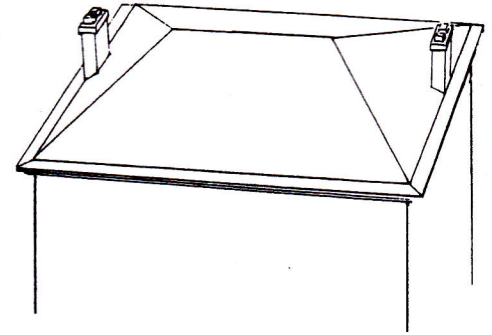
II B, 9, 10

II B 11

FRONT PANEL

PIN DOWN →   ← HINGE

II. C. 1, 2
III. A

SPACE FOR THRESHOLD

THRESHOLD

STEP 2

STEP 1

III B.C.

LEDGE MOLDING

CORNICE BRACKETS

TOP FRONT STRIP - OR SIDE PANEL

3. Turn the taped 4 pieces over and put a line of glue on the matching edges.
4. Fold roof unit up and tape the other edges, clean up, let dry.

C. Chimney - 2 chimney blocks (loose), chimney caps and stax (Pack A).
1. Set roof assembly in frame formed by front and side ledge moldings, and back panel.
2. Glue chimney blocks to roof ends. Use a 3 x 5 card as a spacer from ledge molding while glue dries. Chimney should be just behind line of roof peak.
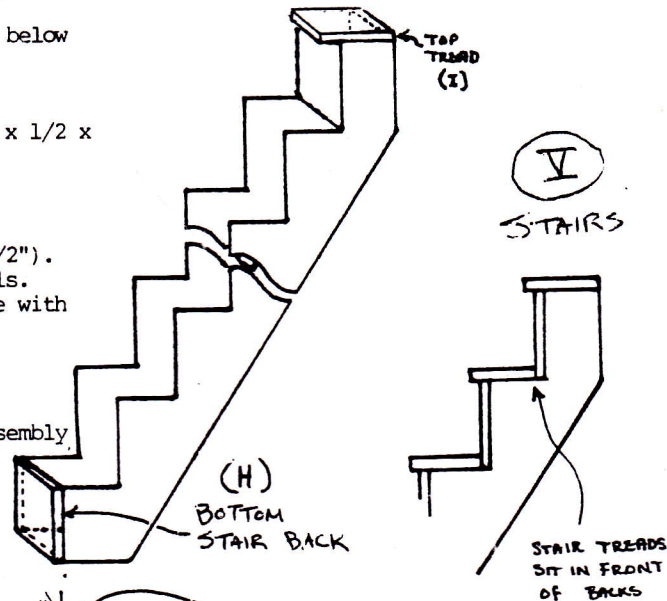3. Glue on caps and stax.

V. STAIRS See Illus.

A. 1. Parts: die cut sheet(parts are identified in order of width - keep groups separate: sides(f), 9 treads 3/4 x 1-7/8(g), 1 bottom stair back 13/16 x 1-3/4(h), 1 top tread 7/8 x 1-3/4(i), 9 stair backs 15/16 x 1-3/4(j).
2. You have two die cut sheets, one for each set of stairs. Each time the instructions say "Let dry" you may catch up with the stair set from the second die sheet.

B. Assembly
1. Glue and tape bottom stair back and top tread to sides, ends of tread and back flush with outer face of sides. Check square.
2. Glue and tape the rest of the stair backs in position.
3. Let dry, then sand the stair side faces for a great fit.
4. Glue stair treads in position. All the overhang should be on the side that will be away from the wall when the stairs are installed.
5. Let dry, then sand edge that will go against the wall to make sure nothing sticks out.
6. Check fit of stairs in stair opening. You should have already trimmed the corners of the hole. Adjust if necessary.
7. When you're ready, glue stairs to wall, and floors above and below stairs. Top tread is flush with top of floor above stairs.

VI. STAIR RAILS See Illus.
A. Parts: rail verticals(from die cut sheet, 5/32 x 1-1/4), 1-3/4 x 1/2 x 1/2 posts(Pack A), 1-7/8 rails(Pack A), 4-3/8 rails(Pack E).

B. Assembly
1. Put a thin line of glue in the grooves of one pair of rails.
2. Stick rail verticals into the groove, spaced evenly (about 1/2").
3. Set the second rail of the pair over the ends of the verticals.
4. Re-check evenness of spacing, check that rail ends are square with each other.
5. Repeat for other rail pairs.
6. Glue 1-3/4 posts to ends of 4-3/8 rail sets. Rails should be centered on posts.
7. Glue a 1-7/8 rail set to one post of the 4-3/8 post/rail assembly at right angles to 4-3/8 rails, also centered on the post.
8. When assemblies are dry, glue in place around stair hole.

VII. DIVIDERS: Dividers may be glued in place wherever you desire, or left moveable.

VIII. FINISH WINDOWS

A. Remove paper from windows (Pack C).

B. Windows can be inserted top edge first into window holes. (Sanding edges is a good idea. Plexiglass can be sharp!)

IX. GOOD WORK!

You have now finished a quality Real Good Toys dollhouse. We have taken great care to give you a product of exceptional value. Should anything be broken or missing write or call and we will take care of your problem promptly. I'm sure you will enjoy this dollhouse for many years.