Congratulations on your choice of a Real Good Toys product. Your kit has been precision made with meticulous care by our craftspeople using carefully selected materials. This Dollhouse will last for years, even generations, if heirloom care and attention is given during assembly. Take your time and read the instructions completely. If you have questions, ask the experts at your local Dollhouse Store or at info@realgoodtoys.com

Before you begin - You have already opened the box and see all the parts organized in boxes and bundles. For the moment, keep them that way. There are important things to do before you open your glue bottle.

Prepare your space: This dollhouse will spread out over a large area while it is being built. You will need a large flat tabletop for the house, several boxes to keep parts organized until they are needed, and several trays lined with waxed paper for holding small parts while you're painting.

A snap-lid box will keep your tools and supplies handy between building sessions.

Preview the Overview (page 3) to plan and organize your build; this helps make it fun and fulfilling.

Measure and identify the parts: The kit is packed in groupings that protect the parts, and that is how the Parts List is organized. As you measure and identify the parts, label them with sticky notes using the names from the parts list, and check them off the parts list so you know you have everything. Taking the time now to identify and organize the parts also makes them familiar so you will understand what the instructions intend as you read ahead.

- Plan ahead so you know where you are going
- Read ahead so you know how to get there
- Paint ahead so the parts will be ready when you need them



Supplies:

Tape measure or ruler, Pencil, Sticky notes (like Postlts®)

Paint: Interior semi-gloss latex paint... Everything gets at least one coat before assembly - get the paint now.

Paintbrushes 1" or 2" foam brushes for each color, 3" foam roller for interior painting

Sandpaper: 320 grit, 3-5 sheets

Glue: Aleene's Tacky Glue for the dollhouse

Masking tape: 3/4" or 1"

Wiring: it's easiest to install some parts during assembly... order wiring supplies now.

Wallpaper paste: Grandmother Stover's or Roman's "Border" Paste

Waxed paper

PostIts®, Aleene's®, and X-Acto® are registered trademarks of their manufacturers and have no affiliation with Real Good Toys

Not suitable for children under 13 years of age California 93120 compliant for formaldehyde phase 2

Customizing? Options for building Real Good Toys' Dollhouses

Exterior:

Exterior Paint Color:

see www.RealGoodTovs.help for suggestions

Accessories:

Gingerbread

Flower Boxes

Stucco Grit

Turnposts and Spindles

Interior:

Wiring

Wallpaper

Interior paint color:

Ceilings

Painted walls

Interior trim

Flooring:

Applied wood, tile, or carpet

Baseboard and Crown



Split Octagonal Shingles for Siding or the Awning

Pine: HOW500 Cedar: HOC350 **Shingle Dye**



Dye1: Reddish Brown Dye2: Dark Grey



A Doghouse for your Dollhouse

Trim and Stripwood: Ideal for window interior trim

Flute24 □ SW16

#5254 Dentil Molding:

J-FK: Baseboard, Crown, Stairside, and Landing





Real Good Toys' Best1 Dollhouse Wiring Set



Extra-Brite LEDs Available in Warm White and Daylight White 12", 30" or 5 meters



E224 Box Lighting

Light-It-UpTM

Extra-BriteTM LEDs will light up your rooms just like the lights in your home do. Along with Light-It-UpTM lighting products they look good, and they fill the room with light.

E226 Valance Lighting



Assembly Tips:

A large, clutter-free, well-lighted work area is helpful during assembly, but a *flat* work surface is essential.

Read the instructions carefully; look at each of the illustrations. !With the parts in your hands!, think the assembly through before you proceed.

Test fit each time you are ready to glue a piece in place... then you'll know you have it right.

If more tape or a helper is needed, it's good to know that before the parts have glue on them.

Don't be stingy with glue or tape; use generous amounts. Always wipe off excess glue immediately.

Keep one damp rag and one dry rag handy all the time. Have weights available for holding things tight as glue joints dry (stacks of books, gallons of pure Vermont Maple Syrup - anything heavy).

Glue the body of your dollhouse together with white, water clean-up glue that dries clear. Do not use instantbond (super glue), fast-tack, rubber cement, silicone, or hot melt glues. They are all used in some wood applications. but they all have some characteristic that makes them undesirable for the body of your dollhouse. Carpenter Glue works well, but glue-smear dries yellow or tan; many of the things you glue onto the house are pre-painted – extra glue will show. I use Aleene's Tacky Glue® for all house body assembly.

Make sure everything is straight and flat as glue dries... That's the shape that will be permanent.

If you Shingle, use glue that doesn't have any water in it! If the glue says "water clean-up", it will curl wooden shingles. Look carefully at the glue you intend to use to be sure it is solvent-based, or use hot-melt glue (and watch out for the burns). Check ingredients and warnings! Solventbased glues say "Caution, Flammable".

If you Wallpaper, use Grandmother Stover's or pre-mixed Roman's "Border" paste. Grandmother Stover's is the finest paste available, acid neutral so it won't turn paper yellow or wiring blue, and it sticks where others won't. Roman's is also excellent quality and is the most convenient of pastes. I use and recommend both. Brush paste on the wallpaper, then the wall, and finally

smooth the wallpaper into position.

Taking things apart: Heat softens glue. If you have to take things apart, warm the part in the oven at 170° for up to a half hour to let the heat get into the joint where the glue is. Don't let it get hotter than you can touch or the paint may scorch. Don't heat window panes.

When glue is drying, skip ahead to up-coming assembly steps and prepare the parts that will be used.

Slideshows, demos, useful links, details, and photos are all at: www.RealGoodTovs.help

Overview of the Build:

Details of each step will be expanded along the way, but lots of folks like to see how it all fits together before they start

Identify and label all of the parts

Paint everything one coat (not edges, grooves, or rooftops) Finish the Floor

Sand everything until the paint is smooth, transparent, and some of the wood is showing through

Clean the grooves

Wiring? Plan your wire runs and prepare slots if needed

Build the housebody (walls and floor)

Second-coat the outside of the Walls

Shingling? Draw shingle guidelines

Optional: finish the wiring

Assemble and finish painting everything else

Finish the outside

Finish the inside

Can I do it differently? These instructions are offered as "best practices" advice, and it is what we do when we build this product. But if you are customizing or have something else in mind, test-ahead to make sure your planning includes everything!

Q: Can I wallpaper before I assemble the doll house?

A: Yes you can (it's your house!) Many experienced builders are advocates of papering before construction - I am not.

My biggest objection to papering first is that you are always too skimpy with glue so none will squeeze out and get on the paper. I try to use the amount of glue that fills the joint, so some will squeeze out in every joint and be wiped up. But wiping glue off of wallpaper leaves a streak, so the temptation is to go skimpy, and the joints aren't as strong.

Second, I can always tell a house that was pre-papered because the corners show a void instead of being continuous (see www.realgoodtoys.help for slideshows about how to crowd the papers together in the corner... you can't do that with pre-papered walls).

Third, I have had to replace paper too often that has gotten damaged by glue or tape during construction... that wastes time and paper (\$) and can make it so you are left deciding whether to replace a damaged paper or letting it slide because you don't have any more of that pattern and you'll have to order it and that takes too much time (running out but then needing another piece is a distressing moment).

Finally, I don't find pre-papering to be faster. By the time I have done all of the extra planning that getting the papers in the right place requires, I have used up any potential advantage. I have great big blacksmith's hands, and papering in a finished house is easy for me.

A. Identify the Parts:

Dimensions are approximate and are for identification only Drawings are not all the same scale

Open one bundle at-a-time.

Measure each part and find it on the parts list.

Label the parts and, as you preview the instructions, group them as they will be used.

Molding Cross-sections

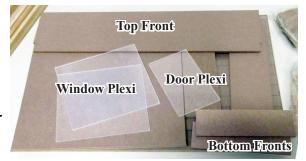
group them as they will be used. (4) J0605 Short Shelf $(3/4 \times 5/32) 63/4$

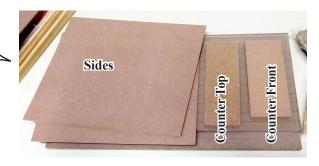
- (4) J0604 Shelf Side $(\frac{3}{4} \times \frac{5}{32}) \times \frac{81}{4}$
- (4) J0603 Long Shelf $(3/4 \times 5/32) 117/8$
- (1) J0612 Window Top ($^{1}/_{2} \times ^{1}/_{2}$ molding) $^{147}/_{32}$
- (1) J0614 Front Base (1/2 x 1/2 molding) 147/32 [
 (1) J0616 Front Ledge (1/2 x 9/16 molding) 117/8 [
- (2) J0620 Top Edge (½ x ½ molding) 93/8
- (1) J0618 Right Edge ($1/2 \times 1/2 \text{ molding}$) $10^{3/4}$ (notched)
- (1) J0619 Left Edge ($1/2 \times 1/2 \text{ molding}$) 103/4 (notched)
- (2) J0615 Window Side $(1/2 \times 1/2 \text{ molding})$ 61/2
- (2) J0609 Door Side (1/2 x 1/2 molding) 63/8
- (2) J0617 Ladder Side (1/4 molding) 81/2
- (2) J0613 Window Bottom (1/2 x 1/2 molding) 47/8
- (2) J0627 Window Plexi 4⁷/8 x 5¹/8 (protective covering)
- (1) J0628 Door Plexi 2¹⁷/₃₂ x 4⁹/₃₂ (protective covering)
- (1) J0594 Top Front ($\frac{1}{8}$) 147/16 x 35/8, inlets
- (2) J0596 Bottom Front (1/8) 51/8 x 15/8
- (2) J0593 Side Wall (1/8) 10³/8 x 9⁷/16
- (1) J0598 Counter Front (1/8) 7 x 21/4
- (1) J0601 Counter Top (1/4) $71/2 \times 2$
- (1) J0595 Awning (1/8) 143/16 x 11/4
- (1) J0633 Back Rafter Support (1/8) 1411/16 x 1/2
- (1) J0634 Front Rafter Support ($^{1}/_{8}$) 14 $^{3}/_{16}$ x $^{1}/_{2}$
- (1) J0635 Rafter (3/8) $3/4 \times 91/4$
- (1) J0626 Top Plexi 97/16 x 147/16 (protective covering)
- (1) J0591 Floor (1/4) 91/16 x 1411/16 (flooring grooves)
- (1) J0630 Poster Sheet
- (1) J0631 General Store Sign
- (1) J0629 Checkerboard
- (1) J0592 Back Wall (1/4) 10³/8 x 14¹¹/₁₆ Bag
- (2) J0621 Ledge Block (3/8) 3/4 x 13/16
- (2) J0622 Counter Side (3/8) 21/4 x 11/2
- (1) J0597 Door Bottom ($\frac{1}{8}$) 29/16 x $\frac{11}{8}$
- (2) J0599 Cloth Bolt Core (1/8) 27/8 x 7/8
- (2) J0399 Ciolli Bolt Cole (1/8) 27/8 x 1/8
- (1) J0600 Checkerboard Core (1/8) 11/2 x 11/2
- (4) J0602 Crate Ends ($^{1}/_{4}$) $^{11}/_{4}$ x $^{11}/_{4}$

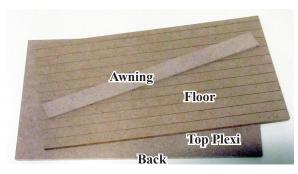
Bag

- (1) J0611 Door Middle (1/2 x 1/2 molding) 23/8
- (2) J0610 Door Top/Bottom (1/2 x 1/2 molding) 23/8
- (6) J0606 Shelf Divider $(\frac{3}{4} \times \frac{5}{32}) \frac{13}{4}$
- (16)J0607 Shelf Support $(5/_{16} \times 1/_8) \times 3/_{4}$, bundled
- (18)J0608 Slats & Rungs (1/4 x 3/32) 17/8, bundled
- (4) J0623 Awning Block (3/4 x 5/8 molding) 1/2
- (1) J0624 Churn (3/4 Dowel) 13/4 drilled
- (1) E3622 Churn Handle (1/8 Dowel) 13/4 Hardware
- (2) E5301 Door Hinge
- (8) E2027 Screw for Hinge











Door Top/Bottom Shelf Dividers

Door Middle

Slats and Rungs

Cloth Bolt Cores
Checkerboard Core

Churn and Handle

Hardware

Awning Blocks

Shelf Supports

B. Painting:

www.RealGoodToys.help has painting and sanding videos

... If you are using Shingles on your build...

Stain the Shingles: Our pro uses Real Good Toys' Shingle Dye when dying the shingles for this house. Batch dye or stain the shingles several days ahead of time so they will be dry when the time comes to use them (instructions are with the shingle dye). If your plan is to paint the shingles, attach them first and let the glue dry thoroughly, then paint the shingles with the house laid on it's side so the paint runs up the shingle instead of down - this allows you to use a dryer brush: less paint, less warping of the shingles, less mess.



Do not stack painted parts - even when they feel dry they will stick and damage each other. Keep them spread out or separate them with waxed paper.

A word about primer: Primer is designed to help paint stick to an impervious surface or to join layers of dissimilar paints. In *this* application, the first coat of paint soaks right into the wood and fills the grain - you *could* do that with primer, but its job of being an interface between different materials doesn't apply here. In *this* application, primer just adds steps and expense. I don't use it here and don't suggest it.

Paint the parts the first coat. The first coat mostly soaks into the wood, filling and reinforcing the grain so the sanding step clips off the fibers and leaves the surface smooth. Resist sanding before painting - it will leave the surface fuzzy and make a smooth finish harder to achieve. The quality of your final finish is dependent on the quality of the sanding after the first coat. Do not go back to re-paint just because the paint has soaked in. Just a bit of paint left on the surface tells you you have put on enough to saturate the grain, which is the right amount. More paint than that will only make sanding harder.

Glue doesn't stick to paint. Avoid painting edges, grooves, and areas that will be glued.

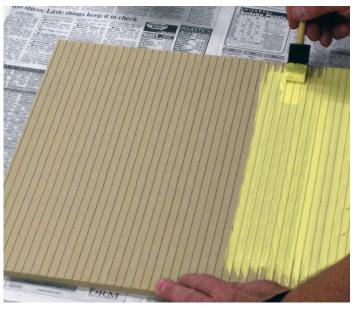
Paint the walls on both faces. Paint the moldings all the way around but avoid getting paint in the grooves.

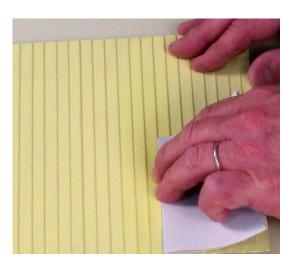
Sand everything. Sand until the paint is smooth and "soft" feeling, transparent, and some of the wood is showing through. Fold the sandpaper as needed to keep it fresh.

Paint the second coat. The Second coat for the outside of the Walls may be done after assembly of the housebody (that's what I do). The second coat goes on smooth and creamy with enough paint on the brush so it is quiet while you are brushing the paint out, but not enough to leave puddles or drips.

Clean the edges and grooves before assembly. A little paint always builds-out the corner of an edge or groove and will make assembly harder and the glue joint less strong. Test the Sides in their grooves to see that they fit well.









Q: How can I prevent glue from getting on the floor after I squeeze a joint tight?

A: Do not skimp on the glue... a little squeezing out tells you that there's enough glue in the joint. Clean up the squeezings with a damp rag followed by a dry rag, and the little bit that remains down in the scoring will shrink back as it dries, and will not be visible.

This issue is one of the reasons it is important to pre-finish the floors before assembly. I know, the finish tries to bead up when you first put it on and it is 'paint-can-runny', but just keep rubbing it out as it loses it's excess moisture and starts to get tacky, and that first coat will eventually behave itself and lay down properly. I like to do the first-coat-rub-out with a crumple of brown paper bag so I can rub vigorously and 'de-shine' the print flooring, but other builders report success with just brushing and brushing until the moisture level gets right. After the finish is dry, do a very light de-shine with a non-woven abrasive pad (like 'Scotch Brite', the green pad you use in the kitchen for stainless steel pots... a used one is just right), and then put on a second coat of finish.

Finish the Floors: The floors need finishing to protect them from damage by tape being removed, by paint or glue, or by normal wear-and-tear during assembly. Wipe off the first coat and, when it is dry, de-shine the surface with a non-woven pad (also called "synthetic steel wool") or a crumple of brown paper bag; then apply more coats.

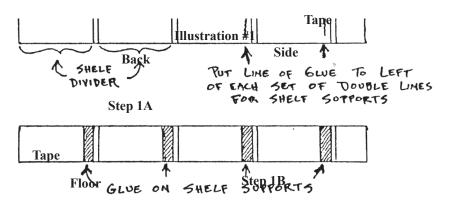
Use enough glue so some squeezes out of every joint. Keep a damp rag and a dry rag handy to clean up excess.



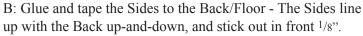
Hloon

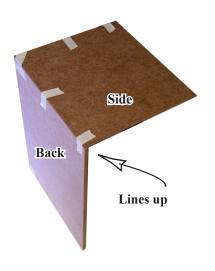
Back

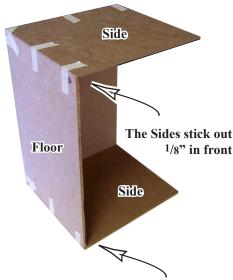
☐A: Glue and tape the Back to the Floor, lined up on the edges; the back overlaps the floor.



Taping: Use enough tape so you can stick it down and still have length enough to stretch the tape on both sides of the joint... then rub the tape down for good adhesion.









2. ASSEMBLE THE DOOR (ILLUSTRATION #2)

A. Locate two door sides, door top and bottom pieces (they're the same), one middle door piece, door window, and door panel

B. Run a bead of glue in the **bottom piece** groove, and in only one of the **middle piece's** groove. Put glue on the ends of both.

C. Put the door panel in the grooves of both.

D. Run a bead of glue in the bottom part of the grooves of the door sides.

E. Attach door sides to the unit described in "C" with the panel in the grooves — squeeze until together, so the glue on the ends of the bottom and middle pieces bonds with the door sides.

F. Slide the **plexi window** into slots on the upper part of the door. (remove the protective covering)

☐ G. Put glue on the ends of the door top piece.

H. Slide the groove over the top edge of the plexi.

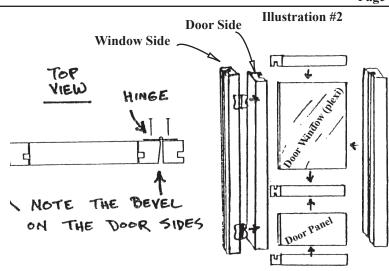
I. Squeeze the door sides so contact is made with the top horizontal ends. Hold together with rubber bands while it dries.

J. The surface of the door should be flat; sand it smooth. The edges should be FLUSH all around.

K. Attaching the hinges.

- K1. Wait until the glue on the door is dry. The hinges can now be attached with the enclosed Screws.
- K2 Use a #0 or #1 phillips driver or the largest phillips in an eyeglass screwdriver set.
- K3. Fold the hinge to an L-shape and hang ½" of it over the left side of the door to make it easier to line up the hinge evenly.
- K4 Screw the hinges so the outside edges on the top and on the bottom are ½" from the edges of the door.
- K5. Set one window side (1/8" longer than the door side) under the hinges next to the door, groove to the outside rear, spaced evenly (1/16") top and bottom, and about 1/32" (folded 3" x 5" card) from the door.

K6 Screw through the hinges into the window side.











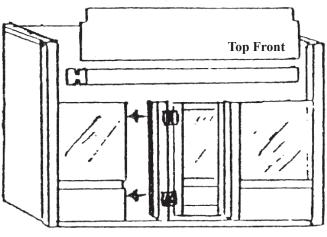


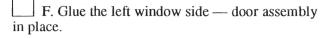




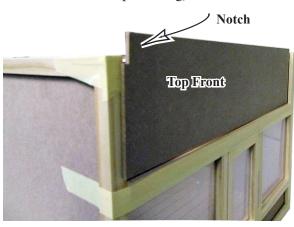


3. APPLY THE SIDE EDGE MOLDING (ILLUSTRATION # 3)	wky in	Top Edge	En
A. When the top edge moldings are proper place, they look like this:	Illustrat	tion #3	7
Test without gluing and then glue. B. The front molding (notched) fits over tedge of the side panels, the notch covers the er of the top molding and the grooves face inward	nd grain		
4. FRONT (ILLUSTRATION #4)		V	Top Edge
Note: All grooved moldings should be set up the grooves offset toward the inside of the maximum and tape. A. Attach the front base molding (147/32") and tape. B. Temporarily tape the window top mo (147/32") between the top corners of both sides as a spacer. C. Glue in place: Bottom Fronts and window bottom moldings (47%") D. Set the windows (47%" x 51/8") in place	in box. , glue lding	Front Base	Right Edge
dimension goes horizontally) (remove the protein and the fight window side (614") in plants.			
E. Glue the right window side (6½") in pl Use a dab of glue on the wall bottom, end of w molding, and bottom end of window side.			Windows have a protective covering which must be removed before final installation
Bottom Front	4		
V	Vindow Bottom		Window Pane





- G. Gluing the window top molding in place.
 - G1. Remove it from the job as a spacer.
 - G2. Put dabs of glue on the top ends of the window side moldings.
 - G3. Put dabs of glue on the ends of the window top molding.
 - G4. Set in place.
- H. Gluing the top front panel in place.
 - H1. Put glue in the grooves of the front edge and window top moldings.
 - H2. Spread the sides to fit the window top molding into position.
 - H3. Even up the fit of all the parts:
 - •Square up the door in its opening and hold it in place with a 3" x 5" card.
 - Check the fit of the window top molding (measure both ends from the box bottom).
 - H4. Tape across the entire front (over the window top molding).







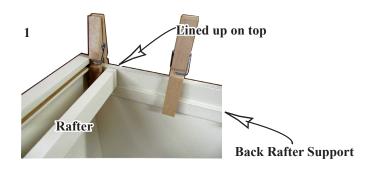
Temporary use of Rafters to locate the Rafter Supports

4F: Attach the Rafter Supports

1. Locate the Back Rafter Support 3/4" below the top edge of the Back using Rafters as spacers. Glue and clamp the Rafter Support to the Back (spring clothes pins are good clamps).



2. Locate the Front Rafter Support ³/₄" below the bottom of the groove using Rafters as spacers. The groove will hold the Top Plexi; the Rafters will live below the Top Plexi and support it... Glue and clamp the Rafter Support to the Top Front.

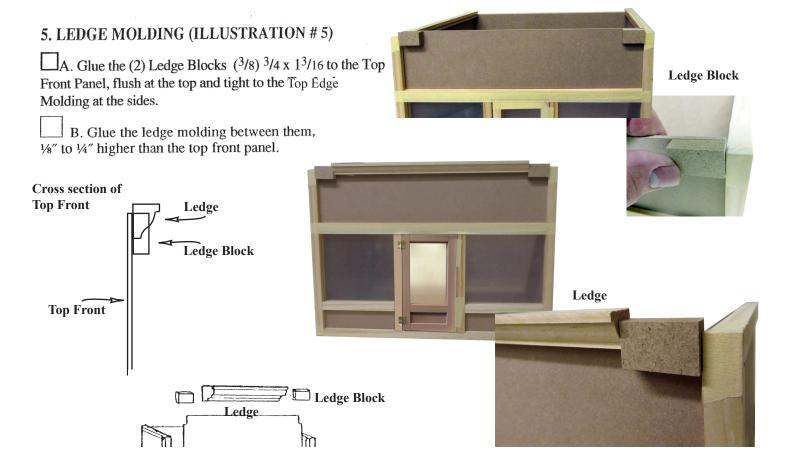








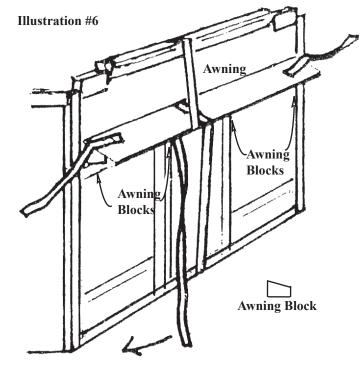
Miniature placement and general access is possible with the Rafters fully installed but painting and renovations are difficult. For this reason, I install the Rafters with beeswax so they can be removed.



6. AWNING (ILLUSTRATION #6)

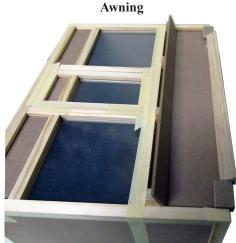
A. Glue the awning blocks into the corner of the top front panel and window top molding, spaced ½" from the edge trim, and one each over the window side moldings.

- B. Glue the awning to the blocks.
- B1. Tape the ends down around the edge molding.
- B2. Slip a long piece of tape up between the wall and the awning, tape it to the awning, one-half twist and tape it to the box base.
- B3. Tape from the top ledge, over the awning and through the door.

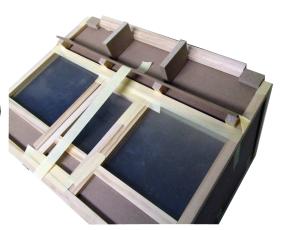




Awning Blocks spaced evenly



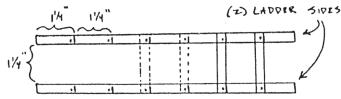
Glue, tape, and press



7. TOP PLEXIGLASS — fits into the grooves in the top edge molding.

Temporary use of the Counter Sides as pressure blocks to hold the Awning tight while the glue dries





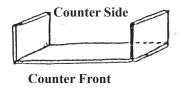
Ladder

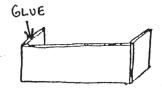
Lay ¼" x ¾" x 8\%" ladder sides next to each other. Get six ladder rungs

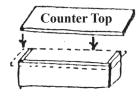
Paint all the pieces before assembly. Make marks from left as shown every 1\%". Put a
dot of glue to the left of each mark as shown by dots in the diagram. Space ladder sides
1\%". Glue on rungs, making sure the ladder is square. Set aside to dry.

Counter Kit

Sand the rough edges. Paint the counter top and counter and the two counter sides before assembling the counter. To assemble the counter, lay the front on a flat surface. Run a bead of glue on one long end of the side pieces. Position on the counter front as shown, making sure the edges are flush. When dry, turn the counter right side up and run a bead of glue along the top edge of the counter. Position the counter top on the counter so that the front and sides of the top overlap the counter evenly. The back edge should be flush.







Shelves

You will need the following parts for the assembly of the shelves:

- (4) shelf sides
- (4) long shelves
- (4) short shelves
- (16) shelf supports
- (6) shelf dividers

Sand the rough edges. Paint all the parts before assembly. Allow at least 24 hours to dry before gluing. Lay the shelf sides flat. Use one shelf and one shelf divider to mark all the shelf sides. Starting from the left, mark the length of a divider then the thickness of a shelf, then a divider, then a shelf and so on until all the sides look like the diagram. Put a small line of glue to the left of each set of double lines (shelf thickness) and glue

Square and tight while the glue dries

on shelf supports as shown. Let the glue dry For this step an extra pair of hands may be necessary - put glue on marked shelf thickness of two sides. Take four short shelves and place ends at marks. Use tape or rubber bands to hold in place. Set aside to dry. Repeat process with four long shelves. Next mark the middle of the shelves top and bottom and glue in three shelf dividers and clamp with rubber bands and tape. Let dry, When these shelves are glued into the store permanently, you can glue in the 4th divider at the bottom and glue each shelf side to the floor. Use a weight until the glue dries. THKKNESS SHELF SHELF LINE OF GWE DIVIDER EACH SET OF DOUBLE SHELF SOPPORTS GLUE ON SHELF SUPPORTS

Checkerboard

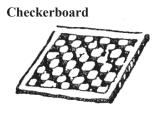
Sand and trim the Checkerboard Core. When you are satisfied with the wood, cut out the printed red Checkerboard and glue it to the surface, centered.

For Checker pieces, punch out red and black dots with a paper punch.

Old Signs

These signs are authentic Vermont Broadsides from the turn-of-the-century. Cut them out and paste them on the wall around your store. You can use transparent markers to color them.

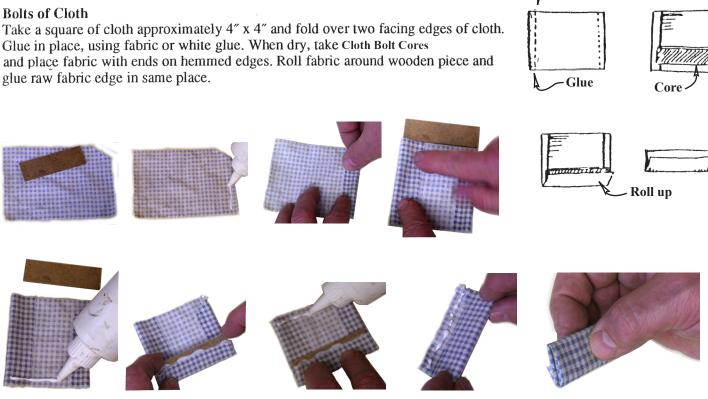
I use them for labels on "Cans" (dowel cutoffs)



Cloth Bolts

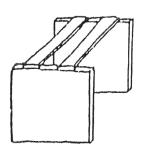
Fold line

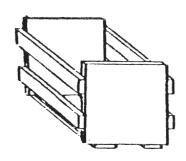
Glue in place, using fabric or white glue. When dry, take Cloth Bolt Cores and place fabric with ends on hemmed edges. Roll fabric around wooden piece and glue raw fabric edge in same place.



Orange Crate Kit

Sand the rough edges. Stain the crate ends and the crate slats before assembling the crate. To assemble the crate, stand crate ends on flat surface in parallel position. Put a dot of glue on the the ends of two slat pieces. Position on the side pieces as shown. Allow to dry and repeat on the other side.







The Churn and Handle

- ☐ Sand the edges of the Churn to bevel the top and bottom
- ☐ Paint the Churn
- ☐ Cut a narrow strip from the long edge of a sheet of paper. Darken the strip with a magic marker.
- ☐ Smear glue on one surface of the paper and wrap it around the Churn to form bands one layer thick plus a good overlap, make several bands. Put a band on the top of the churn handle too.

Decorate the Sign with colored markers. Glue the Sign to the Top Front, centered.

