



# Multi-Family Communities

## COATING SYSTEMS GUIDE







# The benefits of a Sherwin-Williams PRO account.

*Make your busy day easier with mySW.com and the Sherwin-Williams PRO app. You'll be able to:*

- Locate your nearest Sherwin-Williams store
- Order online 24/7
- View statements and pay invoices online
- Check your pricing by account and job
- Find colors and products used in prior jobs
- See store inventory
- Get data sheets
- Save time and get answers to easy questions fast



**mySW.com**

To create a mySW.com profile, simply ask a Sherwin-Williams associate or your rep to create your online profile for you.

To download the Sherwin-Williams PRO app, go to the Apple App Store or Google Play.



# Your single-source supplier for all the solutions that make your job easier.

Like all multi-unit property managers, you need partners you can depend on. So, at Sherwin-Williams, we brought together experts from every corner of our company to lend a hand. With our design specialists, paint advisors, and service professionals, you have the resources you need to make your communities stand out.

With a wide range of high-performance coating systems for walls, floors, roofs and concrete surfaces, we are your single-source supplier for all the solutions that help make your job easier — from capital expenditure projects to maintenance.



## ***Color Marketing & Design Services***

Color design services to help create beautifully coordinated schemes to satisfy your residents or add a splash of color to units for a bold point of differentiation. Exterior photo imaging provides a range of color options to enhance curb appeal and takes the guesswork out of color selection.

## ***Floorcovering Solutions***

More than 130 dedicated Sherwin-Williams Floorcovering Centers offer a complete selection of brand-name options of carpeting, vinyl plank and sheeting, wood and ceramic flooring plus reliable installation and fast turns.



## ***One-Stop Shop***

Find more than just paint. Shop for applicators, tools and equipment to get the job done right.

## ***Sherwin-Williams Representatives***

Your Sherwin-Williams representative is there to support you through every step of every project, from walking the project on-site and assisting with specifications to providing a final Custodian Report that details all of your products and colors for your maintenance records.



## ***Additional Customized Solutions***

- Exceptional color matching accuracy utilizing ColorSnap® Precision technology ensures consistent color throughout your properties and easy touch-up.
- With over 5,000 wallcovering patterns, we offer the most popular styles, colors and brand names.
- A wide selection of horizontal and vertical blinds are available including ready made, trim-to-width, custom special order, vinyl-aluminum, faux wood, vinyl and fabric options.



Sherwin-Williams provides a full range of coating solutions to protect and beautify every area of your multi-family facility. Your local Sherwin-Williams representative can assist in developing specifications for your performance, budget, deadline and VOC requirements.

## Interior Finishes

- A** **Harmony® Zero VOC Interior Acrylic Latex**
- Reduces common indoor odors from pets, cooking and smoke and helps improve indoor air quality
  - Inhibits the growth of mold and mildew on the paint surface

**Recommended Brush:** Purdy Nylox

**Recommended Roller Cover:** Contractor Series Soft Woven

- B** **ProMar® 200 Zero VOC Interior Acrylic Latex**
- Superb durability, hide and touchup

**Recommended Brush:** Purdy XL

**Recommended Roller Cover:** Purdy Marathon

- C** **Extreme Cover™ Interior Stain Blocking Paint and Primer in One**
- Blocks stains like grease, grime, food and cigarette smoke
  - Turn units faster and avoid upcharges by eliminating spot priming

**Recommended Brush:** Contractor Series Nylon/Poly

**Recommended Roller Cover:** Contractor Series Polyester

- D** **Property Solution™ Interior Latex**
- Delivers good hide and a uniform appearance
  - Withstands mild scrubbing and easily touches up

**Recommended Brush:** Contractor Series Nylon/Poly

**Recommended Roller Cover:** Purdy Marathon

- E** **Tuff Surface™ Premium Texture Finish**
- Hides imperfections for long-lasting beauty
  - Knockdown, splatter or orange peel texture
  - Easy application with airless and conventional texture spray equipment

- F** **Pro Industrial™ Water Based Catalyzed Epoxy**
- Resistant to abrasion, impact, corrosion, chemicals, stains, scrubbing and blocking
  - Ideal for public spaces like bathrooms, hallways, fitness areas and locker rooms

- G** **Pro Industrial™ Pre-Catalyzed Water Based Epoxy**
- Durable single-component coating
  - Exceptional chemical and abrasion resistance
  - Long-term durability in high-traffic areas

## Exterior Finishes

- H** **SuperPaint® Exterior Acrylic Latex**
- Outstanding adhesion, hide and color retention
  - Withstands the elements and resists frost, mildew, peeling, blistering and cracking
  - Can be tinted in VinylSafe® Paint Colors—a limited selection of darker colors formulated to resist warping or buckling when applied to a sound stable vinyl substrate

**Recommended Brush:** Purdy XL

**Recommended Roller Cover:** Purdy White Dove

- I** **Resilience® Exterior Acrylic Latex**
- Outstanding hide, coverage and durability
  - Exclusive MoistureGuard™ technology—paint later in the day with less concern about dew or impending rain
  - Can be tinted in VinylSafe® Paint Colors—a limited selection of darker colors formulated to resist warping or buckling when applied to a sound stable vinyl substrate

**Recommended Brush:** Purdy XL

**Recommended Roller Cover:** Contractor Series Soft Woven

- J** **ConFlex™ Flexible Concrete Waterproof**
- Exceptional moisture protection
  - Reduces prep and repair time prior to coating and bridges hairline cracks
  - Fast dry times and easy application

- K** **Loxon XP™ Waterproofing Masonry Coating**
- Powerful stain-blocking formula keeps stains from bleeding through reducing the need for repaints
  - Dependable adhesion
  - Can be topcoated in less time than two-coat systems

- L** **Loxon® Self-Cleaning Acrylic Coating**
- Exterior concrete and masonry coating sheds dirt with rain or water contact to keep properties looking attractive
  - Advanced durability, water-shedding, water repellency and dirt pickup resistance
  - Inhibits the growth of mold and mildew on the paint film

## Interior/Exterior Finishes

- M** **Solo® Acrylic Interior/Exterior Latex**
- Maximizes application and minimizes inventory and labor costs

**Recommended Brush:** Contractor Series Nylon/ Poly

- N** **Pro Industrial™ Water Based Alkyd Urethane Enamel**
- The advanced durability of a urethane
  - Super smooth surface and excellent washability of an enamel and the easy application of a waterbased coating

- O** **SnapDry™ Semi-Gloss Door and Trim Paint**
- Dries in as little as one hour and allows doors to be closed without sticking
  - Resists dirt, fingerprints, UV and weathering

**Recommended Brush:** Purdy Clearcut

**Recommended Roller Cover:** Purdy White Dove

## Primers

- Extreme Block™ Interior/Exterior Primer/Sealer**
- Powerful stain-blocking formula keeps stains from bleeding through reducing the need for repaints
  - Dependable adhesion
  - Can be topcoated in less time than two-coat systems

- Extreme Bond Interior/Exterior Latex Primer**
- Designed to coat hard, glossy surfaces like tile, glass and plastic piping
  - Exceptional adhesion for hard to stick surfaces

- PrepRite® ProBlock® Interior/Exterior Latex Primer/Sealer**
- Adheres to topcoat of slick, glossy surfaces
  - Dries fast and seals out solvent-sensitive stains

- Pro Industrial™ Pro-Cryl® Universal Acrylic Primer**
- Engineered for surfaces where rust and corrosion resistance is critical
  - Water-based alternative to solvent-based metal primers
  - Can be used on bare steel, aluminum, and galvanized substrates





CAULKS AND SEALANTS

General Purpose: Interior/Exterior	950A Siliconized Acrylic Latex Caulk
Kitchens & Bathrooms	White Lightening Kitchen & Bath Silicone Ultra
Exterior Joints	Loxon S1 Smooth Polyurethane Sealant

DECORATIVE CONCRETE — INTERIOR & EXTERIOR

From stampable overlays and textures, color hardeners, solid and semi-transparent stains or dyes and clear sealers, Sherwin-Williams has the concrete coating solutions for sidewalks, patios and driveways that stand the test of time and help you complete your design vision.

UNIFLEX® ROOF COATINGS

Designed to protect original roof systems and help extend the building's life cycle. With up to 90% reflectivity, surface temperatures are reduced resulting in decreased cooling costs and energy savings.

APARTMENT UNIT

Walls	A B C D
Trim & Doors	B M O
Ceiling	E C D

COMMON AREAS

Walls	A B E G
Trim & Doors	F G M O
Ceiling	B C D
Handrails	F G N

DECK AND WOOD FINISHING SYSTEMS

SuperDeck® and WoodScapes® offer the most complete solutions for any horizontal or vertical wood surface. From surface prep to cleaner, clears to semi-transparent and solid color stains, oil-based to waterborne—the job can get done in one day with long-lasting results.

POOL AREA

Pool Deck	J
Handrails	N
Fencing	N

MAINTENANCE GARAGE

Sherwin-Williams provides a full range of products to help you maintain every area of your facility, including: ladders, caulk, power washers, tape, masking paper, sprayers, plastic, drop clothes, sandpaper, brushes, roller covers, rags and cleaners.

BALCONY

Handrails	N
Deck/Floor	J

LAUNDRY ROOM

Walls	F G N
Trim & Doors	F G N

FITNESS CENTER

Walls	F G N
Trim & Doors	F G N

EXTERIOR SURFACES

Body	H I K L
Trim	H I M O

FLOORING SOLUTIONS

Apartment Unit	
• Living Room	Luxury Vinyl Plank
• Bathroom	Sheet Vinyl
• Bedroom	Carpet
Common Areas	
• Entry Way	Carpet Tiles
• Hallways	Luxury Vinyl Tile
Laundry Room	Armorseal Floor Coatings
Fitness Center	Rubberized Sports Flooring

PAVEMENT MARKINGS

Sherwin-Williams has a complete selection of pavement marking solutions including waterborne and solvent-based coatings.





**LET SHERWIN-WILLIAMS PUT 150+ YEARS  
OF EXPERIENCE TO WORK FOR YOU.**

Sherwin-Williams is dedicated to giving you the support you need and the personalized service you deserve—providing the most extensive distribution platform in the industry and products and services that help maximize performance and aesthetics, control costs, and improve application efficiencies. As your single-source supplier for coatings, supplies, flooring, wallcovering and window treatments, Sherwin-Williams helps ensure that deadlines, budgets and expectations are met. On-site delivery and in-stock reliability will help you get the job done faster.

With over 4,300 stores and 2,700 representatives, we provide fast, local service, product recommendations and on-site assistance. Products are readily available at Sherwin-Williams stores every day.

Contact your nearest Sherwin-Williams store or to have a representative contact you, call 1-800-524-5979.

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