

VersEseal Crystal Clear SXL is a clear over-tile waterproofing membrane designed to seal and waterproof tiled balcony and deck surfaces while maintaining the original appearance of the tiles.

The coating is a water-based, fast-drying aliphatic polyurethane acrylic hybrid incorporating self-cross-linking technology. The system includes an adhesion promoter and hardener to improve bonding and durability.

When installed at the specified coverage rate, the coating forms a seamless waterproofing membrane over existing tiled surfaces. The system incorporates a grip additive to provide slip resistance on horizontal surfaces, improving safety on exposed tiled areas.

VersEseal Crystal Clear SXL bonds well to common tiled substrates including glazed ceramic tiles and masonry surfaces, allowing leaking tiled balconies to be sealed without removing the existing tiles.

VersEseal Crystal Clear SXL is available in Gloss, Satin and Matt finishes.

USES

VersEseal Crystal Clear SXL Balcony Waterproofing Membrane is designed for application over existing tiled surfaces to provide waterproofing while retaining the original appearance of the tiles.

Typical applications include:

- Tiled balconies
- Tiled decks
- External tiled walkways
- Repair of leaking tiled balcony surfaces
- Waterproofing over sound tiled substrates where tile removal is not desirable

Loose, lifting, cracked or drummy tiles must be re-fixed using **VersEseal Tile Adhesive** and damaged or missing grout replaced using **VersEseal Flexible Tile Grout** prior to coating.

ADVANTAGES

- Clear waterproofing membrane designed for application over existing tiled surfaces
- Water-based aliphatic polyurethane acrylic hybrid formulation

- Self-cross-linking technology for enhanced durability
- Slip resistance achievable on horizontal surfaces using the system grip additive
- Good adhesion to glazed ceramic tiles and masonry substrates
- Fast drying under favourable conditions
- Resistant to water whitening once fully cured
- Resistant to common household cleaning chemicals and stains after full cure
- Available in Gloss, Satin and Matt finishes

STANDARDS COMPLIANCE

Slip resistance classification P5 in accordance with AS 4586:2013 when applied in accordance with the VersEseal Crystal Clear SXL Balcony Application Guide.

APPLICATION

Health and Safety

VersEseal Crystal Clear SXL Part A is water-based. While generally low hazard, the use of appropriate personal protective equipment such as gloves, eye protection, and protective clothing is recommended during application.

VersEseal Crystal Clear SXL Parts B and C may cause allergic skin reactions and serious eye damage. Appropriate chemical-resistant gloves, eye protection, and protective clothing should be worn when handling these components.

Ensure adequate ventilation during mixing and application.

Please read the full Safety Data Sheet before use.

VersEseal Crystal Clear SXL is supplied as a three-component system consisting of Part A (base coating), Part B (adhesion promoter), and Part C (hardener). These components must be blended prior to application.

Once Parts A, B and C are combined, the product has a usable working time of up to 12 hours depending on temperature and humidity.

The coating is applied in multiple thin coats to achieve a minimum total coverage of 0.5 kg/m², forming a durable waterproofing membrane.

A grip additive is incorporated after the first coat to provide slip resistance on horizontal surfaces. When applied in accordance with the VersEseal Crystal Clear SXL Balcony Application Guide, the system is capable of achieving P5 slip resistance in wet conditions in accordance with AS 4586:2013.

The grip additive is intended for horizontal surfaces only and is not required on vertical surfaces.

Detailed surface preparation, mixing and application procedures are provided in the full VersEseal Crystal Clear SXL Balcony Application Guide.

COVERAGE

VersEseal Crystal Clear SXL must be applied at a minimum total coverage rate of 0.5 kg/m².

This is typically achieved in approximately 5 coats, although the number of coats required may vary depending on tile texture, grout depth, surface porosity, and substrate condition.

PACKAGING

VersEseal Crystal Clear SXL Balcony Waterproofing Membrane is supplied as a kit containing:

- Part A – Base coating
- Part B – Adhesion promoter
- Part C – Hardener
- Grip additive
- 230mm Wide 4mm Nap Microfibre Roller
- 50mm Brush

Available kit sizes:

Kit Size	Coverage
2 kg kit	approximately 4 m ²
4 kg kit	approximately 8 m ²
10 kg kit	approximately 20 m ²

SHELF LIFE

12 months when stored in unopened original packaging.

Store indoors away from direct sunlight and do not allow the product to freeze.

CLEANING

Clean tools and application equipment with clean water immediately after use.

Once cured, the coating can only be removed mechanically.

Do not dispose of leftover product or wash water into drains or waterways. Dispose of waste materials in accordance with local environmental regulations.

LIMITATIONS

- Not suitable for permanently submerged applications such as pools, tanks or fountains
- Do not apply if rain or dew is forecast within 48 hours
- Do not apply when air or surface temperatures are below 10°C or above 30°C
- Substrates must be clean, completely dry and free from contaminants prior to coating. The tiled surface, grout and tile bed beneath must be thoroughly dry, as trapped moisture may affect curing and appearance and can lead to bubbling, blistering or loss of adhesion as moisture attempts to escape through the membrane.
- If whitening occurs during application, stop and allow the coating to dry until clear before continuing. Persistent whitening may indicate moisture remains within the tiled surface, grout or tile bed and additional drying time is required.
- Existing silicone and sealants must be completely removed from areas to be coated. Once the VersEseal Crystal Clear SXL coating is complete and has dried, Neutral Cure Silicone may be applied to internal corners and movement joints where required.
- Slip resistance classifications may vary depending on tile profile, installation technique and site conditions
- For detailed installation procedures refer to the VersEseal Crystal Clear SXL Balcony Application Guide

AFTERCARE

- Allow the coating to cure for at least 36 hours before exposing the surface to water or rain. Wait at least 96 hours before placing furniture or other items on the surface.
- Avoid cleaning the surface or using any chemicals for at least 7 days after application. This allows the coating to fully cure and reach its final strength.
- For regular maintenance, clean the surface using a soft cloth or mop with diluted, non-abrasive cleaning products. Do not use harsh chemicals or abrasive cleaners.
- On dark-coloured tiles, some temporary blushing, whitening or slight discolouration may be visible when the coating becomes wet, particularly while the membrane is still curing. This will clear as the surface dries and will gradually disappear as the membrane fully cures. This is a cosmetic effect only and does not affect the integrity or waterproofing performance of the coating.

Important: A Safety Data Sheet (SDS) and Technical Data Sheet (TDS) for each specific product is available on the VersEseal website. Please thoroughly review the SDS and TDS before using these products, as application or performance information may undergo occasional updates. In case of an emergency, seek guidance from the Poison Information Centre (Call 13 11 26 within Australia) or consult a medical professional.

Product Disclaimer: This Technical Data Sheet (TDS) represents our most current understanding of the product, its usage, and application based on available information at the time. We urge you to thoroughly review the TDS and consider its contents in the context of how you intend to use the product, including any interactions with other products and the specific surfaces and methods of application. Our responsibility for products sold is governed by our standard terms and conditions of sale. LRM Products disclaims any direct or indirect liability for any losses incurred in connection with the use or application of the product, regardless of compliance with any advice, specifications, recommendations, or information provided by us.

PROPERTIES

Physical Properties (Liquid)

Property	Typical Results
Colour	Cream
Specific Gravity (liquid) at 20°C g/cm ³	1.0
Average Particle Size (µm)	0.10 approx.
Volatile Organic Compound	Contains no solvents
Solids Content (%)	36±1
Viscosity, Brookfield RVT at 23°C (sp.3/20rpm, mPa s)	50-500
pH	7-9
Stabilising System	Anionic
Freeze-Thaw Stability	Good

Performance Data (Cured Membrane)

Property	Typical Results
Film Appearance	Clear
Slip Resistance	P5 in wet conditions with Grip Additive
Mechanical Stability	Excellent
Chemical Resistance	Resists salt water and many organic and inorganic solutions. Not recommended for gasoline or other petroleum products. Forms a barrier to water vapour, oxygen, carbon dioxide and radon.



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