

PRODUCT DATA SHEET

Sikagard[®]-277 Enviroseal

(formerly MProtect H 177)

HIGH-PERFORMANCE, BREATHABLE, WATER-BASED, SILANE/SILOXANE WATER-REPELLENT SEALER

PRODUCT DESCRIPTION

Sikagard[®]-277 Enviroseal is a high-performance, water-based, VOC-compliant, clear silane/siloxane sealer designed for dense, vertical masonry surfaces like hard-burnt brick.

USES

- Vertical
- Interior or exterior
- Above grade

Substrates

- Brick
- Stucco
- Aged limestone

CHARACTERISTICS / ADVANTAGES

- Water repellency extends the life of a building
- Treats brick and mortar providing long-lasting protection against moisture intrusion
- VOC compliant for EPA and most regional jurisdictions
- Excellent water bead so substrate maintains a dry appearance during rainfall
- Transparent and non-staining, does not alter surface appearance
- Breathability allows interior moisture to escape without damaging the sealer
- Easy to apply

PRODUCT INFORMATION

Chemical Base	Water-based blend of silane and siloxane
Active content	12% by weight
Packaging	<ul style="list-style-type: none"> ▪ 1 gallon (3.8 L) jugs ▪ 5 gallon (19 L) pails ▪ 54-gallon (205 L) drums
Shelf Life	18 months when properly stored
Storage Conditions	Store in clean, unopened containers in a dry area between 35 and 110° F (2 and 43° C). Keep from freezing.
Color	Milky white; dries clear
Density	8.3 lbs/gal
	Specific Gravity
	1.0 kg/L

Flash Point	>212°F (>100°C)	(ASTM D 3278)
Solid content by mass	12%	

TECHNICAL INFORMATION

Penetration Depth	1/16–3/8 in (1.6–9.5 mm) average depth, depending on substrate	
Water Vapor Transmission	g/ft ² /24 hours % of the untreated substrate	49.8 86 (ASTM D 1653 at 75° F (24° C))
Water resistance	Leakage on brick wall > 94.8% reduction	(ASTM E 514)
Behavior after Artificial Weathering	no change	(QUV, 1,500 hrs)

APPLICATION INFORMATION

Coverage	<ul style="list-style-type: none"> ▪ Brick: 100–175 ft²/gal (2.4–4.3 m²/L) ▪ Stucco: 80–140 ft²/gal (2.0–3.5 m²/L) <p>A test area is recommended to determine actual coverage rates. Coverage rates will vary greatly with the porosity of the substrate.</p>	
Drying Time	Typical drying time for Sikagard®-277 Enviroseal is 4 hours at 70° F (21° C) and 50% relative humidity. Cooler temperatures or higher relative humidity can extend the drying time.	

BASIS OF PRODUCT DATA

Results may differ based upon statistical variations depending upon mixing methods and equipment, temperature, application methods, test methods, actual site conditions and curing conditions.

ENVIRONMENTAL, HEALTH AND SAFETY

For further information and advice regarding transportation, handling, storage and disposal of chemical products, user should refer to the actual Safety Data Sheets containing physical, environmental, toxicological and other safety related data. User must read the current actual Safety Data Sheets before using any products. In case of an emergency, call CHEMTREC at 1-800-424-9300, International 703-527-3887.

APPLICATION INSTRUCTIONS

- Keep material from freezing.
- Do not dilute Sikagard®-277 Enviroseal.
- Do not apply during inclement weather or when inclement weather is anticipated within 12 hours.
- To prevent damage to nearby shrubbery and landscaping, cover or protect with drop cloth.
- Variations in the texture and porosity of the substrate will affect the coverage and performance of the product.
- Protect asphalt-based products such as roofing materials or plastic products from overspray

- Sikagard®-277 Enviroseal will not inhibit water penetration through unsound or cracked surfaces or surfaces with defective flashing, caulking, or structural waterproofing.
- Make certain the most current versions of the product data sheet and SDS are being used.
- Proper application is the responsibility of the user. Field visits by Sika personnel are for the purpose of making technical recommendations only and are not for supervising or providing quality control on the jobsite.

SUBSTRATE PREPARATION

1. Surfaces should be clean, dry, and free of alkali, efflorescence, sand, surface dust or dirt, oil, grease, chemical films, and other contaminants. Concrete surfaces should be fully cured.
2. Air, material, and surface temperatures should be 40° F (4° C) or higher during application and curing. Surfaces can be slightly damp prior to application, but for best results and maximum penetration of sealer, a dry surface is recommended. Do not apply sealer when temperatures are expected to fall below 40° F (4° C) within 4 hours of the completed application.
3. Repoint any loose or disintegrated mortar and allow a minimum of 72 hours drying time before application. Install caulking and sealant before application, allowing a minimum of 6–12 hours of curing time (or until set). Contact Technical Service for recommendations.

APPLICATION

1. Test a small area of the surface (generally a 5 by 5 ft [1.5 by 1.5 m] section) before starting the general application of any clear penetrating sealer to ensure desired performance results, aesthetics, and coverage rates. Allow 5–7 days for the product to fully react before evaluation.
2. Mix material thoroughly before and during application.
3. Apply by low-pressure, non-atomizing spray.
4. Apply a mist coat of Sikagard®-277 Enviroseal immediately before application to help break surface tension and assist with maximum penetration.
5. Flood surfaces by applying from the bottom up, applied to saturation, with a controlled 8–10" (20 cm) material rundown to ensure maximum penetration into the substrate.
6. Extremely porous substrates may require 2 coats. Apply the second coat as soon as the initial surface drying of the first coat has become visible.

CLEANING OF TOOLS

Clean equipment and tools with hot soapy water. Overspray can be cleaned immediately with hot soapy water. Dried residue can be cleaned with a mild citrus-based cleaner or very hot water, then scrubbed with a soft-bristle brush.

LEGAL DISCLAIMER

- KEEP CONTAINER TIGHTLY CLOSED
- KEEP OUT OF REACH OF CHILDREN
- NOT FOR INTERNAL CONSUMPTION
- FOR INDUSTRIAL USE ONLY
- FOR PROFESSIONAL USE ONLY

Prior to each use of any product of Sika Corporation, its subsidiaries or affiliates ("SIKA"), the user must always read and follow the warnings and instructions on the product's most current product label, Product Data Sheet and Safety Data Sheet which are available at usa.sika.com or by calling SIKA's Technical Service Department at 1-800-933-7452. Nothing contained in any SIKA literature or materials relieves the user of the obligation to read and follow the warnings and instructions for each SIKA product as set forth in the current product label, Product Data Sheet and Safety Data Sheet prior to use of the SIKA product.

SIKA warrants this product for one year from date of installation to be free from manufacturing defects and to meet the technical properties on the current Product Data Sheet if used as directed within the product's shelf life. User determines suitability of product for intended use and assumes all risks. User's and/or buyer's sole remedy shall be limited to the purchase price or replacement of this product exclusive of any labor costs. **NO OTHER WARRANTIES EXPRESS OR IMPLIED SHALL APPLY INCLUDING ANY WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. SIKA SHALL NOT BE LIABLE UNDER ANY LEGAL THEORY FOR SPECIAL OR CONSEQUENTIAL DAMAGES. SIKA SHALL NOT BE RESPONSIBLE FOR THE USE OF THIS PRODUCT IN A MANNER TO INFRINGE ON ANY PATENT OR ANY OTHER INTELLECTUAL PROPERTY RIGHTS HELD BY OTHERS.**

Sale of SIKA products are subject to the Terms and Conditions of Sale which are available at <https://usa.sika.com/en/group/SikaCorp/termsandconditions.html> or by calling 1-800-933-7452.

Sika Corporation

201 Polito Avenue
Lyndhurst, NJ 07071
Phone: +1-800-933-7452
Fax: +1-201-933-6225
usa.sika.com



Product Data Sheet

Sikagard®-277 Enviroseal
September 2024, Version 02.01
020303210000000035

Sikagard-277Enviroseal-en-US-(09-2024)-2-1.pdf

