

Ottawa Garage Door Weather Sealing Checklist

What to inspect, replace, and budget for in 2026

Quick reference

1 Bottom seal (astragal)

Replace if cracked, brittle, or showing daylight. Lifespan in Ottawa: 4 to 7 years.

2 Side and top jamb stops

Vinyl-flanged stops should sit flush against the door panel face with no gap.

3 Threshold seal

Concrete-mounted rubber threshold helps when the slab has settled or is uneven.

4 Section joints (panel weatherseal)

EPDM gaskets between panels prevent wind-driven snow infiltration.

5 R-value of door itself

Insulated steel doors (R-12 to R-18) cut sealing problems in half versus single-skin doors.

6 Garage envelope

Check the man-door, windows, and the wall-to-floor junction. Weather sealing the door is wasted if the envelope leaks.

Need a hand? Berintek serves all of Ottawa.

This guide is general information. For specific advice, contact Berintek.

Garage door repair is dangerous when done incorrectly. Use a qualified technician.