



Free 12'x20' Office Shed Plan



Free vs. Premium Plan: What's the Difference?

We offer both free and premium versions of our detailed shed plans, designed to fit your needs and budget. Check out the table below to see the key differences and choose the plan that's right for you:

Features	Free Plan	Premium Plan
Steps Count	14	21
Illustrations per Step	Limited	Every Step
Print Ready Format	X	✓
Step-by-Step Instructions	Basic	Comprehensive
Full Materials & Cutting List	X	✓
Additional Illustrations	X	✓
Additional Blueprints	X	✓
Tools List	X	✓
Fastening Elements List	X	✓
Technical Support	X	✓

[Try Premium Risk-Free](#)

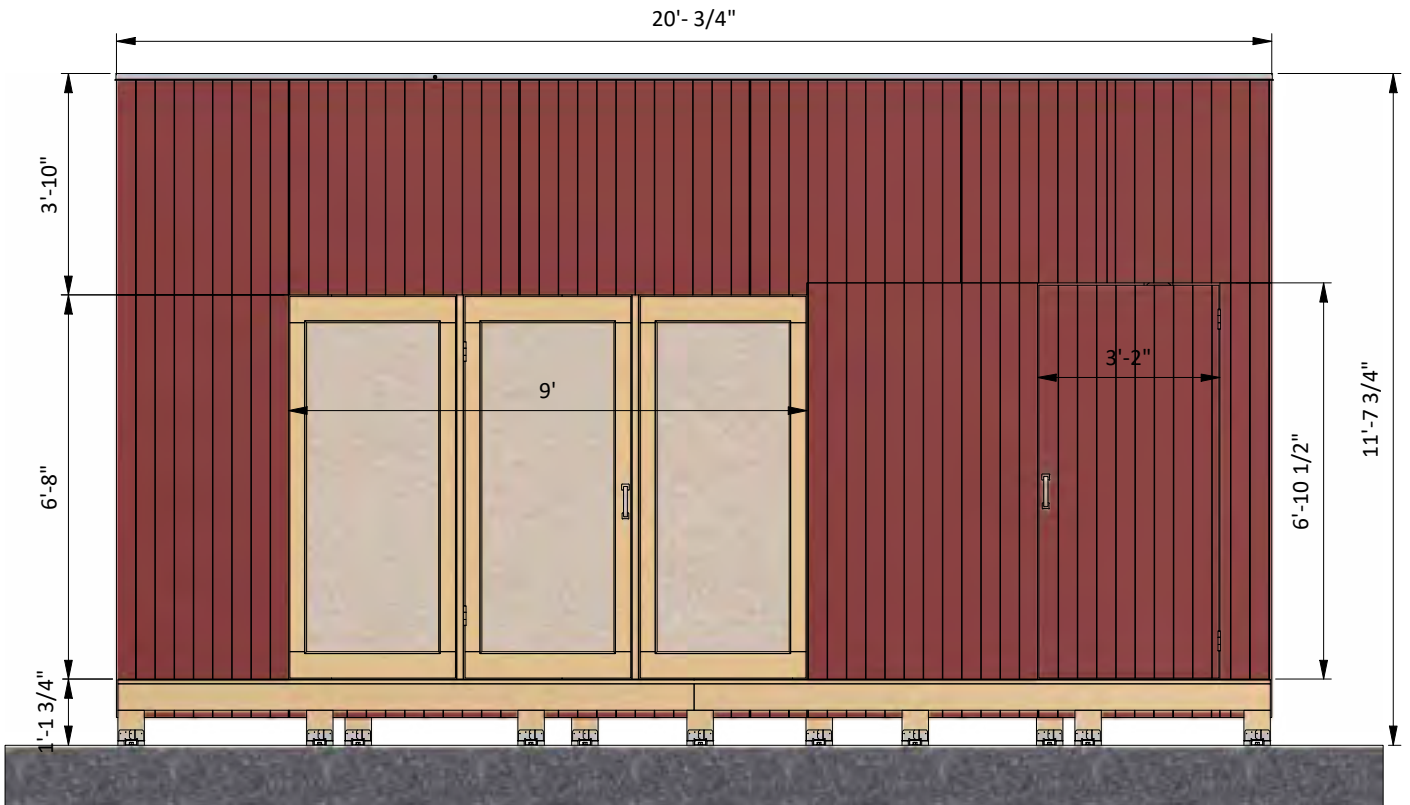
60-day refund policy with no questions asked.

12'x20' Office shed shopping list

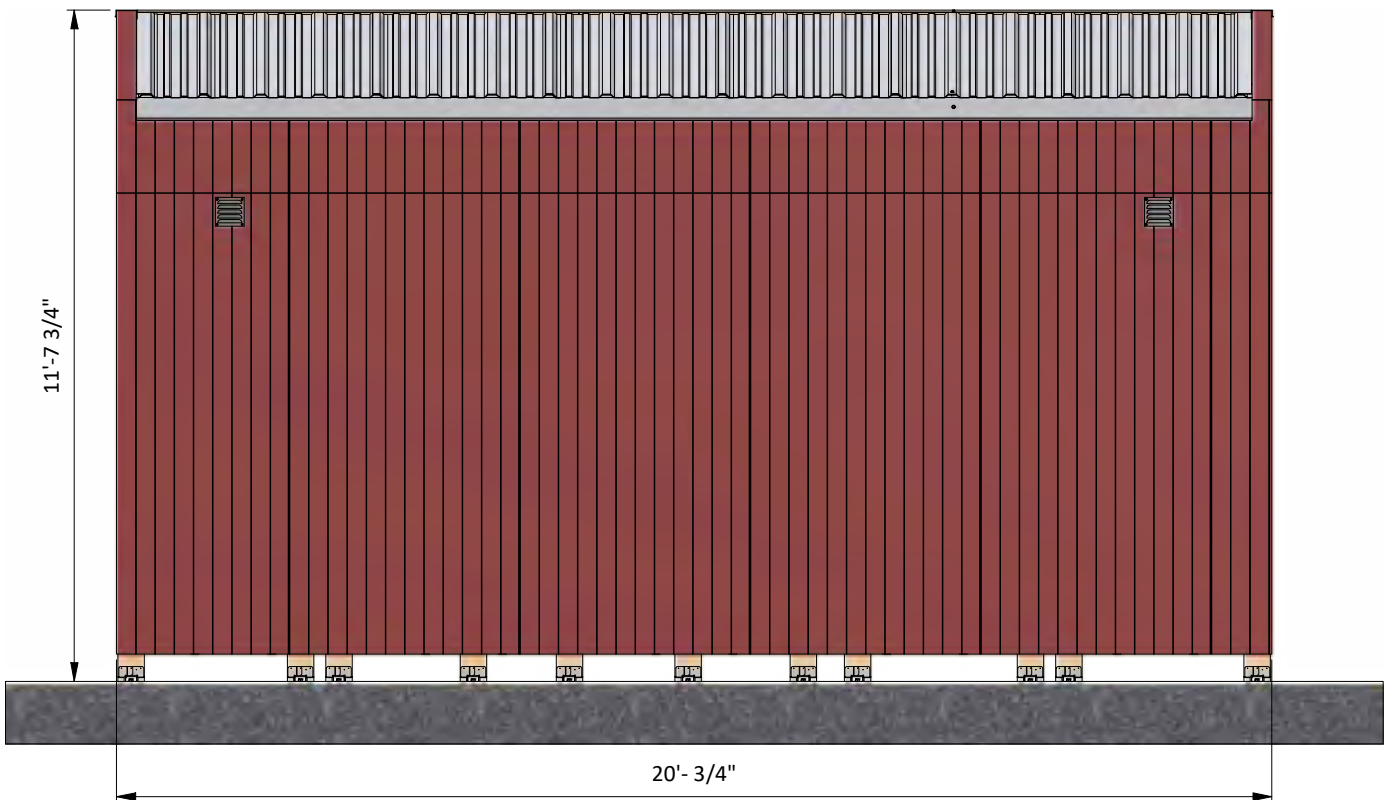
Materials	Unit	Qty	Size
Lumber (1 x 6)	pcs	1	8'
Lumber (1 x 6)	pcs	1	12'
Lumber (1 x 8)	pcs	1	8'
Lumber (1 x 8)	pcs	1	12'
Lumber (2 x 4)	pcs	40	8'
Lumber (2 x 4)	pcs	34	10'
Lumber (2 x 4)	pcs	13	12'
Lumber (2 x 6)	pcs	10	8'
Lumber (2 x 8)	pcs	2	10'
Lumber (2 x 8)	pcs	16	12'
Pressure Treated Lumber (2 x 6)	pcs	18	8'
Pressure Treated Lumber (2 x 6)	pcs	4	10'
Pressure Treated Lumber (2 x 8)	pcs	2	8'
Pressure Treated Lumber (2 x 8)	pcs	19	12'
Pressure Treated Lumber (6 x 6)	pcs	6	8'
Deck board (2 x 6)	pcs	36	10'

Size & Dimensions

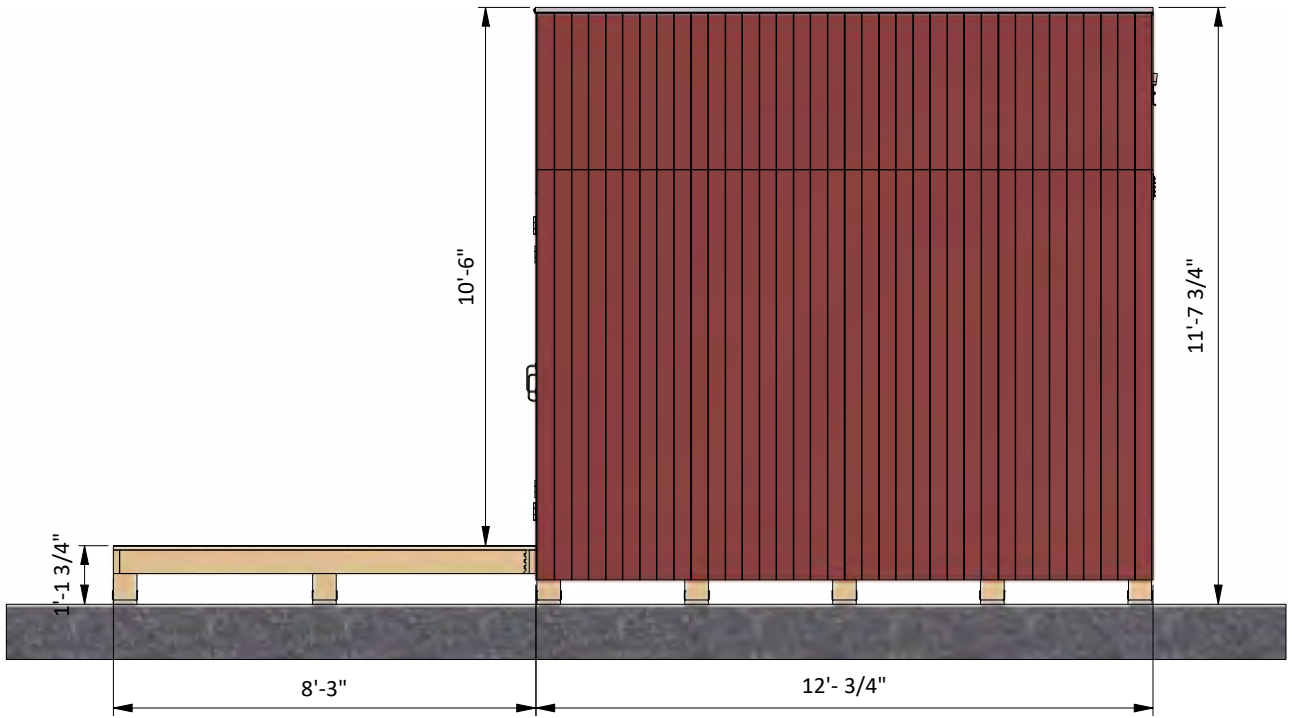
front



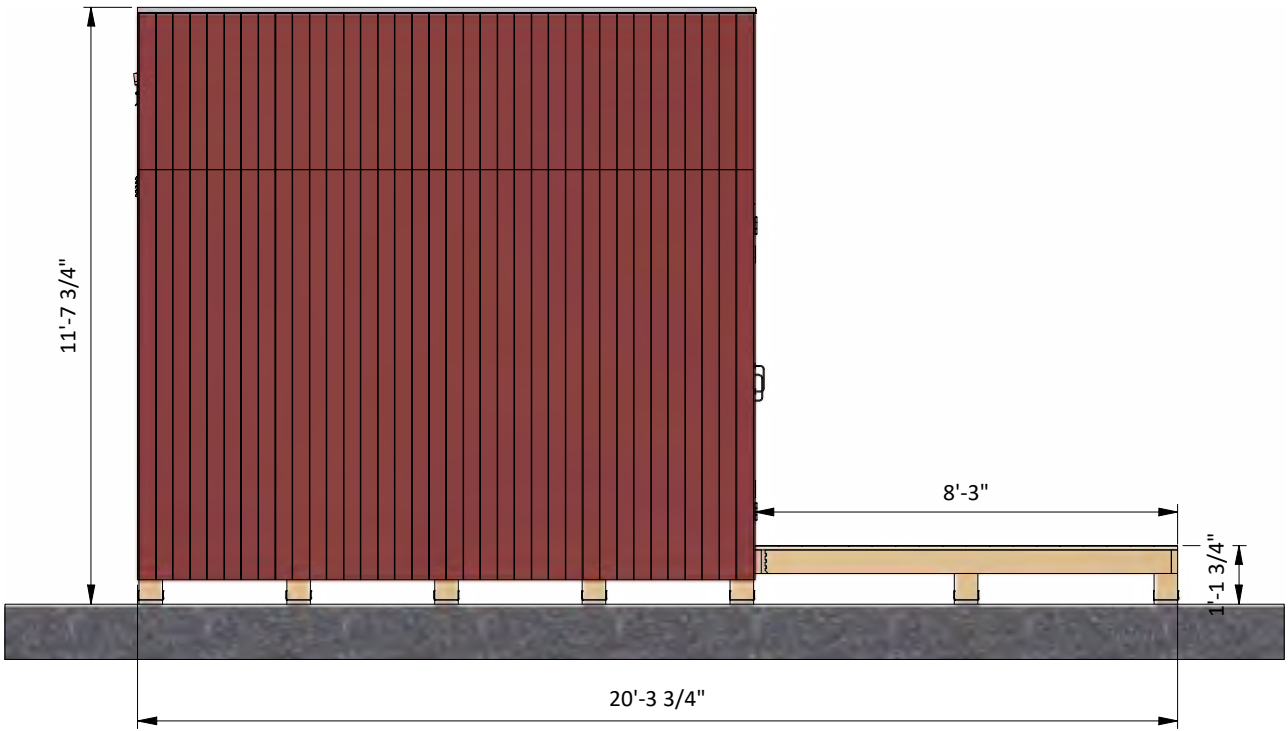
back

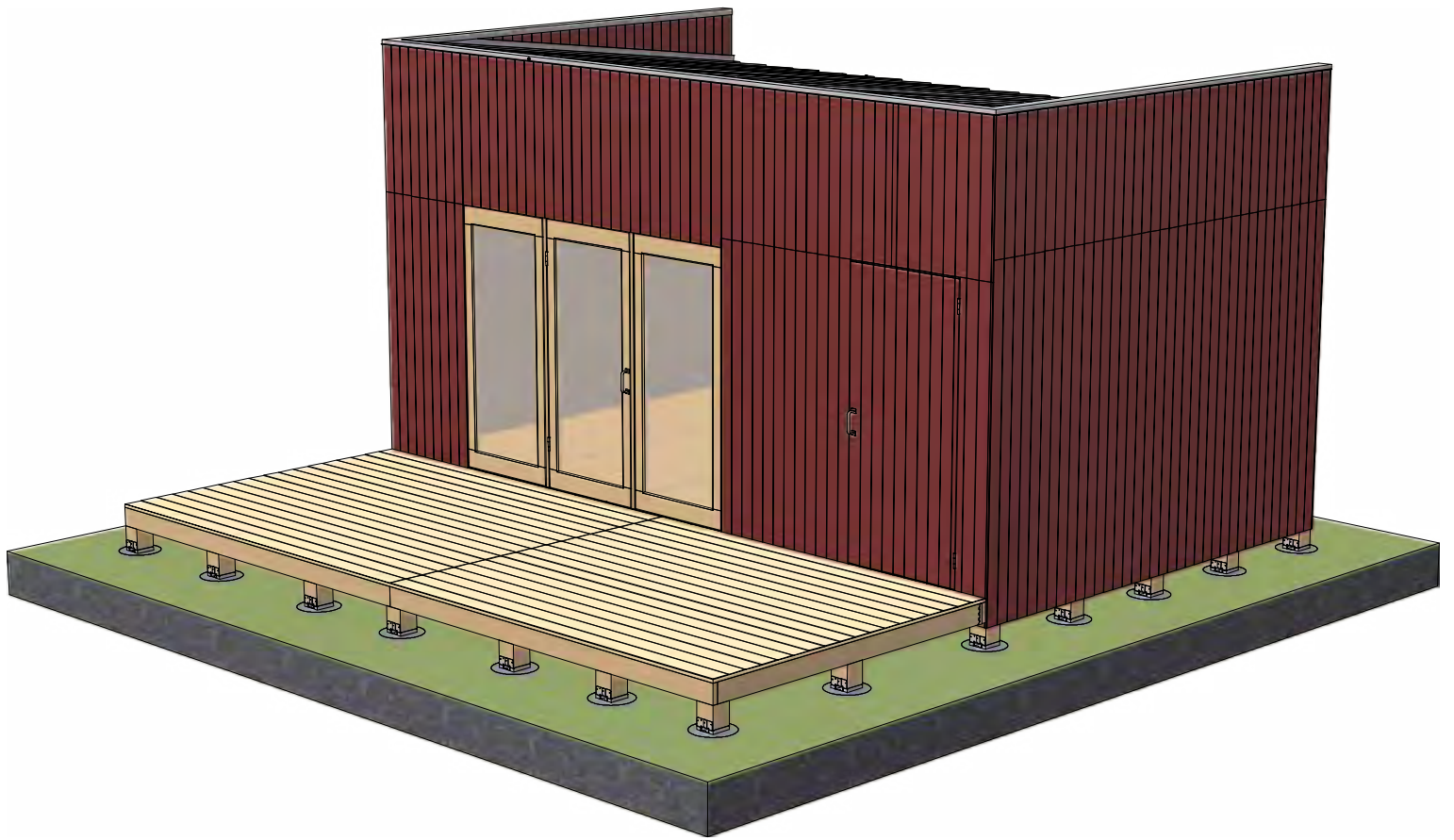


right



left



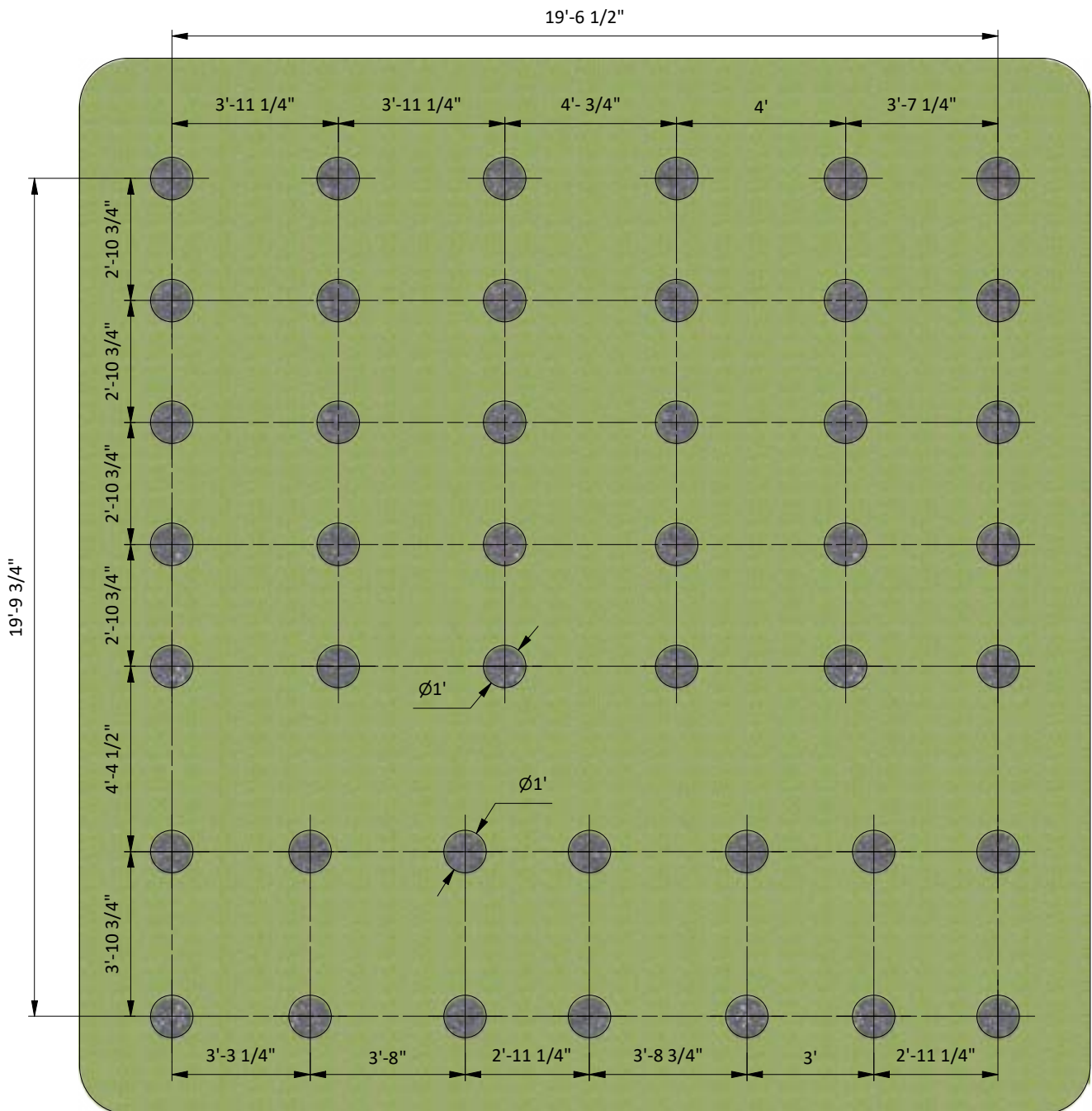


STEP 1

Ground Works

1.1 Clear the area where you want to build the shed and layout for the foundation. Use the below illustration as a guide.

1.2 For the foundation, dig the pits at least 12" diameter and preliminary 12" deep (use your local frost depth requirement if it's need to be deeper).



STEP 2

Framing the Floor

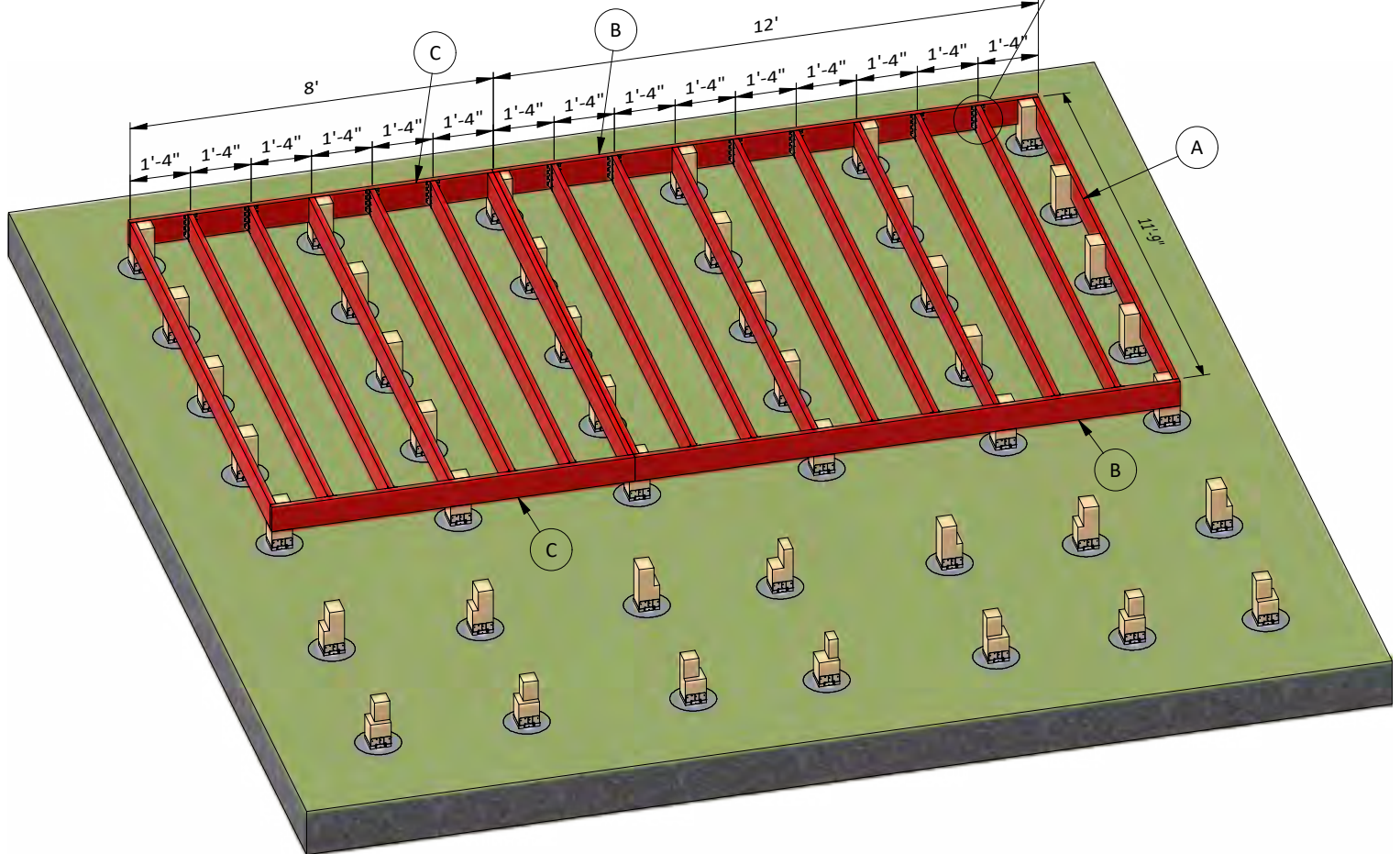
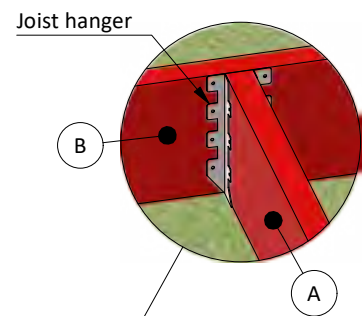
2.1 Assemble the frame using 2x8 PT lumber.

You will need to prepare beams in necessary quantity according to the cutting list below.

2.2 Secure the beams with joist hangers, 3" and 5" structural screws.

2.3 Using a speed square or carpenter's square, check the corners to make sure they are 90°.

Pos	Description	Material	Dimension	Qty
A	Joist	PT 2x8	11'-9"	17
B	Rim Joist	PT 2x8	12'	2
C	Rim Joist	PT 2x8	8'	2



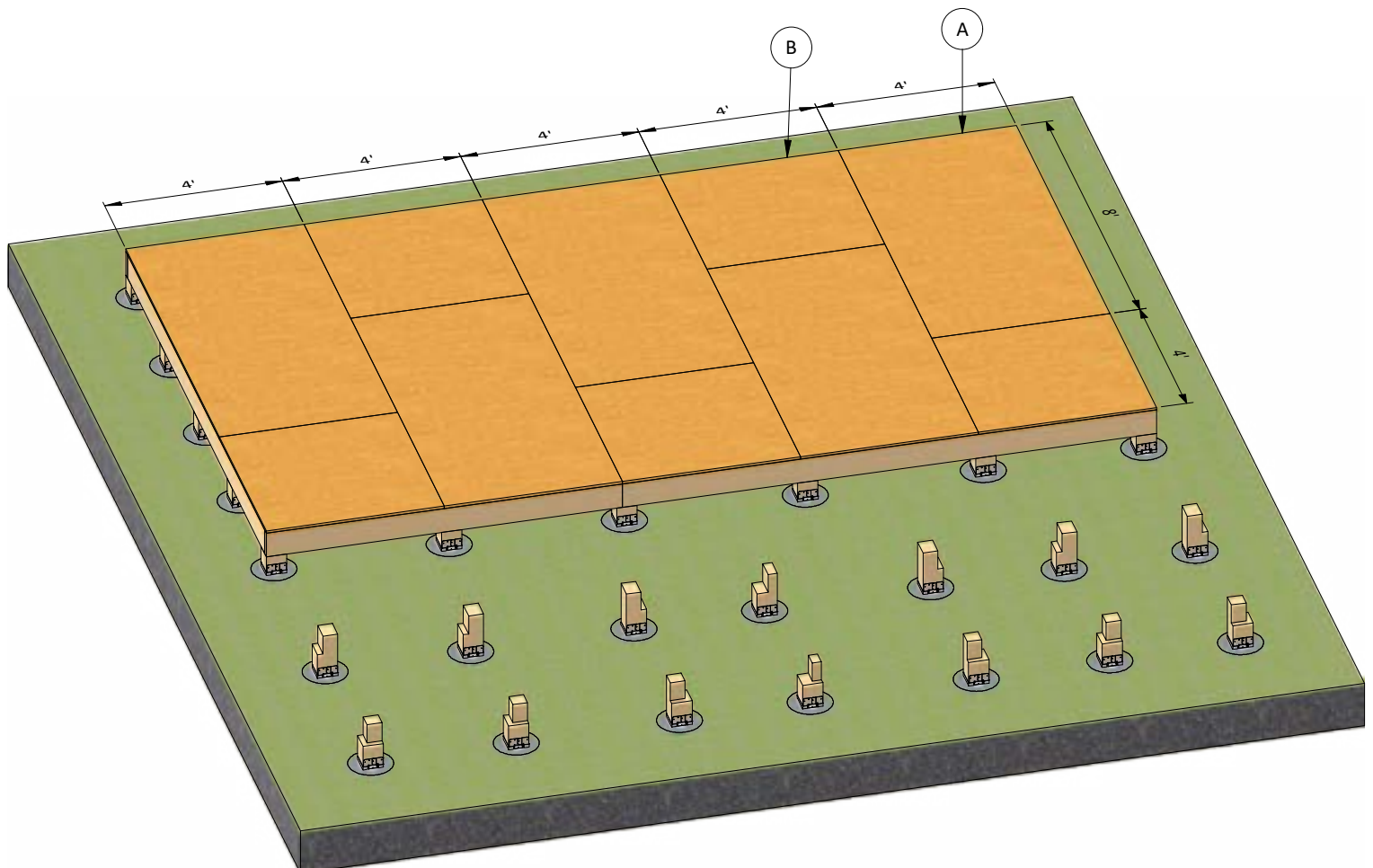
STEP 3

Install the Plywood Floor

3.1 Prepare the 3/4" PT plywood for the floor sheathing according to the drawing. You will need to prepare sheets according to the cutting list below.

3.2 Secure the plywood with 2" structural screws.

Pos	Description	Material	Dimension	Qty
A	Floor sheathing	3/4" PT Plywood	4' x 8'	5
B	Floor sheathing	3/4" PT Plywood	4' x 4'	5



STEP 4

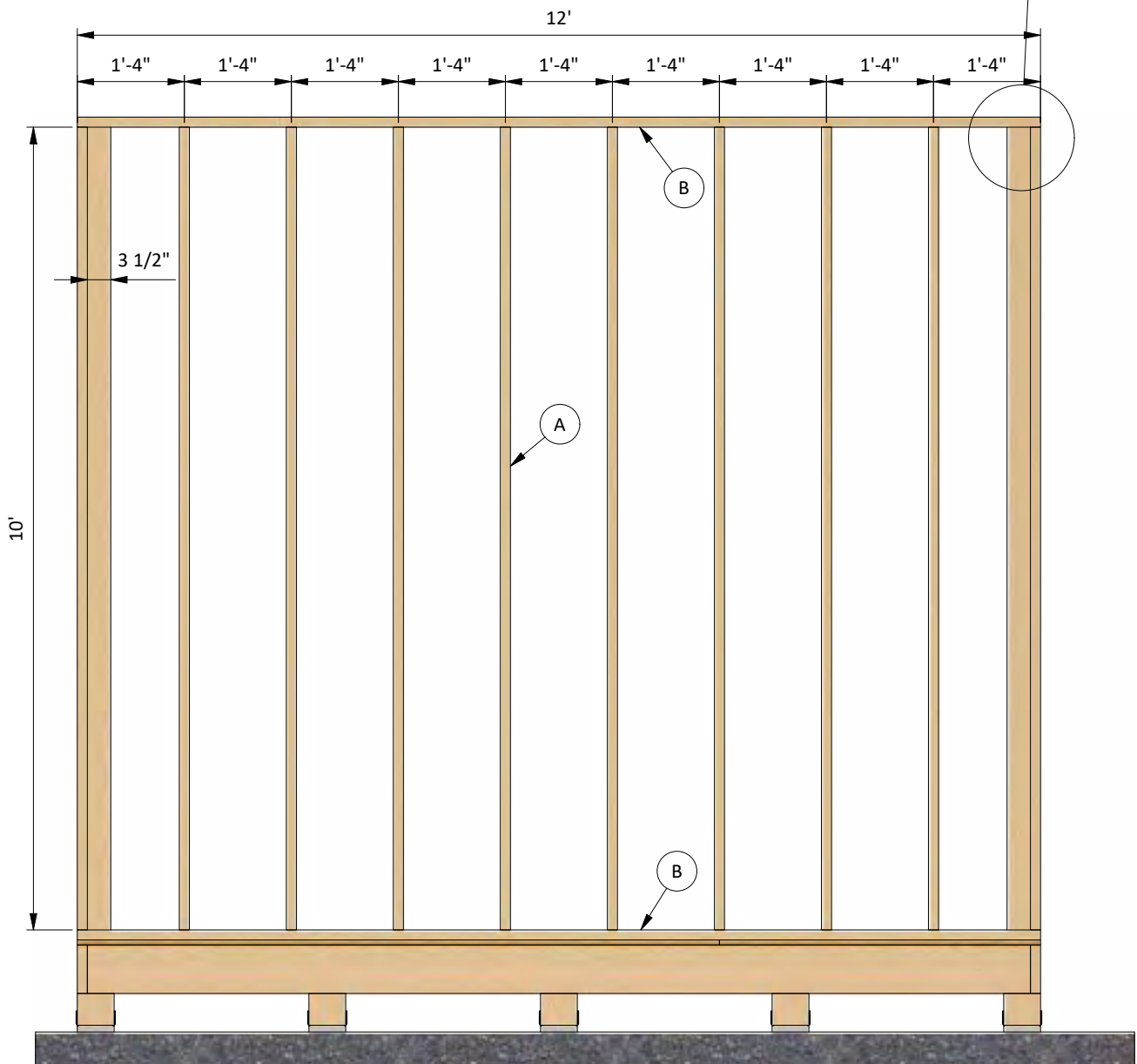
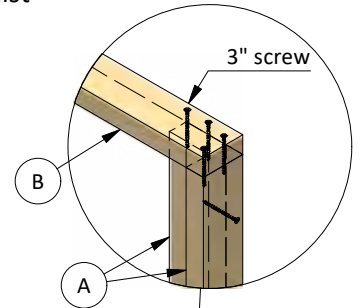
Assemble Side Wall Frames

4.1 Using 2x4, construct side wall frames using the drawing below as a reference. You will need to prepare beams in necessary quantity according to the cutting list below.

4.2 Connect the beams with 3" structural screws.

4.3 Using a speed square or carpenter's square, check the corners to make sure they are 90°.

Pos	Description	Material	Dimension	Qty
A	Stud	2x4	10'	24
B	Top/bottom beam	2x4	12'	4



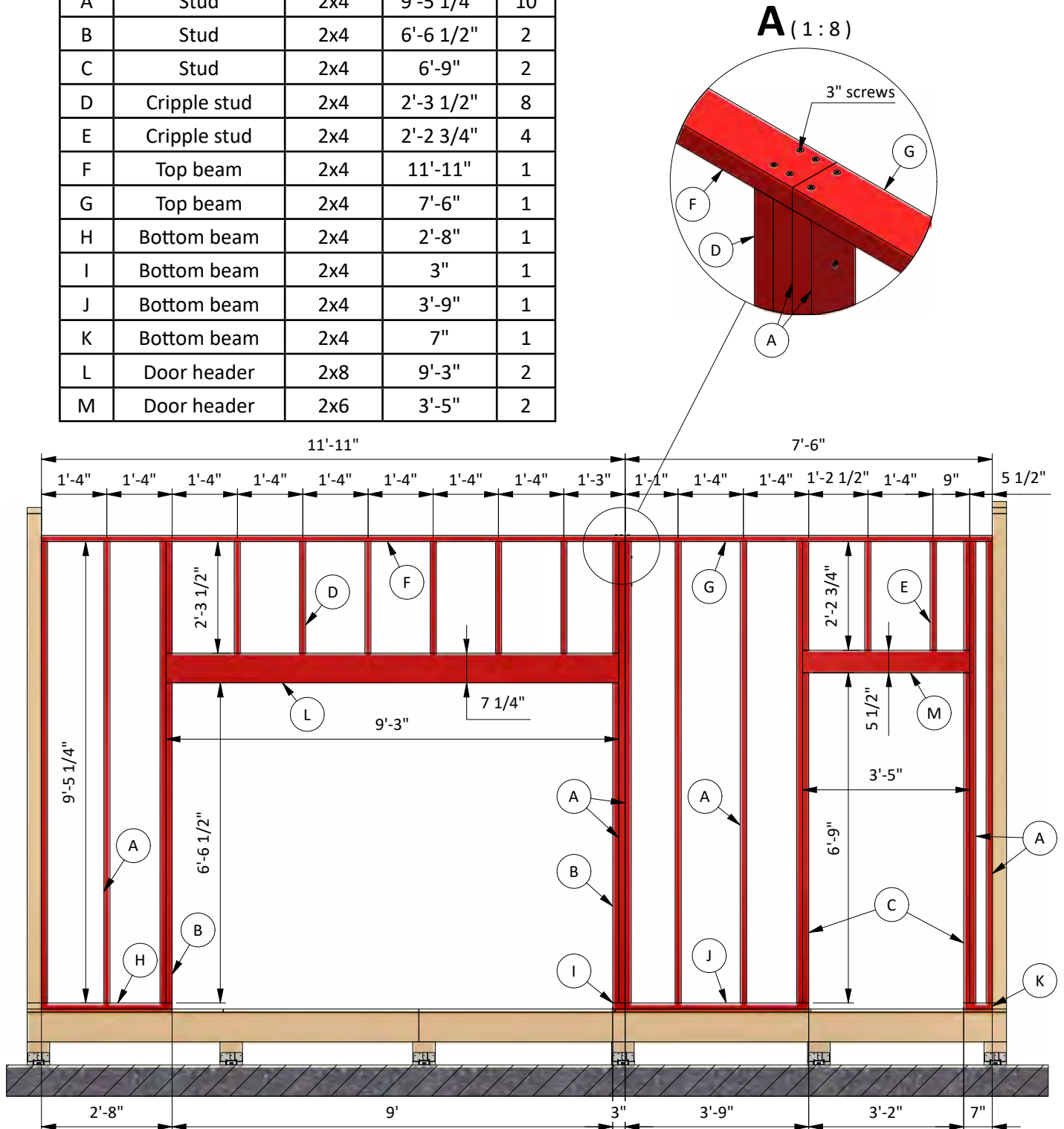
STEP 5

Assemble Front Wall Frame

5.1 Using 2x4, 2x6 and 2x8 lumber, construct front wall frame using the drawing below as a reference. You will need to prepare beams in necessary quantity according to the cutting list below.

5.2 Connect the beams with 3" structural screws.

Pos	Description	Material	Dimension	Qty
A	Stud	2x4	9'-5 1/4"	10
B	Stud	2x4	6'-6 1/2"	2
C	Stud	2x4	6'-9"	2
D	Cripple stud	2x4	2'-3 1/2"	8
E	Cripple stud	2x4	2'-2 3/4"	4
F	Top beam	2x4	11'-11"	1
G	Top beam	2x4	7'-6"	1
H	Bottom beam	2x4	2'-8"	1
I	Bottom beam	2x4	3"	1
J	Bottom beam	2x4	3'-9"	1
K	Bottom beam	2x4	7"	1
L	Door header	2x8	9'-3"	2
M	Door header	2x6	3'-5"	2



STEP 6

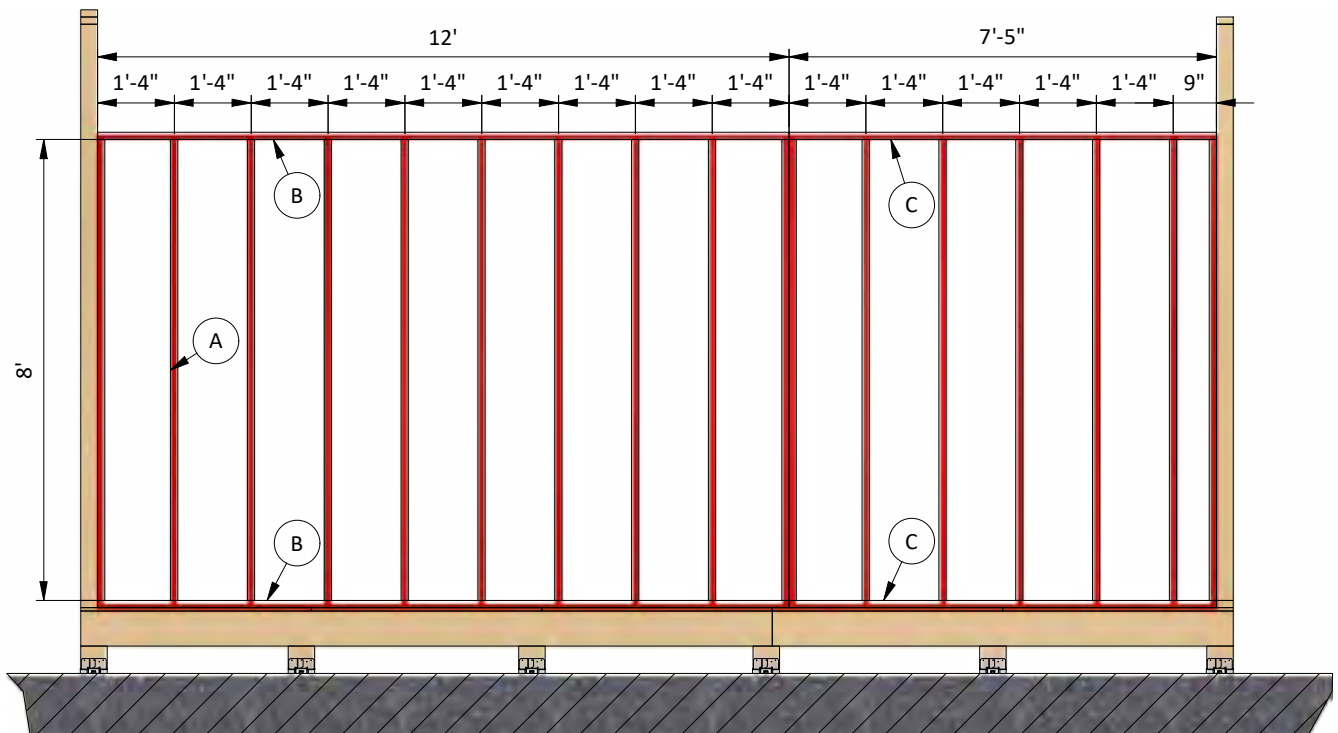
Assemble Back Wall Frame

6.1 Using 2x4, construct back wall frame using the drawing below as a reference. You will need to prepare beams in necessary quantity according to the cutting list below.

6.2 Connect the beams with 3" structural screws.

6.3 Using a speed square or carpenter's square, check the corners to make sure they are 90°.

Pos	Description	Material	Dimension	Qty
A	Stud	2x4	8'	17
B	Top/bottom beam	2x4	12'	2
C	Top/bottom beam	2x4	7'-5"	2



STEP 7

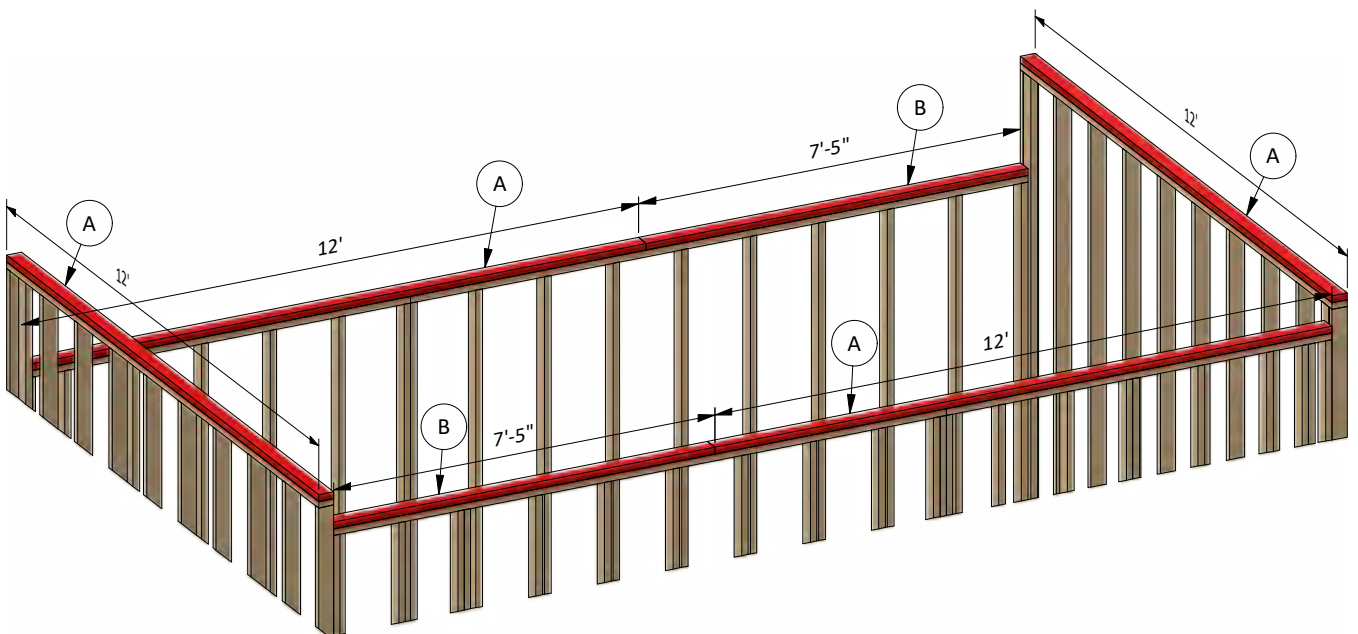
Assemble the Top Beams

7.1 Assemble the beams using 2x4 lumber.

You will need to prepare beams in necessary quantity according to the cutting list below.

7.2 Connect the beams with 3" structural screws.

Pos	Description	Material	Dimension	Qty
A	Top beam	2x4	12'	4
B	Top beam	2x4	7'-5"	2



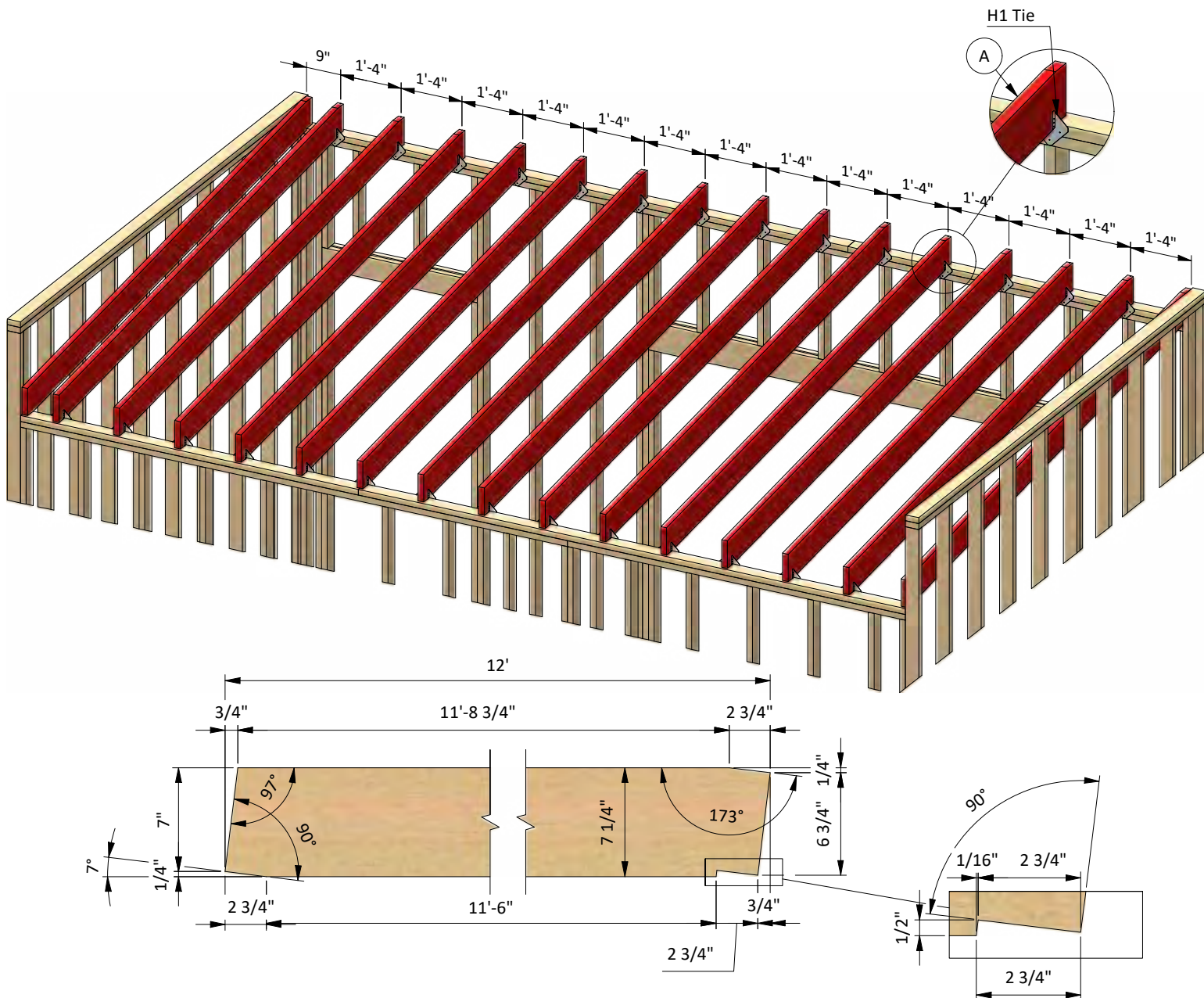
STEP 8

Assemble the Roof Frame

8.1 Using 2x8 lumber, construct roof frame using the drawing below as a reference. You will need to prepare beams in necessary quantity according to the cutting list below. Provide cuttings to fit the top beams.

8.2 Connect the rafters with H1 Hurricane Tie to the top beams.

Pos	Description	Material	Dimension	Qty
A	Rafters	2x8	12'	16

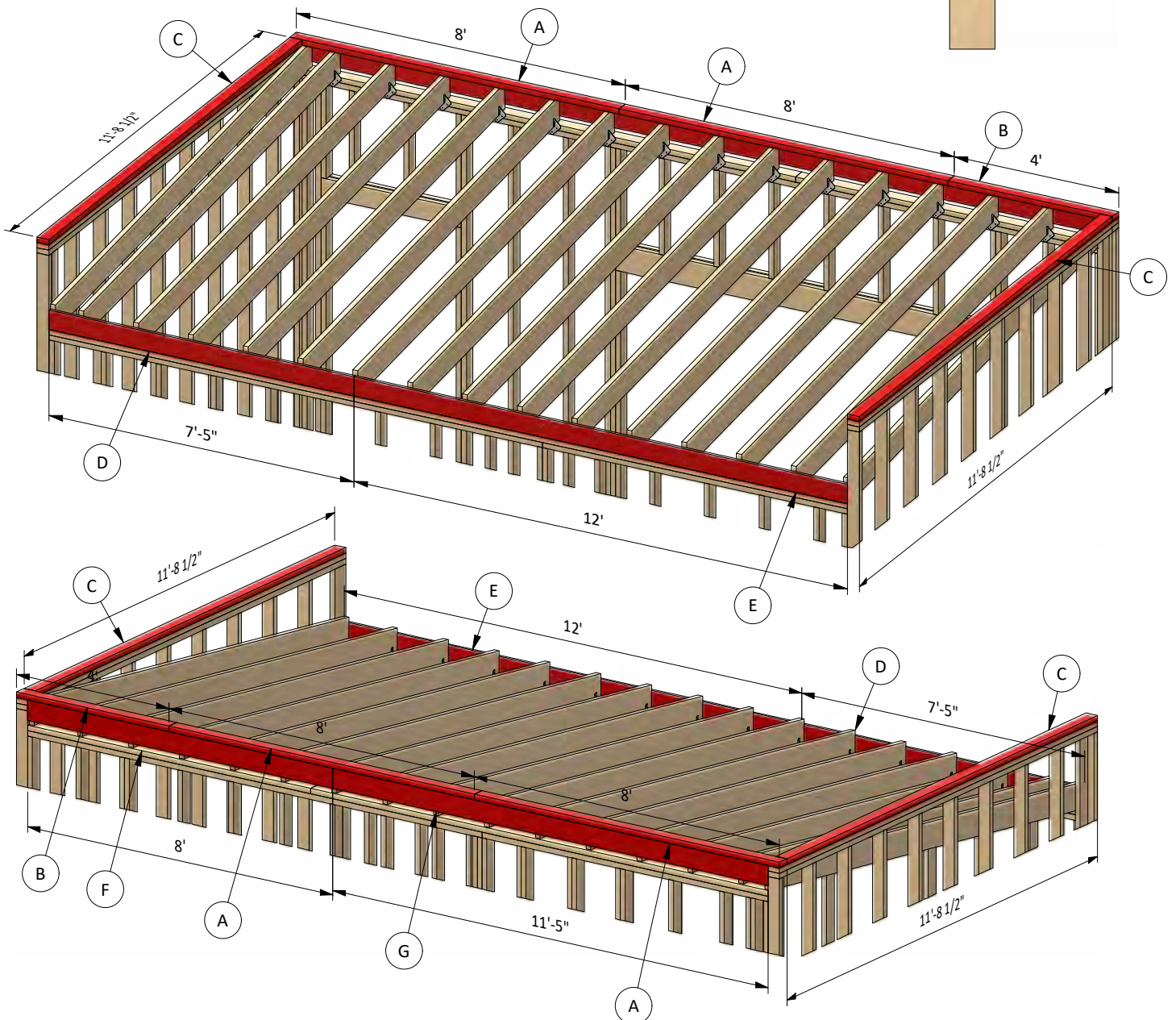
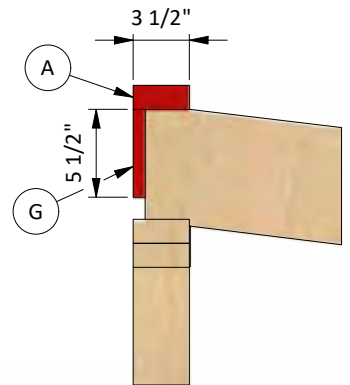


STEP 9

Assemble the Roof Frame

9.1 Using 1x6 and 2x4 lumber, prepare top beams and fascias using the drawing below as a reference. You will need to prepare beams in necessary quantity according to the cutting list below.

Pos	Description	Material	Dimension	Qty
A	Top beam	2x4	8'	2
B	Top beam	2x4	4'	1
C	Top beam	2x4	11'-8 1/2"	2
D	Fascia	1x6	7'-5"	1
E	Fascia	1x6	12'	1
F	Fascia	1x6	8'	1
G	Fascia	1x6	11'-5"	1



STEP 10

Framing the Deck

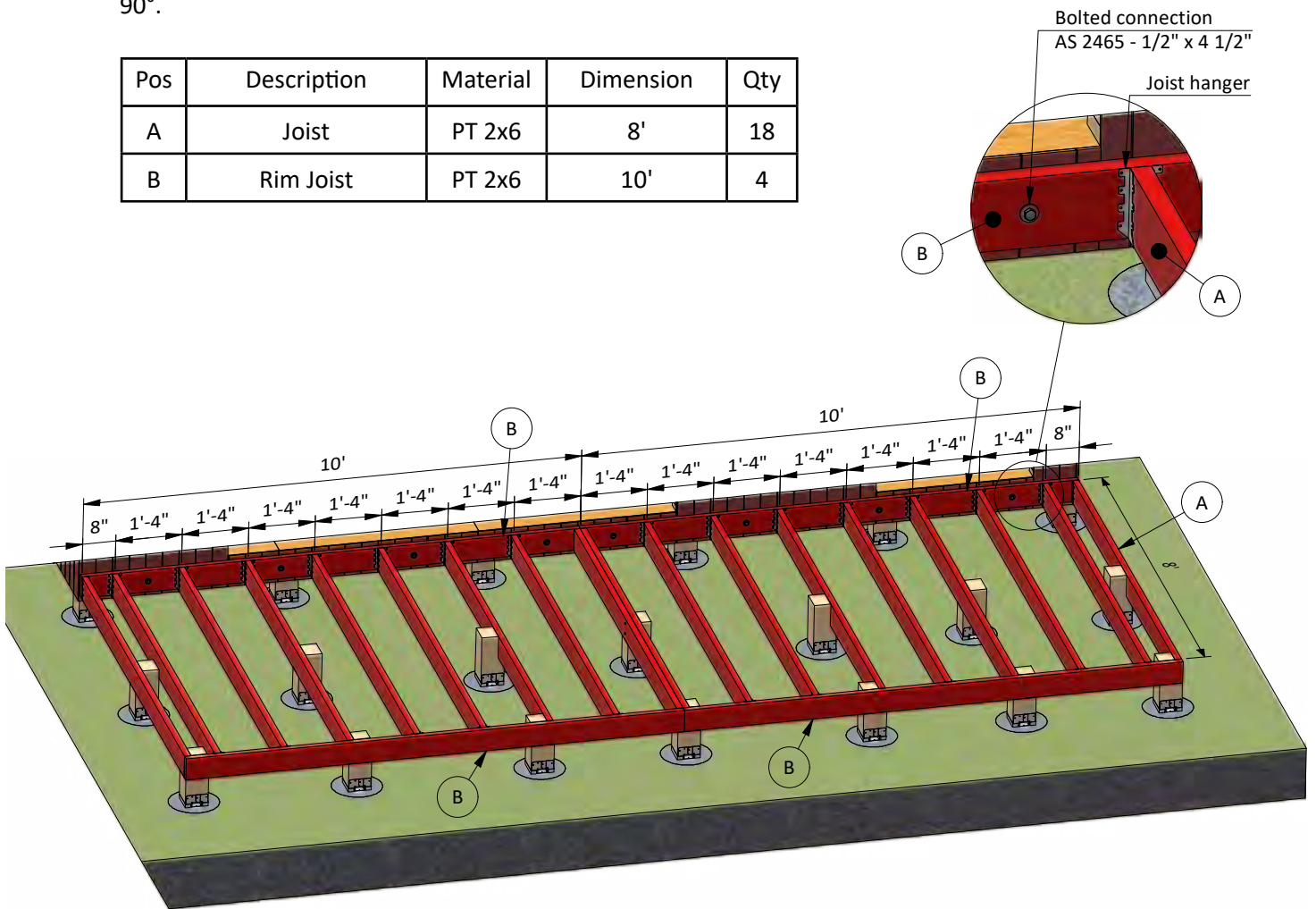
10.1 Assemble the frame using 2x6 PT lumber.

You will need to prepare beams in necessary quantity according to the cutting list below.

10.2 Secure the beams with joist hangers, 1/2" bolted connection, 3" and 5" structural screws.

10.3 Using a speed square or carpenter's square, check the corners to make sure they are 90°.

Pos	Description	Material	Dimension	Qty
A	Joist	PT 2x6	8'	18
B	Rim Joist	PT 2x6	10'	4



STEP 11

Assemble and Install Doors with Glazing

You will need to assemble three doors

11.1 Using 2x6 lumber, assemble the frame for the door as shown in the drawings below. For each door you will need to prepare two horizontal and two vertical girts. Cut the recesses for splicing connection and glass installation. Connect the beams with 1" structural screws.

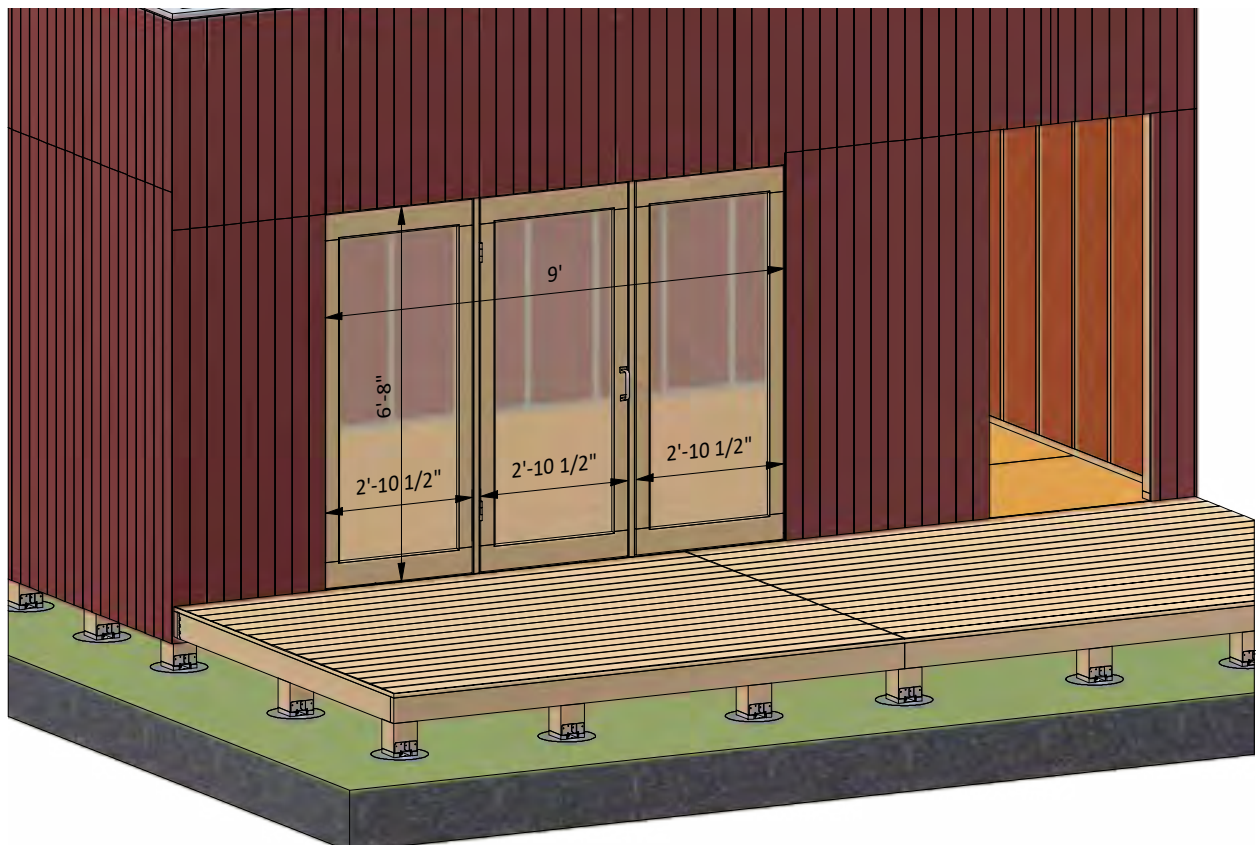
11.2 Prepare and install glass into inner frame groove and fasten it by window beading from four sides. Use 1/2" galvanized nails.

11.3 Using 2x6 lumber, prepare two studs and install them according to the drawing. Insert and fix two doors to the wall frame and to the studs on the right and left sides.

11.4 Install the middle door using two 4" hinges.

11.5 Finish assembling the door by installing the door handle and lock (optional).

Pos	Description	Material	Dimension	Qty
A	Horizontal girt	2x6	2'-10 1/2"	6
B	Vertical girt	2x6	6'-7 1/2"	6
C	Glass	1/8"	2'-4 1/4" x 5'-9 1/4"	3
D	Window beading			55ft
E	Stud	2x4	6'-8"	2



STEP 12

Assemble and Install Side Door

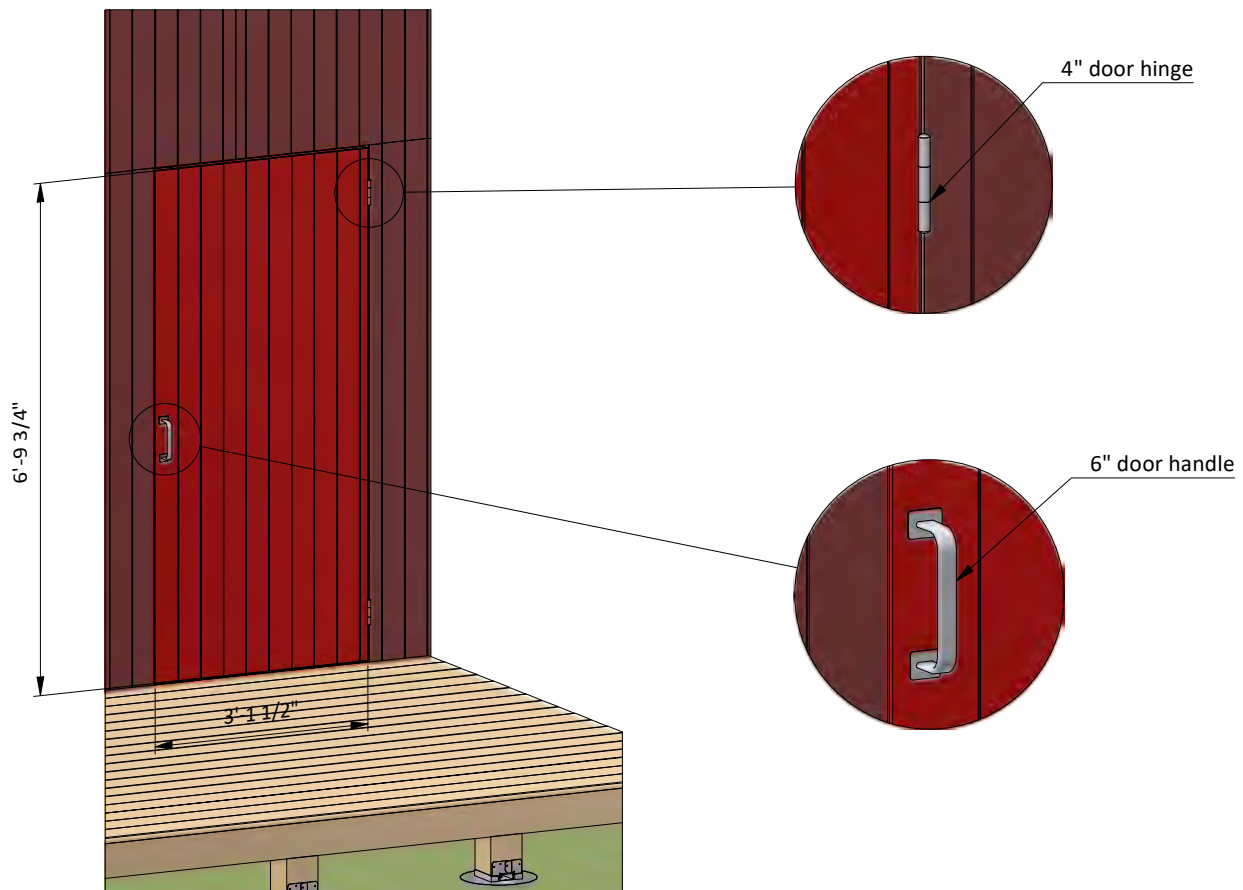
12.1 Build the door frame using 2x4 lumber. You will need two boards cut to 6'-9 3/4" that will be the vertical girts, three boards cut to 2'-6 1/2" that will be the horizontal girts and two boards cut to 3'-10 3/4" that will be the cross braces.

12.2 Prepare the 11/32" plywood siding for outer sheathing and 1/2" OSB for the inner sheathing. You will need to cut 3'-1 1/2' x 6'-9 3/4" sheet for each side of the door according to the drawing.

12.3 Prepare the sheets of 1" foam board insulation according to the drawing and insert them tightly between the beams. You will need two 2'-6 1/2" x 2'-6 3/4" sheet cutted diagonally.

12.4 Install two 4" door hinges using 1" wood screws.
Finish the door installation by attaching door pull.

Pos	Description	Material	Dimension	Qty
A	Girt	2x4	6'-9 3/4"	2
B	Girt	2x4	2'-6 1/2"	3
C	Cross brace	2x4	3'-10 3/4"	2
D	Door sheathing	11/32" plywood	3'-1 1/2' x 6'-9 3/4"	1
E	Insulation	1" foam board	2'-6 1/2" x 2'-6 3/4"	2
F	Inner door plane	1/2" OSB	3'-1 1/2' x 6'-9 3/4"	1



STEP 13

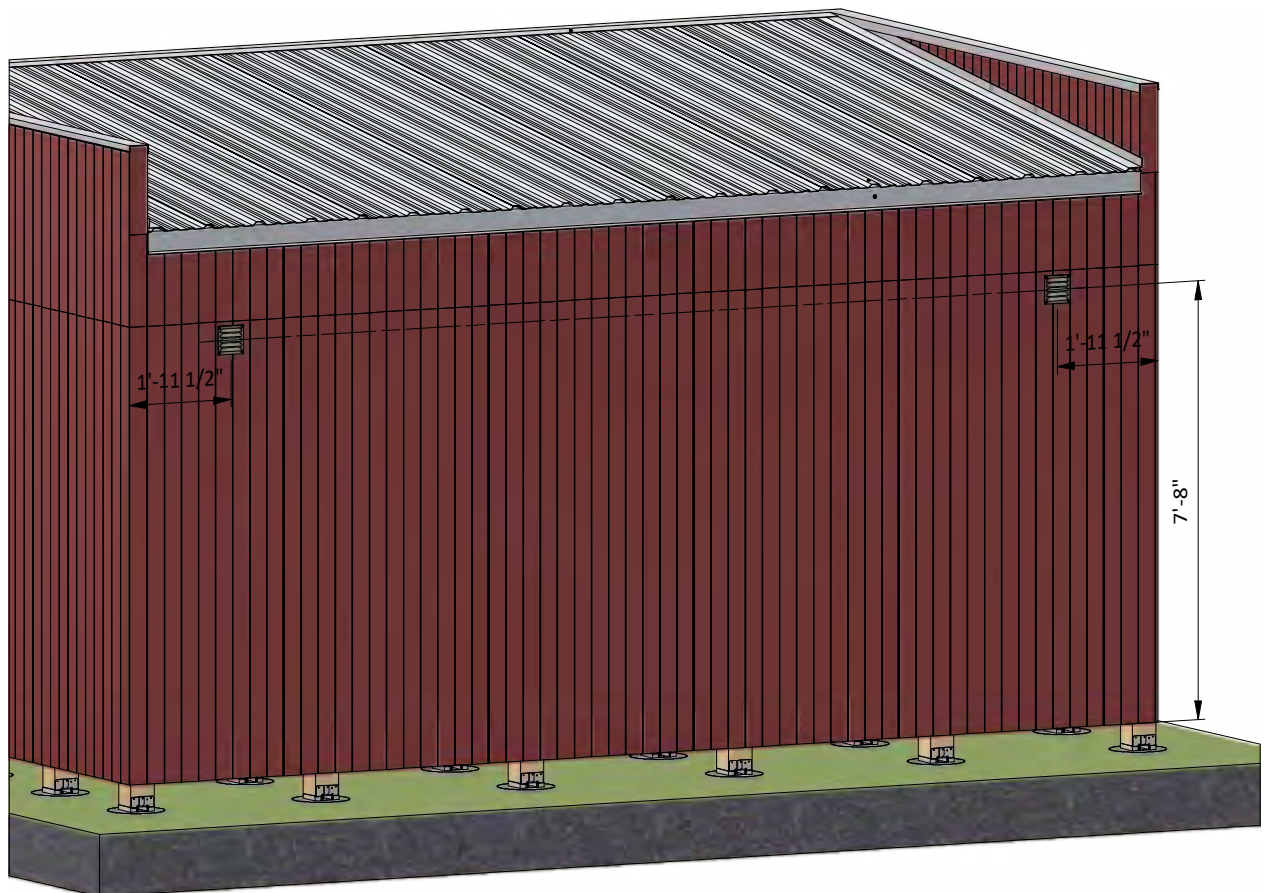
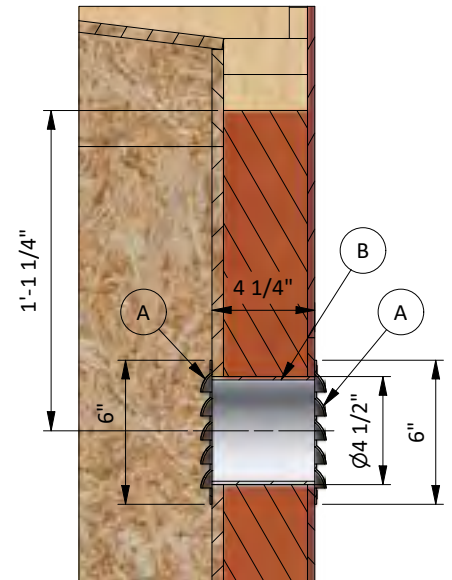
Install the Ventilation Louver

13.1 To install the ventilation louver, cut two 4 1/2" diameter holes in the top of the back wall through the outer sheathing, insulation and inner sheathing.

13.2 Insert the 4" ventilation pipe to isolate the inner space between walls.

13.3 Fix the louvers to the outer and inner walls, completely overlaying the opening.

Pos	Description	Material	Dimension	Qty
A	Ventilation louver	26 Gauge galvanized steel	6" x 6"	4
B	Ventilation pipe	4" pipe	4 1/4"	2



STEP 14

Final Touches

Now that your shed is all done, you are ready to decorate it any way you want using your favorite paint, stain, or preservative.



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