

# Restoring a Victorian Tiled Floor

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**June 2011**

Due to an incident regarding the flooding of an upstairs toilet the Hall was to be redecorated to repair water damage to walls. I rolled back the hall carpet which was laid 35 years earlier

And this is what I found:



It was beautiful but needing a lot of work. It was very dirty and was very contaminated with paint splashed and linseed oil which has been used to seal it and give it a high shine, it also had gripper holes and one part was missing well not exactly true, a doorway had been changed therefore the tiles were not laid there as it was originally a cupboard. Some tiles were loose especially at doorways and some were broken.





I searched the internet and found the **Tile Doctor** website and found lots of case studies and a lot of advice. The first thing that I did was buy some **Tile Doctor Pro-Clean, Nanotech Ultra-Clean and Seal & Go**.

### [Remove Carpet Grippers](#)

I unscrewed the carpet gripper strips which had been laid carefully with tile damage limitation in mind. The rawplugs were left and I could only pull a few out with pliers, the rest I carefully drilled out with a relevant drill bit to leave a clean crisp hole being careful not to cause anymore damage to tiles.

### [Wash](#)

I scrubbed it with Pro-clean & Ultra clean only doing small areas at a time and using a small wood chisel, scraped off all the paint splashes this took a lot of time. I divided my hall in three and I would spend at least 3 hours on each area at a time. I washed the entire floor twice like this, the second time making the wash solution stronger. It took the floor at least a WEEK to dry completely. Some of my yellow/mustard tiles dried with a sort of dull marked stain & I found that if I wet them and dried them with a hairdryer then the marks disappeared.

### [Repair](#)

I then lifted any loose tiles and scraped out any old adhesive and re-stuck all the loose tiles. I then sourced new tiles to repair the broken/damaged tiles (which there was few) The two sources which I found and used were, **Walls & Floors (Kettering) Ltd** & **European Heritage** ordering samples to match colours, sizes and shapes, therefore had to use both.

I had to dig out all the cement from the new doorway which proved harder than anticipated then laid a layer of cement before copying the pattern from the Livingroom doorway, laid the new tiles cutting tiles as required then lifted the broken tiles and replacing them.



As you can see there is a slight colour difference but not too bad.

I then re-grouted all the tiles in the floor as some of the grout was damaged or missing( I did not remove any grout I just repaired it), it brings out the crispness of the floor more.

I then filled all of the gripper holes with grout, on the cement, black areas round the tiles I used black grout as well as in the holes of the black tiles. On the rest I used gray grout and by visiting local craft shop bought acrylic paint and mixed the relevant colours to match the tile being repaired.

I then painted the cement infill areas round the tiled floor acrylic black or sometimes red to match the previous colours.

### [Sealing The Floor](#)

On a fine breezy sunny summers day having arranged babysitter I started to seal the floor with **Tile Doctor Seal & Go** After Four coats I declared time had run out and finished as I was getting the decorators in the next week and wanted the floor sealed but perhaps not completely finished in case it was scratched or damaged. It was beautiful and shinny but when the decorators had left the hall was beautiful but the floor was very scratched and marked. I washed it with **Tile Doctor Neutral Tile Cleaner** some of my tiles started to flake I was heartbroken after spending all that time and money. I phoned **Tile Doctor** and was advised to strip the floor and start again, I just couldn't and phoned a specialist **Tile Doctor** and was quoted approx £500.00 to strip and re seal the floor. I couldn't justify that sort of spend after the investment of time and money I had already put in to it so I took a hob scraper and scraped the remaining sealer of the flaking tiles and resealed them individually up to 4 coats and then starting early one morning applied 10 coats of sealer to my entire floor and low and behold it is beautiful and a success I must not have had enough coats on it and the water got it and undermined some of the more porous tiles. Six months on and there are some scratches and marks on it but it dose get a lot of traffic and abuse from my three children, roller skates and bikes, but I think that by giving it another coat when it gets bad will restore it to perfect condition, I am not worried.



Before Picture With Paint



After cleaned, paint removed, gripper holes filled



Before with broken tiles



After with tiles restored, cleaned, holes filled & door threshold fitted.



Before with loose tiles, paint & Dirt



After cleaned & repaired



Before with paint & Dirt



After 6mth on



Before & washed



After & Sealed





## The Finished Result



### Conclusion:

I love my floor and everytime I come down the stairs I think that it is lovely and worth all the time and expense. It is a fitting entrance for the 1770 built stone mansion farm house. Everyone that comes into the house comments on the floor and some even thing that it is new because of it's condition. There is only one or two things to consider. If water is spilled on the floor and is allowed to sit on it then it lifts the seal . So mop it up as soon as possible or scrape the affected tiles and re apply. It dose scratch if someone dances on it with stiletto heels so remove foot ware or re apply some more sealer anyway the finished result is beautiful with a lovely shinny finish it is also not to slippery. This project took me until October 2011 to compete but well worth it. I would definitely recommend **Tile Doctor** as they were more than happy to give advice to you over the phone anytime,