



MT-10

Concrete, Interlock & Wood Sealer

High-Performance
Acrylic Protective Sealer
for Buildings & Hotels

DESCRIPTION

MT-10 is a high-performance, acrylic-based protective coating designed to deliver long-lasting sealing treatments for concrete, interlock pavers, and wooden substrates in buildings, hotels, and hospitality facilities. The product forms a durable hydrophobic and oleophobic barrier, preventing water absorption, chloride penetration, carbonation, and surface deterioration. By blocking these damaging agents, MT-10 helps maintain the integrity and aesthetics of lobbies, driveways, pool decks, patios, walkways, and wooden structures, while providing resistance to mold, mildew, and weathering. Its performance ensures extended durability, reduced maintenance costs, and preservation of high-end finishes, making it ideal for luxury hotels, resorts, and large residential complexes.

TECHNICAL CHARACTERISTICS

MT-10 Concrete, Interlock & Wood Sealer is a **Solvent**-based acrylic coating enhanced with titanium dioxide pigments and advanced additives. It penetrates porous substrates to create a protective film that blocks the ingress of water, chlorides, carbon dioxide, and other aggressive elements. This helps protect reinforced concrete against corrosion, while also pre-serving the surface quality of interlock paving and wood exposed to outdoor conditions. The coating is UV-stable, non-yellowing, and glossy, ensuring surfaces maintain their appearance without cracking, peeling, or flaking, even under harsh sunlight and weather extremes. Its low-VOC, eco-friendly formulation complies with sustainable construction requirements and is safe for use in indoor hotel areas as well as outdoor façades, driveways, or pool surrounds. The product provides excellent wetting, pore-sealing, and adhesion, making it reliable for both vertical and horizontal applications.

ADVANTAGES

- Simple to apply by brush, roller, or spray equipment.
- Creates a hydrophobic and oleophobic shield against water, oils, and contaminants.
- UV-stable and non-yellowing – resists cracking, peeling, and fading.
- Enhances durability of hotel walkways, pool decks, façades, and wooden furniture.
- Prevents mold, mildew, and biological growth, without leaving a slippery finish.
- Strong adhesion to concrete, interlock pavers, and wood when surfaces are prepared correctly.
- Safe for both indoor and outdoor hotel use.
- Low VOC – environmentally responsible, compliant with green building standards.

■ WHERE TO USE

- Hotel driveways, interlock pavers, and entrance areas – prevents staining, wear, and efflorescence.
- Lobby floors, hallways, and decorative concrete – preserves aesthetics and durability.
- Swimming pools, spas, and waterfront areas – protects above and below water line.
- Wooden decks, outdoor stairs, and resort furniture – resists UV degradation, mold, and water absorption.
- Basement and retaining walls – forms a barrier against seepage and deterioration.
- Residential towers and hospitality complexes – prolongs service life of high-use flooring and exposed structures.

■ APPLICATION PROCEDURE

Surface Preparation

- Substrates must be clean, dry, and structurally sound, free from grease, oils, waxes, mold, efflorescence, and loose materials.
- Glossy surfaces should be sanded or mechanically abraded.
- New concrete must be fully cured with moisture content below 4%.

Product Preparation

- Stir thoroughly before use.
- Do not dilute or mix with other products.
- Ensure material temperature is between 10–30 °C.

Application

- Apply using brush, roller, or spray (HVLP/airless).
- Maintain uniform coverage with overlapping strokes.
- Allow to dry -1 hour before recoating.
- Apply two coats for full protection.

Drying & Curing

- Tack free: ~1 hour.
- Recoat time: 2–4 hours.
- Light foot traffic: 24 hours.
- Full cure & chemical resistance: 7 days.

■ COVERAGE

- Concrete & interlock: ~55–65 m² per gallon (200–220 ft²/gal).
- Wood surfaces: ~45–55 m² per gallon (160–180 ft²/gal).
(Coverage varies with porosity and surface texture.)

■ STORAGE

- Store in original sealed containers between 7–30 °C.
- Protect from freezing and direct sunlight.
- Shelf life: 12 months unopened.

SAFETY INSTRUCTIONS

- For professional use only.
- Wear gloves, goggles, and protective clothing.
- Ensure adequate ventilation.
- Avoid contact with eyes and skin.
- Keep away from heat, sparks, and open flames.
- Dispose of soaked rags safely to avoid spontaneous combustion.
- Refer to SDS for full health, safety, and environmental guidance.

TECHNICAL DATA (Typical Values)

| Property | Value / Range | Notes |
|--------------------|---------------------------|---------------------|
| Vehicle Type | Acrylic | - |
| Pigment Type | | - |
| Appearance | Clear / Glossy Finish | - |
| Volume Solids | 20%- | ASTM D2697 |
| Viscosity | 90-95 KU | ASTM D562 |
| Density | 4.9 kg/gal 10.8) lbs(| - |
| VOC Content | 250 g/L | EPA Method24 |
| Flash Point | ° 17>C | ASTM D56 |
| Wet Film Thickness | 3.6-5 mils | - |
| Dry Film Thickness | 2.2-3 mils | - |
| Coverage | 55-65 m ² /gal | Depends on porosity |
| Tack Free | 1-hour | ° 25@C 50% ,RH |
| Full Cure | 7 days | - |
| Shelf Life | 12 months | Sealed container |

FINAL PERFORMANCE / KEY PROPERTIES

- Creates a long-lasting hydrophobic & oleophobic barrier against water, oils, and contaminants.
- Provides chloride and carbonation resistance for reinforced concrete.
- Ensures UV stability - no yellowing, peeling, or cracking.
- Prevents mold, mildew, and algae in damp hotel areas.
- Withstands pedestrian and light vehicle traffic in high-use spaces.
- Enhances the appearance and service life of concrete, interlock, and wood in hotels and residential buildings

WARNING

Although the technical details and recommendations contained in this product data sheet are based on the best of our knowledge and experience, all the above information must be considered as indicative only.

Users must ensure, through prior testing, that MT-10 is suitable for the intended application and site conditions.

In every case, the user alone is fully responsible for any consequences deriving from the use of the product.

■ LEGAL NOTICE

- The contents of this Technical Data Sheet (TDS) may be copied into another project-related document; however, the resulting document shall not supplement or replace the requirements of the TDS in force at the time of application.
 - The most up-to-date TDS can be requested from Masters Touch Global Inc. or downloaded from the official website.
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