

Best Con Salt Wash



Salinity Remover & In Activator, Surface Neutralizing / Deactivating Treatment

1. Product Description

Best Con Salt Wash is a water-based surface treatment designed to assist in the removal of soluble salts, white salt deposits and efflorescence from porous mineral construction surfaces. The product is intended to clean and condition salt-affected substrates so that subsequent waterproofing, protective coating, paint, repair mortar or bonding systems can achieve a cleaner and more reliable surface.

The product is intended primarily for **surface salt contamination**. It should not be represented as an electrochemical chloride-extraction system for removing deeply embedded chlorides from reinforced concrete. Deep chloride extraction is a separate rehabilitation technology requiring specialized equipment and engineering control.

2. Key Benefits

- Helps dissolve and remove soluble salt deposits and visible efflorescence.
- Suitable for horizontal and vertical mineral surfaces when properly applied.
- Improves substrate cleanliness before waterproofing, painting, sealing and coating.
- Can reduce salt-related surface contamination that may interfere with adhesion of subsequent finishes.
- Suitable for use with controlled dilution and repeat treatment on heavily affected areas.
- Water-rinseable after treatment when used according to the application procedure.
- Designed for professional construction and maintenance applications.

3. Typical Applications

Application Area	Typical Purpose
Concrete walls / slabs	Remove visible salt deposits before coating, waterproofing or repair.
Brick and block masonry	Clean efflorescence and surface saline contamination.
Cement plaster / render	Prepare salt-affected surfaces for decorative or protective finishes.
Basement / damp walls	Remove surface salts after the moisture source has been addressed.
Roof / terrace concrete	Prepare mineral substrate before compatible waterproofing systems.
Pavers / precast concrete	Clean surface salt staining and improve appearance.

4. Technical Properties

Property	Typical / Recommended Value	Test / Observation
Appearance	Clear to slightly coloured liquid	Visual
Physical form	Liquid	Visual
Odour	Mild to acidic / characteristic	Organoleptic
Density @ 25°C	Approx. 1.05–1.15 g/mL*	Hydrometer / density cup
pH	Approx. 2–4*	pH meter / suitable paper
Water solubility	Miscible / highly dispersible in water	Practical observation
VOC	Water-based; no intentionally added solvent VOC target*	Formulation dependent

Shelf life	Up to 24 months in unopened original packaging*	Storage dependent
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* Typical/recommended values for TDS development; verify against the actual commercial batch specification before printing as a guaranteed value.

5. Performance Principle & Mechanism

Efflorescence occurs when water moves through porous masonry or concrete, dissolves soluble salts and transports them toward the surface. When the water evaporates, crystalline deposits remain. Therefore, a surface cleaner can remove visible deposits, but controlling the moisture source is also important if recurrence is to be minimized.

Best Con Salt Wash is intended to wet the contaminated pore surface and promote dissolution / mobilization of surface-accessible salts. Agitation and subsequent rinsing physically remove the dissolved contamination. On stubborn deposits, a repeat treatment may be required.

Important technical distinction: surface salt removal is not the same as removing chloride ions from the depth of reinforced concrete. Where reinforcement corrosion risk is suspected, chloride profiling and an engineer-led repair strategy should be considered.

6. Recommended Application Procedure

6.1 Inspection

Identify the source of moisture or saline contamination. Repair active leakage, rising damp, failed joints or drainage problems where practical before final coating.

6.2 Dry cleaning

Remove loose dust, laitance, loose paint, weak material and dry salt crystals using a stiff non-metallic brush or suitable vacuum method.

6.3 Pre-wetting

Lightly dampen highly absorbent mineral surfaces with clean water. Do not leave standing water.

6.4 Dilution

Start with 1 part Best Con Salt Wash to 3 parts clean water by volume for general contamination. For heavy deposits, trial 1:1 to 1:2. For light deposits, 1:4 to 1:5 may be used after a test area. Always optimize on the actual substrate.

6.5 Application

Apply by low-pressure sprayer, brush, roller or suitable pouring method. Maintain uniform wetting. Avoid uncontrolled overspray.

6.6 Contact time

Allow approximately 5–10 minutes while keeping the surface wet. Do not allow the treatment to dry on the substrate.

6.7 Agitation

For stubborn deposits, scrub with a nylon or stiff non-metallic brush.

6.8 Rinsing

Rinse thoroughly with clean water. Pressure washing may be used where the substrate and surrounding conditions permit.

6.9 Repeat

For heavy or persistent contamination, repeat the treatment after the first rinse and inspection.

6.10 Drying / coating

Allow the substrate to dry sufficiently and confirm that residual salts and chemical residues are removed before applying waterproofing, primer, paint or other coating.

7. Dilution & Coverage Guidance

Condition	Starting Dilution*	Indicative Consumption
Light salt / maintenance	1:4–1:5	Approx. 6–10 m ² /L of concentrate
Normal efflorescence	1:3	Approx. 4–8 m ² /L of concentrate
Heavy contamination	1:1–1:2	Approx. 2–5 m ² /L of concentrate

* Coverage varies significantly with substrate porosity, salt loading, surface profile, dilution, application method and number of treatments. Always conduct a test patch and calculate actual site consumption before procurement.

8. Compatibility & Substrate Limitations

- **Preferred:** cement concrete, cement plaster, brick, block, render, natural mineral masonry and compatible precast surfaces.
- **Test first:** coloured concrete, decorative finishes, polished surfaces, natural stone, terrazzo, previously sealed surfaces and sensitive coatings.
- **Avoid / protect:** aluminium, galvanized metal, sensitive metals, plants, glass, polished stone and surfaces that may be affected by acidic or reactive cleaners.
- Do not mix with bleach, chlorine-containing cleaners, strong alkalis or other cleaning chemicals unless chemical compatibility has been formally established.
- Do not use as a substitute for structural concrete repair, reinforcement corrosion treatment, damp-proofing or waterproofing.

9. Health, Safety & Handling

Best Con Salt Wash should be handled as a professional construction chemical. The final SDS supplied with the actual commercial formulation shall take precedence over this TDS for hazard classification, PPE requirements and first-aid instructions.

Topic	Requirement
PPE	Wear chemical-resistant gloves, protective eyewear/face protection and suitable work clothing. Use additional respiratory protection where required by site risk assessment.
Skin contact	Wash promptly with plenty of clean water. Remove contaminated clothing.
Eye contact	Immediately flush with clean water for at least 15 minutes and obtain medical attention if irritation persists.
Ingestion	Rinse mouth. Do not induce vomiting. Seek medical advice promptly.
Chemical mixing	Never mix with bleach, hypochlorites, ammonia or incompatible chemicals. Prepare dilutions in a controlled manner.
Spillage	Contain, absorb and collect according to local waste requirements. Prevent uncontrolled discharge to drains or waterways.
Site protection	Protect plants, metalwork, glass, finished coatings and adjacent surfaces from splashes and runoff.

10. Storage & Shelf Life

- Store tightly closed in the original, clearly labelled container.
- Keep in a cool, dry and well-ventilated area away from direct sunlight and incompatible chemicals.
- Recommended storage range: approximately 5–30°C; protect from freezing and excessive heat.
- Do not return contaminated material to the original container.
- Recommended shelf life: up to 24 months from manufacturing date when stored correctly and unopened; verify batch label.

11. Packaging

Recommended commercial packaging: **1 L, 5 L, 20 L and 50 L** HDPE containers, or other pack sizes as approved by Best Con. Actual packaging, net volume and batch identification should be confirmed on the product label.

12. Quality Control / Batch Release Tests

Test	Recommended QC Control
Appearance	Clear / uniform liquid; no abnormal separation or foreign matter
Density	Batch specification to be established by manufacturer
pH	Batch specification to be established by manufacturer
Salt-removal performance	Internal comparative test on standardized salt-contaminated mineral panel
Packaging integrity	No leakage; label and batch code legible

13. Application Quality-Control Checklist

- Confirm the substrate is sound enough to receive cleaning treatment.
- Identify and correct the moisture source where possible.
- Perform a small test area before full application.

- Confirm dilution and contact time on the test area.
- Keep the product wet during its working time; do not allow it to dry on the surface.
- Rinse thoroughly and inspect for residual salt or chemical residue.
- Allow adequate drying before primer, waterproofing or coating.
- Check adhesion compatibility before full coating application.

14. Troubleshooting

Observed Problem	Possible Cause	Recommended Action
Salt returns after cleaning	Continuing moisture movement or salt source	Correct dampness/leakage/source; repeat cleaning only after source control.
White crust remains	Heavy or poorly soluble deposit	Dry brush, repeat treatment, agitate and rinse; test substrate response.
Surface changes colour	Substrate sensitivity or excessive concentration/contact	Stop; rinse; reduce concentration/contact time; always use a test patch.
Coating adhesion is poor	Residual salts, moisture, dust or chemical residue	Rinse/clean again, allow drying, then verify substrate moisture and adhesion.
Metal staining/corrosion	Chemical contact or runoff on sensitive metal	Mask/protect metalwork and rinse accidental splashes immediately.

15. Limitations & Important Technical Notes

- Best Con Salt Wash is a **surface salt-removal treatment**; it does not guarantee removal of deeply embedded chlorides from reinforced concrete.
- Visible efflorescence may recur if water continues to transport soluble salts through the substrate.
- No chemical cleaning treatment can compensate for structural cracks, hydrostatic pressure, failed waterproofing or persistent water ingress.
- Compatibility with existing coatings, decorative finishes and sensitive stone must be confirmed by trial application.
- Do not apply in rain, when runoff cannot be controlled, or when substrate conditions are unsuitable for the subsequent coating system.
- The actual product SDS and batch QC certificate should be consulted for legally controlled hazard, transport and disposal information.

16. Technical Reference Basis

This TDS has been structured using established construction-chemical practice and publicly available technical guidance on efflorescence and salt-removal treatments. Industry references note that efflorescence is caused by soluble salts moving with moisture through porous mineral materials, and that surface cleaning can involve brushing, water washing, pressure washing or carefully controlled chemical treatment. Manufacturer guidance for comparable products also emphasizes test patches, controlled contact time and thorough rinsing.

- Concrete Society — guidance on removing efflorescence from concrete.
- Asian Paints SmartCare Salt Clean — product/application information for efflorescence treatment.
- Sika / Everbuild Salt Away — guidance on salt and efflorescence removal from mineral surfaces.
- Target Products CHLOR*RID — information on soluble salt/chloride surface contamination before coatings.
- FHWA — technical literature distinguishing surface treatment from electrochemical chloride extraction.

17. Manufacturer / Document Control

Brand	BEST CON
Product	Best Con Salt Wash
Document	Technical Data Sheet — TDS
Revision	01
Issue date	13 March 2019

Brand	BEST CON
Status	Technical draft / commercial specification to be validated by manufacturer QC

Disclaimer: The information in this document is provided as technical guidance for the intended use of the product. Actual field performance depends on substrate condition, salt type and loading, moisture movement, dilution, application method, temperature, rinsing and subsequent coating conditions. A site trial is recommended before large-scale application.