

FOUNDATION AND STRUCTURE

- Reinforced concrete structural floor.
- Two way reinforced concrete slab, with pillars and beams, according to European and Spanish regulations.

ROOF AND TERRACES

- Inverted flat roof with anti slip floor tiles, when practicable and gravel when not.
- Insulation and waterproofing according to the regulations.
- Glass balustrade, with hidden aluminum profile in the first floor.

EXTERIOR WALLS

- Brick cavity Wall with partly insulated cavity with extruded polystyrene.
- Exterior Wall rendering with cement mortar and finishes according to design.
- The pillars will be covered to break the thermal bridge.

PARTITIONS

- Double hollow ceramic bricks, rendered with cement mortar. Finished with gypsum plaster work and matt paint.

EXTERIOR CARPENTRY

- Thermal break aluminium profiles by Cortizo or similar, high quality.
- Security laminated glass CLIMALIT 3+3 / camera / 3+3.
- Thermal glass.
- Sliding doors with invisible track in the floor.

PLOT ENCLOSURE

- Street front-1m height wall + 1m height mesh.
- Division between plots: Stone finished retaining wall (when necessary) and metallic mesh.

HEATING AND AIR CONDITIONING

- Aerothermal heating systems LG for air conditioning/heating and hot water.
- Electric underfloor heating system for all bathrooms.

FLOORS

- Interior floors: Porcelanic tile
- Exterior floors: Anti slip Porcelanic tile.

SKIRTING BOARD

- Depending on the type of floor.

BATHROOM WALLS

- Porcelanic tile (different options to choose from)

ACCESS DOOR

- Security entrance door.

INTERNAL DOORS

- Standard height white lacquered internal doors, with hidden hinges.

WARDROBE

- Closets and walk-in closets following detailed design.
- Closets: White lacquered sliding doors with finger pull.
- Walk in closets: Without doors.

SWITCHES AND SOCKETS

- New Unica Schneider. (or similar).

◆ QUALITY SPECIFICATIONS

LIGHTING

- Downlight LED on ceilings; in bathrooms, kitchens and corridors.
- Cove lighting in the living room.

SWIMMING POOL

- Swimming pool with salt water system.
- Finished in white mosaic. Includes exterior shower.

GARDEN

- Grass seeds and automated irrigation systems.

SECURITY SYSTEM

Alarm / Camera / Door station/ Mobile App

KITCHEN

- Low and high units lacquered with finger pull system.
- Silestone worktop and splashback finished with Porcelanic tile.
- Siemens appliances; vitro ceramic hob, oven, microwave, dishwasher, fridge/freezer.
- Ceiling extractor.
- Washing machine / dryer.
- Built-in wine cooler

BATHROOMS

- Sanitary Villeroy and Boch (or similar). Including suspended toilets.
- Resin shower tray .
- Taps: Hansgrohe (or similar).

