

BUILDING FEATURES

FOUNDATION : Foundation and armed concrete beams.

ESTRUCTURE : Unidirectional, formed by columns, flat beams and armed concrete beam.

ROOF : Flat, accessible and passable, type solarium, formed by exterior ceramic floor, qualities, waterproofing and thermal insulation.

HOUSE FEATURES

MASONRY

- ✓ The facade is formed by double wall bricks and a chamber with insulation panels inside, according to the regulations.
- ✓ Partitions of hollow double brick.
- ✓ Separation between houses. Solid perforated bricks with acoustic isolation DANOFON or alike, according to the regulations, Pillars coating and hollow brick large format walls among other rooms.

INSULATION

HEAT INSULATIONS :

- ✓ Insulation between land and house through ventilated air chamber, according to regulations.

SOUND INSULATION (IMPACTODAM SHEET)

- ✓ Top insulation floors with IMPACTODAM (sound insulation sheet) according to regulations.

COATINGSO

Facade: Mortar coating monolayer type, with roller printed finish in White colour.

Indoor:

- ✓ Smooth Paint in Walls and ceilings, washable, breathable, anti-mildew.
- ✓ False plaster roof in bathrooms and kitchen.

- All homes have contracted a ten-year guarantee insurance for damages for the fundamental work in compliance with law 38/99 of November 5 on building plane (LOE).
- In the opinion of technical team, the aforementioned materials will be susceptible to modification by others or alike of superior quality.



FLOORING AND TILING

Outdoor: Terraces and communal areas with large format porcelain.

Indoor:

- ✓ High quality, porcelain and large format tiles and skirtings all over the house.
- ✓ Kitchen bench and shower bathrooms area: high quality tiling.



CARPENTRY AND GLAZING

Outdoor:

- ✓ Exterior carpentry: aluminium lacquered in grey colour according to the European standard series.
- ✓ Double glass glazing and air chamber. Type CLIMALIT. (6+6+4).
- ✓ Balconies in lounge and bedrooms, depending on house type.
- ✓ Balcony railings in metal guides with security glass.
- ✓ Shutters in all Windows, bedrooms and living room.
- ✓ Bathrooms with tilt and turn window without shutter.

Indoor:

- ✓ Main gate with security lock, in White colour with panoramic peephole.
- ✓ Smooth lacquered passage doors with brass handles and latches in bathrooms.
- ✓ Wardrobes in bedrooms with one shelf on the top lacquered in White colour.



FACILITIES

Plumbing and bath fittings

- ✓ Indoor installation with thermoplastic pipes or another approved by the regulations and umbrella system from the ceiling.
- ✓ High quality bath fittings and mixer taps.
- ✓ Washbasins with cabinets.
- ✓ Toilets.
- ✓ Shower tray in bathrooms.
- ✓ Nuos Split inverter for sanitary hot water with 150 litres.
- ✓ Split air conditioning pre-installation in bedrooms and lounge.

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ELECTRICITY

- ✓ Indoor installation with mechanism BTICINO type or alike.
- ✓ TV socket in lounge and all rooms.
- ✓ Telephone socket in lounge and master bedroom.
- ✓ TV installation by cable and antenna .
- ✓ Extractors in bathrooms (excluding bathrooms with window in houses located at corners)

KITCHEN

- ✓ Full furnished, top and bottom cupboards, built-in single sink and worktop.
- ✓ Induction hob and extractor.

SOLARIUM (TOP FLOOR HOUSES)

- ✓ Electricity plug and TV antenna point.
- ✓ Water tap.

GARDENS (GROUND FLOOR HOUSES)

- ✓ Perimeter fence with monolayer built wall and refined finishes with scarping in White colour.

GARDENS

- ✓ Perimeter fence with wall finished in monolayer mortar.
- ✓ Children´s play and recreation area.

RESIDENCIAL COMPLEX AND COMMUNAL AREAS

- ✓ Two large areas of 1.239,58 square meters each.
- ✓ Pedestrian access and others with common areas of printed concreted and grass.
- ✓ Communal telecoms installation enclosed area (R.I.T.U.)with TV, telephone, internet, satellites.

SWIMMING POOL

- ✓ Two communal swimming pool for adults and children. Garden areas.

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