

## **BUILDING SPECIFICATIONS/QUALITY LIST**

### **STRUCTURE AND FAÇADES:**

- Reinforced concrete structure.
- External wall covering made of double brick partition with thermal insulation.
- Façade with continuous coating of white plaster, ceramic wall tiles and natural stone.

### **FLOORS AND WALLS MATERIALS:**

- Ceramic flooring throughout the house, terraces and solarium. Choice of selected materials.
- Smooth white plastic paint
- Tiling in bathrooms and kitchens in big format. Choice of selected materials.

### **INTERIOR AND EXTERIOR CARPENTRY AND GLASS:**

- Security entrance door.
- Internal doors in veined oak wood with horizontal finish.
- Fitted wardrobes with drawers and veined oak wood with horizontal finish.
- Exterior lacquered PVC carpentry with double glazing. Climalit brand or similar. Security glass in windows, with solar sensor.
- Aluminium blinds with motor.
- Indoor air recycling system.
- Garage gate with motor.
- Fully-fitted kitchen with ultra-compact surface on worktop (Dekton or similar). Set of appliances: Fridge. Induction hobs on island, extractor fan embedded on ceiling. Elevated oven and microwave. Integrated dishwasher.

### **PLUMBING AND SANITARY INSTALLATION:**

- Sanitary brand Roca or similar in white colour.
- Chrome steel mixing tap bathroom fittings. Thermostatic taps in showers. Roca brand or similar.
- Bathroom vanity unit with built-in wash basin and mirror.
- Built-in ceramic shower tray at ground level. Glass shower panel, optional clear or matt finish to choose.
- Production of domestic hot water by electric heater (Energetic efficiency through aerothermy).
- Water tap in garden and terrace.
- Washing machine on basement laundry room.

### **ELECTRICAL INSTALLATION:**

- Installation for high electrification up to 9.200W
- Type of mechanisms: Niessen, Simón or similar.
- Installation of individual video-intercom.
- Interior and exterior lighting. Interior with lights embedded in ceiling.
- Home Automation (Smart House): blinds, plugs, switches, video-intercom.

### **AIR CONDITIONING:**

- Installation of air conditioning in living room and bedrooms with interior distribution through ducts in false ceiling
- Radiant heating on bathroom floors.

### **INTERIOR URBANISATION:**

- Individual swimming pool with water cascade, solar shower and terrace in front of the living room. Swimming pool finished with ceramic tiles.

*The builder reserves the right to carry out modifications on the building works that might be officially imposed and those arising from technical, legal and commercial requirements.*

*This document is not contractual.*