

Building specifications



Foundations, roofs and façades

Foundations laid using micropiles firmly embedded and structure in reinforced concrete, complying with current regulations.

- Roofs will be flat and non-traversable. They will be executed with screeds to falls, waterproofing, insulation and exterior finishes.
- Façades will consist of double sheet and interior chamber with thermal insulation in accordance with the Technical Building Code and ceramic exterior coating, made of natural stone and single-layer mortar with silicate paint the same colour as the single layer.
- Interior divisions made of partitioning with ceramic brick. Thermal and acoustic insulation in accordance with the Technical Building Code.



Internal carpentry

Armour-plated door in access to home, made with steel structure and frame, matt white lacquered finish inside.

- Connecting doors in DM matt white colour.
- Built-in wardrobes. Wardrobe doors with the same finish as the connecting doors. This includes a luggage shelf and coat rack. Dressing rooms finished with textured paper.



Sanitary fittings and taps

Top-quality glazed white porcelain sanitary ware.

- Wall-mounted toilet with concealed cistern.
- Shower floors with anti-slip finish.
- Chrome mixer tap.
- Installation of unit with porcelain washbasin and mirrors in bathrooms.
- Shower screens in both bathrooms.



Plot

Private plot of each house, fenced with masonry wall and metal enclosure.

- Internal parking for vehicles, according to plot.
- Finished floor with use of artificial grass, gardening and non-slip ceramic flooring according to CTE.
- Private swimming pool 2.50m x 7.20m (internal dimensions), water surface area 18m².
- Shower in the pool area.



Exterior carpentry and window panes

PVC with air chamber and colour according to project, with double window pane with air chamber and solar control.

- Swinging/sliding windows and doors.
- Roll-up shutters made of aluminium sun shades filled with polyurethane foam in bedrooms, which are motorised in living room and master bedroom.



Flooring, tiling, ceilings and paint

- Porcelain stoneware flooring throughout the house and non-slip flooring outside (C3).
- Tiling in bathrooms made with ceramic tile.
- False ceiling throughout the house, which is removable in one of the bathrooms.
- Vertical and horizontal walls of the house in plain plastic light-colour paint.



Electricity, telecommunications and home automation facilities

Interior electrical installation equipped with top quality mechanisms.

- Data ports in living room and bedrooms.
- Pre-installation for charging electric vehicles.
- Communal antenna and TV sockets in living room, bedrooms and outdoor terrace on ground floor, according to regulations.



Kitchen

- Equipped with high and low furniture
- Countertop, front and sides of low furniture made of silica agglomerate.
- Equipped with induction hob, oven, extractor fan and stainless steel sink with swivelling chrome mixer tap.
- It is equipped with a refrigerator and dishwasher with integrated panels, and a microwave.



Air conditioning and ventilation

The air conditioning installation will consist of a heat pump, ducts in the false ceiling, and supply grilles in the lounge and bedrooms. A thermostat will be available to regulate temperature.

- Aerothermal sanitary hot water supply system.



Residential complex

Housing development perimeter enclosed, with surveillance cameras, according to project design.

- Solar panels according to regulations.
- Housing development has an access gate with automatic opening activated by remote control.



Energy rating of the project: Bt