



# SPECIFICATIONS



## **STRUC TURE**

- Reinforced flagstone, framing and reticulated grid of reinforced concrete.

## **BRICKWORK**

- Exterior walls with air chamber, heat resistant.
- Walls between apartments with sound proofing.
- Interior ceramic brick partition walls.

## **ROOFING**

- Rustic Arabic style tiling.
- Waterproofing and heat resistant.

## **FLOORING**

- Bedrooms, Living Room - Dining Room and entryway with aged marble.
- Baseboards of the same material.
- Stairs and partitions of the same material.
- Bathrooms floored in marble with underfloor heating.
- Stonework in kitchen.
- Terraces and solarium with rustic, "macerie" style earthenware flooring.

## **TILING**

- Bathrooms in marble up to a height on 1 meter (up to 2 meters in the shower area), finished with decorative moulding.

## **PLUMBING**

- Polybutylene with heat insulation for hot water.

## **KITCHEN**

- Fully equipped, with granite countertops and drop fronts with the following appliances: refrigerator, ceramic stovetop, oven and microwave (built-in), extractor hood, washer, dryer and dishwasher.

## **BATHROOMS**

- Wooden fittings and countertops without doors with superimposed links.
- Built-in mirror.
- Halogen spot lighting.

## **DRAINAGE**

- PVC, sound proof drainage.



## HOT WATER

- Heated by electric heater.

## SHEATHING

- Plastered interiors.
- Cement mortar on rustic exteriors.

## PAINTING

- Interiors, smooth plastic paint on walls and ceiling.
- Exteriors, smooth stony paint

## PREINSTALLED COMMUNICATION SERVICES

- TV/radio antenna, receptors in living room, bedrooms.
- Communal satellite dish.
- Basic telephone services.
- Preinstalled cable TV.
- Preinstallation for Integrated Services Digital Network or similar.

## AIR CONDITIONING

- Instalación de Aire Acondicionado (frío /calor) regulable en cada habitación
- Air conditioning installation (hot/cold) customizable control in each room.

## SANITARIOS

### TOILETS

- Roca o similar, de primera calidad.
- Roca or similar, top quality.

## FAUCETS

- All faucets will be top quality, Grohe or similar.

## WOODWORK

- Exterior:
  - Varnished wood
  - PVC in colour to be chosen by the
- Security entrance.
- Retractable PVC blinds in bedrooms.
- PVC windows, CLIMALIT double glazed or similar.
- Interior:
  - White lacquered interior doors in 2 and 3 bedrooms and natural coloured varnished wood in attic.
  - Wardrobes with lacquered wood fronts, white in 2 and 3 bedrooms and natural coloured wood varnish in attics lined on the interior with wooden panels and equipped with set of drawers, shelving, and coat hanger.



---

## OTHER FEATURES

- Alarm
- Safe-deposit box.
- Duplex style attics:
  - Hydromassage pool with continuous water heater on terrace.
  - Fireplace in living room.
  - Barbecue on terrace
  - Sauna on terrace
  - Outdoor shower on terrace

## EXTERIORS AND COMMUNAL AREAS

- Elevators in every building with garage access.
- Garages and storage rooms.
- Two outdoor pools
- Garden areas with tropical plants, areas with pergolas and decorative fountains.
- Security with 24-hour control booth.