

QUALITY SPECIFICATIONS

VILLA 9



QUALITY SPECIFICATIONS

FOUNDATION AND STRUCTURE

- Reinforced concrete structural floor.
- Twoway reinforced concreteslab, with pillars and beams, accoring to the 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, received with cement mortar. Finished with gypsum plaster work and matte paint.

EXTERIOR CARPENTRY

- Thermal break Aluminum 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 side).

PLOT ENCLOSURE

- Street front-1m hight wall+ 1m high 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

- According to the floor.

BATHROOM WALLS

- Porcelanic tile (differents 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 livingroom and master bedroom.

SWIMMING POOL

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

GARDEN

- Grass seeds and automated irrigation systems.

SECURITY SYSTEM

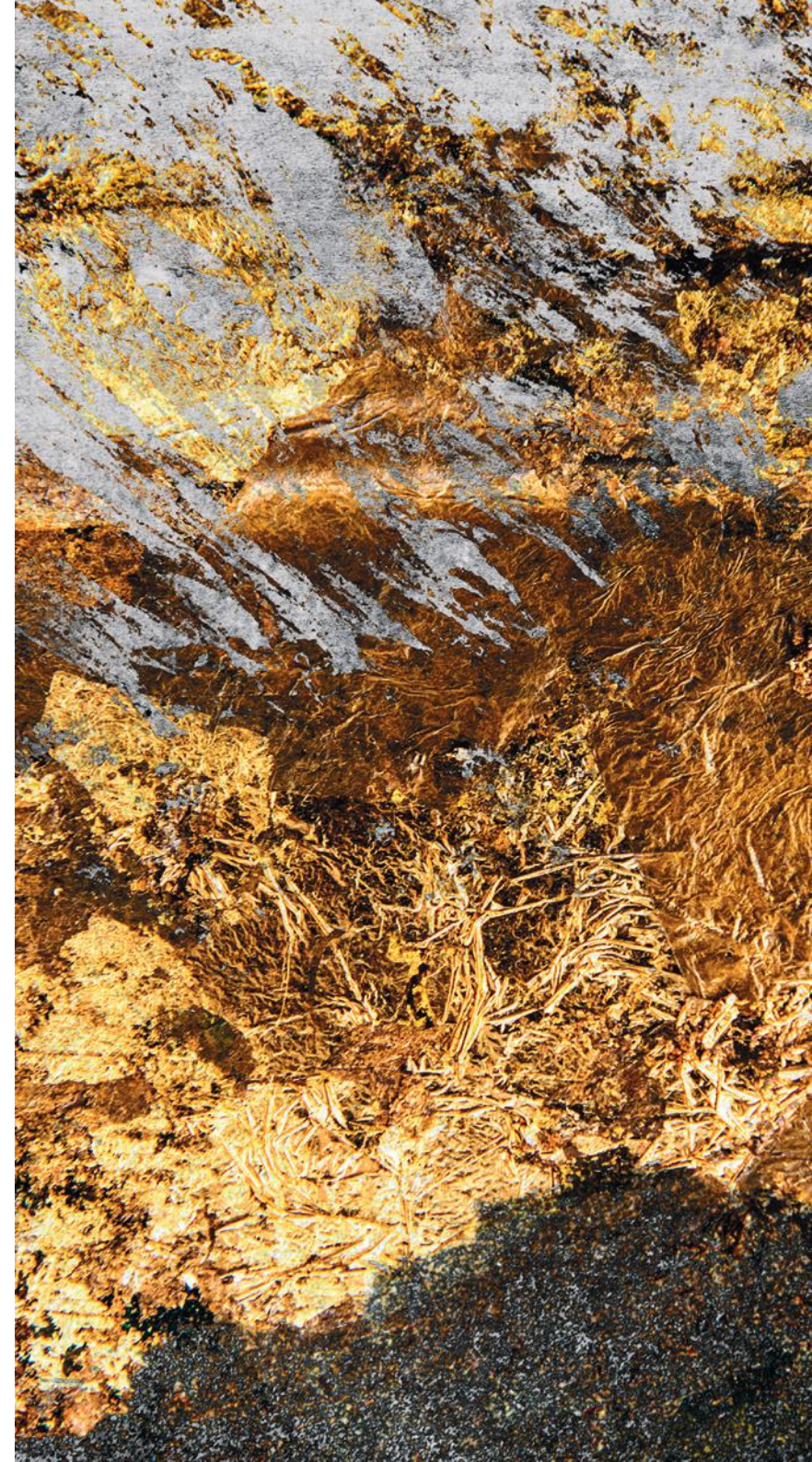
- Alarm / Camera / Door station/ Mobile App.

KITCHEN

- Low and high units lacquered with fingerpull.
- Silestone worktop and splashback finished with porcelanic tile.
- Siemens appliances; vitroceramic, oven, microwave, dishwasher, fridge / freezer.
- Ceiling extractor.
- Washing machine/ Dryer.
- Built-in wine cooler.

BATHROOMS

- Sanitary ware-Villeroy and Boch (or similar). Including Suspended hung toilets.
- Resine shower tray .
- Taps: Hansgrohe (or similar).





QUALITY SPECIFICATIONS

FLOORS TO CHOOSE FROM

INTERIOR



Porcelanic tile 75x75
Boreal white

Porcelanic tile 75x75
Mixit white

Porcelanic tile 75x75
Brancato beige

EXTERIOR



Antislip Porcelanic tile

LIGHTING



LED spot light & cove lighting



New Unica Schneider electrics



LED spot light

* If there is no availability of the materials shown here, they will be replaced with a similar one.



QUALITY SPECIFICATIONS

BATHROOMS WALLS TO CHOOSE FROM

BASE

FEATURE WALL



Porcelanic tile 30x90 Mixit blanco



Porcelanic tile 30x90 Boreal blanco



Porcelanic tile 30x90 Brancato beige

SANITARY WARE



Hansgrohe



hansgrohe talis S100



Pulsador villeroy & boch E200 blanco



Villeroy & Boch Subway 2,0



villeroy&boch memento



White resine shower tray

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DOORS TO CHOOSE FROM



Internal doors. 2,10m height, with hidden hinges



Door handle



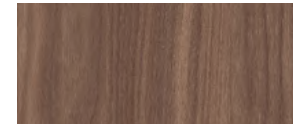
Sliding door handle

WARDROBES TO CHOOSE FROM

EXTERIOR



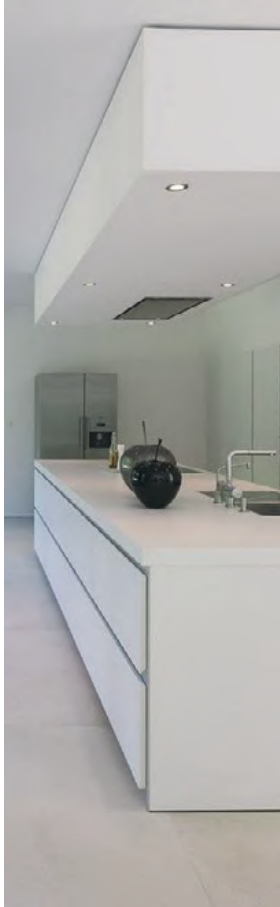
INTERIOR



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KITCHEN TO CHOOSE FROM



Finger pull white matt/gloss doors



Silestone Worktop



ELECTRIC APPLIANCES



Ceiling extractor



Induction hob, fridge/freezer, microwave, oven and dishwasher siemens / Washing machine & dryer

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