

QUALITY SPECIFICATIONS

ENGLISH

FOUNDATION

According to the geotechnical study carried out, a system of isolated footings has been chosen, braced together by means of purlins on the first floor, all for a better anti-seismic performance.

STRUCTURE

The structure of the dwellings in this development is planned to be built with pillars, the slabs will be made with waffle slabs of lost blocks and solid slabs both in porches and terraces. The interior stairs will be made of reinforced concrete slabs, all in compliance with current regulations. We also foresee the execution of a grounding network.

ROOF

The roof is flat and walkable in the solarium, with slopes formed by light aggregate concrete (arlite type), thermal and acoustic insulation, rigid extruded polystyrene panels, waterproofing with improved PN-7 bi-layer membrane adhered to the substrate and finished with imitation wood tile flooring, received with low-shrinkage cement mortar on screed suitable for outdoor use.

FACADES

- Brick façade with thermal insulation coated with single-layer mortar.

PARTITION WALLS

-The interior partitions are made of double plasterboard.

EXTERIOR CARPENTRY

- Exterior carpentry of first quality pvc with standardized profiles and thermal bridge break with double glazing with Climalit type chamber.
-Motorized blinds.

KITCHEN FURNITURE

- Design kitchen with hidden handles.
- Porcelain worktop.
- Stainless steel sink under worktop and mixer taps.

BATHROOMS

- Designer bathroom fittings in white color of first brand.
- Mixer taps.
- Shower column.
- Large format shower trays.
- Countertop washbasins and suspended bathroom furniture.

INTERIOR CARPENTRY

- Armored front door and white lacquered interior doors.
- Closets lined inside with textile.
- Doors of wood DM lacquered in white.

PAVEMENTS AND COATINGS

- The floors throughout the house are high quality wood-colored porcelain stoneware.
- Vertical walls in bathrooms with porcelain stoneware.
- Vertical walls in the house with smooth white matte plastic paint.
- False ceilings throughout the house.

EXTERIOR PAVEMENTS

- The porches and terraces are paved with non-slip stoneware in the same color as the rest of the house.
- Interior of the community garage finished in printed concrete or asphalt.

AIR CONDITIONING AND COMFORT

- Pre-installation of air conditioning through ducts.
- Aerothermal installation for the production of hot water in the house.
- Mechanical ventilation.

ELECTRICITY AND TELECOMMUNICATIONS

- Electrical installation according to REBT.
- High-end mechanisms inside the house.
- Exterior lighting by means of LED type luminaires.
- Telecommunications installation in accordance with current regulations with access to Internet and cable TV service operators.

SECURITY AND HOME AUTOMATION

-Video intercom.
-Video surveillance by means of cameras in accesses, garages and common areas.

OPTIONAL EXTRAS

- Underfloor heating installation in bathrooms.
- Power socket for electric car recharging in communal garage.
- Air conditioning.
- Electrical appliances package.
- Jacuzzi.
- Domotics.
- Interior lighting package.
- Lamps.
- Furniture pack.