

FEATURES

Structure and façade

The warm and elegant look of the façade is due to its construction in 6" ceramic brick with injected thermal insulation and interior air chamber, and the robustness of its reinforced concrete structure with reticular framework. The roof has double waterproofing and is insulated in accordance with prevailing regulations.

Woodwork

The front door to the home will be a security door, finished in beech, with chrome handle and fittings, security lock, outside door knob and fisheye peephole. The interior doors, with or without glass (plain) will be finished in varnished beech wood. All doors will have chromed handles with circular plate. The wardrobes will be built-in and modular, with plain, swing doors matching the rest of the woodwork and with matte chrome handles. They will be lined and have drawers, top shelf and hanging rail. The wardrobe in the master bedroom will include a safe and interior mirror.

Windows and exterior frames

The exterior window frames guarantee water tightness and thermal and acoustic insulation, with the consequent comfort and energy savings. This guarantee comes from the lacquered aluminium profile and "Climalit" type glazing, 8 + 4 + 6. The aluminium roller blinds are the same colour as the frames, with lever mechanism in lounge and master bedroom.

Walls and Ceilings

Entry hall, lounge, hallways and bedrooms have stratified floating flooring in a mahogany shade with matching skirting board, extending in the kitchen in 1-bedroom apartments. The main bathroom will be floored with porcelain stoneware tiles with large format tiles on the walls. Toilet, second bathroom and kitchen will have top quality stoneware floor tiles and the terrace flooring will be stoneware tiles for outdoor use. Interior partition walls will be Pladur type plaster.

Paintwork and finishes

The walls are finished with smooth, pastel colour plastic paint, and the ceilings with smooth, white plastic paint. False ceiling in toilets, bathrooms, hallway, entry hall and kitchen, with plaster coving in lounge-dining room, hallway and entry hall.

Heating and air-conditioning

Individual gas heating system. The boiler for domestic hot water and heating, of a top quality brand, is situated in the utility area and has domotics operated digital thermostat

adjustment programmer. The radiators are white lacquered aluminium. Pre-installation for Split system air-conditioning in lounge and bedrooms.

Kitchen

Fitted kitchen with top quality wall and base units. Kitchen comes with glass ceramic hob, electric oven and stainless steel extractor hood, as well as taps, stainless steel sink with draining board and installation for dishwasher. Installation for washing machine in kitchen or utility area.

Sanitary ware and plumbing

Interior pipes are copper and drainpipes are PVC. The chosen sanitary ware is top brand vitrified porcelain in pastel colours with selective flush to save water. The top brand taps are chromed steel mixer taps in the bathrooms and kitchen. The main bathroom has a countertop, decorative mirror and thermostatic taps.

Electricity and telecommunications

The homes have top brand light fittings with pilot lights in the hallways and entry hall. There will be jacks for telephone, terrestrial - digital TV in the kitchen, lounge and bedrooms. Satellite dish. Pre-installation for cable telecommunications. To complete the lighting in the homes, the bathrooms, hallways and landings will have halogen lamps. Video entry phone. Pre-installation for home cinema in lounge-dining room. Domotics system: flood detection in bathrooms and kitchen, fire detection in kitchen, on/off programming for heating from anywhere with GSM coverage, movement detection security system, all with connection to a central system.

Communal areas

Jointly owned communal areas with:

- Building vestibules and lift entry areas paved with marble and clad in noble materials.
- Movement sensitive lighting system in building vestibules.
- One lift per stairway with capacity for 6 people and automatic doors.
- Basement floor paved in continuous concrete with added quartz and walls finished with plastic paint.
- Porter facilities at access to the complex.
- Automatic door at general access to garage.
- Adult and children's pool and solarium.
- Minipool with hydro-massage.
- Paddle tennis court.
- Children's play area.
- Gardens and green zones

Upgrade options:

- Choice of paint shade.

- Optional complete air-conditioning system
- Optional installation of hydro-massage bath in the main bathroom.
- Option to change the bath for a shower.