

MEMORANDUM OF QUALITIES

ESTRUCTURAL ELEMENT

Foundations and top slabs in reinforced concrete.

ROOF AND FACADE

External walls: double hollow bricks (12 cm) + air camera (5cm) + Thermal isolation (2.5 cm) + hollow bricks (8cm).

Balconies with thermal insulation and double anti-damp asphalt coating.

Weathered roof tiles on thermal insulation elements.

INTERIOR DIVISIONS

Double walls with thermal & acoustic insulation between dwelling units.

Half-foot double hollow brick with thermal insulation in outer walls

Double hollow brick in interior walls within dwelling units.

EXTERIOR CARPENTRY

Balcony & window frames in aluminium.

Sliding doors in living rooms and sliding windows in the rest of the house.

STADIP type safety glass in entire dwelling.

INTERIOR CARPENTRY

Entrance door to dwellings equipped with safety lock in Andalusian style decorated wood.

Interior doors within dwelling units made of wood.

Electrical shutters in injected aluminium

Built-in cupboards made of wood with subdivisions.

FLOORS

Floors in cream-ivory marble in entire dwelling.

American Oak floating wooden flooring in all bedrooms (first floor).

First class stoneware floor tiles in basement.

KITCHENS

Lower and upper cupboards up to the ceiling.

Equipped with washing machine, dishwasher, fridge, oven and glass-ceramic hob and microwaves.

First class stoneware floor tiles.

White marble in walls and lower and upper cupboards area.

BATHROOMS

Floors & walls in combined marble in first floor.

Built-in washstand with top in main bathroom.
Shower with hydro massage module and hydro massage bathtub in main bathroom.
Sanitary ware with GROHE mixer tap and Bathroom units by JACOB.DELAFONT
Embedded mirrors in all the bathrooms

PAINT AND STUCCO FINISHING

Plastic paint on walls
Stucco mouldings.

OUTDOOR TERRACES

Rustic type earthenware floor tiling.
Pergola.
Equipped with SPA on upper floor solarium

COMPLEMENTARY FITTINGS AND TELECOMMUNICATIONS

Fully fitted air conditioning system, with heat pump.
Large fitted capacity thermal boiler for sanitary hot water.
Watering tap in terrace and garden
FM & TV aerial with satellite dish for reception of Spanish and foreign channels.
TV, fax and PC connection in living room and bedrooms.
Cable TV connection and RDSI internet connection.
Alarm and safety system installed.

System of automated control of the dwelling

LIGHTING

Corridors and bathrooms with halogens.
Bedrooms and the living room with lighting points.
Two lighting points in the living room.
Porch and terrace are wall lighting

GARDEN AREA

Private plot for each villa.
Communal swimming pool for use of villa owners.
Tropical gardens within development.

LIFT

Optional private lift for every dwelling, from the basement to the roof-terrace.

QUALITY CONTROL SUPERVISED BY AN APPROVED INDEPENDENT FIRM, PURSUANT TO LEGAL PROVISIONS

The developer reserves itself the right to change any of the above materials, provided it is replaced by one of a similar quality.
