

QUALITY MEMORIES

FOUNDATION AND STRUCTURE

- Foundation of the house, either with concrete slab or insulated footings, according to results of the geotechnical study *.
- Structure by unidirectional forging with reinforced concrete supports, reinforced concrete staircase and pool with gunite concrete and covered with tile.

CLOSURES AND FACADES

- Facade of the house with a perforated brick factory to cover on its exposed side, inner plastering, thermo-acoustic insulation according to C.T.E.-HS1 and internal lining of double hollow brick * and subsequent plastering of coarse plaster and trim of fine plaster ready to be painted.
- The cladding of facades will be finished with the placement of a ceramic porcelain tile of the Saloni brand, in some of its fronts and the rest with cement mortar and sand for later smooth paint for exteriors in white.
- Enclosure of the plot using a concrete block factory covered on both sides placed on concrete slabs and / or reinforced concrete walls.
- The rest of the enclosures of the plot will be made with simple twisting mesh and planting lines.

COVER

- Housing cover not passable, construction of slopes, asphalt sheet of 5Kg. of density and double armor, finishing with vertical walls with self-protected asphalt sheet, thermal insulation according to CTE, veil and rear spread of 40mm gravel. of medium thickness.
- Roof trusses by means of the placement of artificial stone drippings placed with cement mortar and sand previous impregnation of the gutter with cement glue.

INTERIOR COATINGS

- Construction of the interior partition walls of the house by means of a double hollow brick factory, covered on both sides with plaster of coarse plaster and trimmed with fine plaster * except in humid areas, (kitchen area and bathrooms) that will be finished with stoneware 1st quality brand Saloni up to the ceiling in different tones, according to holes.
- In horizontal walls, (ceilings) will be made by false plasterboard ceilings with records in the areas that require it for the placement of indoor ventilation units and ducts.
- Interior flooring of the house using porcelain stoneware 1st quality format 60x60 of the Saloni brand with skirting and stair treads of the same material and color.
- Roof terrace, porch and pool area using porcelain stoneware 1st quality format 60x60 slip.
- In the rest of the interior of the house the finish will be smooth plastic paint.

EXTERNAL WOODWORK

- Exterior carpentry of windows and doors in aluminum with dark gray RPT, sliding and / or folding doors according to spaces and dimensions.
- Blinds in aluminum bedrooms with a tone similar to the sheet and double glazing.
- Entrance door to a plot for motorized metallic sliding vehicles.
- Access door to pedestrian parcel, metal manual opening.
- Residential terrace railing formed with 8 + 8mm transparent glass subject with metallic structure anchored to the floor.
- Interior access rails in the metal plot.

INTERIOR CARPENTRY

- Door access to housing through blind security door with security lock, white lacquered.
- Smooth wooden white or oak finish door * with flashing in the same shade as the leaf. Steel fittings
- Wardrobes of the house by means of modules of blind folding doors of the same tone as the interior carpentry, interior finish in DM with shelves and hanging bars.
- Metallic stair railings.

PLUMBING AND SANITARY

- Sanitation network and separate evacuation connected to the municipal collective network.
- General indoor network of sanitary water distribution, with high density polyethylene pipe and different diameters.

- In bathrooms, Roca brand toilets white and Roca brand faucets with thermostatic faucets in showers and bathtub.
- In the main bathroom under counter furniture with two sinks, Roca mirror and taps.
- Shower enclosures and bathtub with fixed transparent glass anchored to the wall.
- Electric thermos of 150 liters with storage tank for sanitary hot water and compact system of solar contribution for thermos.

ELECTRICIDAD Y TELECOMUNICACIONES

- Electronic video entryphone with camera power button on the access door to the parcel and receiver with a camera placed at the entrance to the house, automatic opening of the door to the plot by means of a pushbutton incorporated in the receiver.
TV and TF sockets in living room, kitchen, bedroom on the ground floor, master bedroom and porch.

Degree of electrification of the single-phase elevated house with individual meter in a box approved by the electric company placed on the facade. -.

Electrical mechanisms of the Simón 27 white housing model. -.

Interior luminaires placed in kitchen and bathrooms Down light LED.-.

Outdoor luminaires in a plot, placed in several areas of the house's façade using a wall Leed focus.

16A single-phase domestic socket for vehicle recharging in parking area.-. Double plugged single-phase socket outlet on the porch next to the TV and Tf sockets.

CLIMATE CONTROL AND VENTILATION

- Installation of air conditioning and air conditioning by placing two indoor units placed on ceilings of ground floor and first floor connected to outdoor unit, heat pump, by air ducts with impulsion and return in plenum.
- Room thermostat placed in ground floor living room connected to indoor unit of ground floor and room thermostat placed in master bedroom on first floor connected to indoor unit of first floor.
- Hydroregulable ventilation circuit in bathrooms and kitchens.

EQUIPMENT

- Garden area through natural grass planted by seed dumping.
 - Accesses, steely and parking area of printed concrete.
 - Exterior parking space for two vehicles with pergola.
- Private pool of 7.00m x 5.00m and variable depth 1.00m to 1.60m of shotcrete after tetracero truss and subsequent interior finish in tiles with masonry staircase access and salt chlorination equipment.
- Fitted kitchen with silestone or similar hob and equipped with fridge, induction hob, extractor hood, oven and Bosch or Balay washing machine.