

FOUNDATION AND STRUCTURE

- Structural reinforced concrete floor
- Foundation according to the geotechnical report and bidirectional plates according to European and Spanish regulations

ROOF AND TERRACES

- Flat inverted roofs that guarantee optimal insulation thermal and tightness and partly walkable
- Insulation and waterproofing in accordance with regulations
- Glass railing, with hidden aluminum profile or stainless steel railing with horizontal rods on the 1st floor

EXTERNAL WOODWORK

- Premium aluminium or PVC joinery and double glazing, with thermal insulation interruption and sound insulation to save energy
- Sliding windows in living rooms, kitchen and bedrooms
- Motorized blinds in all bedrooms
- Sliding doors with invisible track on the floor side

HEATING AND AIR CONDITIONING

- Mitsubishi air conditioning with linear diffusers in hall, living/dinning and kitchen and separate remote controls, bedrooms with grilles
- Underfloor heating in from Daikin the bathrooms

INTERIOR & EXTERIOR DOORS FROM DOMPORTE

- White lacquered interior doors fsize 230 cm x 90 cm
- White pivot door size 246 cm x 104 x 40 cm cm (Other colours available)

SWIMMING POOL

- Heated pool, chlorine based or salt water system
- White or blue vitrified mosaic tiles and outdoor shower from Astralpool
- Chill-out

KITCHEN

- Premium kitchen furniture, doors and drawers with brakes.
- High resistance material worktop from Silestone to combine with the kitchen cabinets, sink and mixer taps by NOKEN - PORCELANOSA® or Hansgrohe®
- Energy-efficient appliances A+++ from Bosch including: American refrigerator, steam oven, microwave, ceiling extractor hob, induction, dishwasher and winecooler.

FLOORS TILES FROM SALONI 90 CM X 90 CM

- First quality porcelain stoneware floors from the Saloni® GROUP
- Continuity between the interior floor of the villa and the exterior of the terraces, placed with waterproof adhesive and treated non-slip and exterior protection <https://www.saloni.com/en/product>
- An anti-shock plate is placed under all floors
- Walls in bathrooms with Urbatek (Porcelanosa) plates 240cm x 120 cm

BATHROOMS FROM PORCELANOSA

- Bathrooms equipped with PORCELANOSA® GROUP furniture
- Porcelain enameled white sanitaryware from PORCELANOSA® GROUP with water saving mechanisms
- Bathtub and shower in the master bedroom showers with 10mm tempered glass from PORCELANOSA® GROUP
- Wall mounted toilets toilets
- Towel dryer
- Low flow thermostatic taps from NK (PORCELANOSA) or HANSGROHE® in showers and bathrooms
- Built-in sinks or in designer furniture and with mirror.
<https://www.porcelanosa.com/uk/bathrooms>

LIGHTS FROM BPM LIGHTNING AND PHILIPS

- BPM LED downlight In ceilings of; bathrooms, kitchen and hallways
- PHILIPS LED downlights in ceilings of: living/dinning area and kitchen

MADTEL LINEAR AIRCONDITIONING CONDUCTS

- Linear diffusors in living / dining area, hall and kitchen

MITSUBISHI AIRCONDITIONING IN BEDROOMS

- Mitsubishi airconditioning with air passage grilles and separate remotes

HOME AUTOMATIZATION – DOMOTICA FROM ZENNIO

- Control of blinds, air conditioning and video portero

PLOT ACCESS GATE AND GARAGE DOOR

- Entrance gate and garage door, motorized and with remote controls

ELECTRICITY AND TELECOMMUNICATIONS

- Villa with a high degree of electrification, which meets the low electrotechnical voltage regulations
- USB charging points and DTT and radio connections in the kitchen, living room living and bedrooms.
- Installation of video intercom
- Indirect lighting in the living space
- Niessen, Tensa, Niko or similar
- Decks and porches with waterproof baseboards

DRESSING ROOMS AND WARDROBES FROM LAMOIRE OR DAKOR

- Wardrobes: lacquered sliding doors according to interior design with handle finger
- Dressing rooms: no doors

FINISHES & GARDEN

- Street side: 1.50 m high wall with perforated mesh of 0,50m or 0,50m glass
- Division between the plots: Rigid fences of 2 meters high
- Easy maintenance with automated irrigation system

KNC THERMOSTAT

- Included

EXTRAS

PNEUMATIC PANORAMIC ELEVATOR (MAINTENANCE FREE)

- From € 30,000.00

ELEVATOR WHEELCHAIR FRIENDLY

- From 20.000,00 €

PORCELANOSA OR LAGO KITCHEN

- From 35.000,00 €

MADTEL LINEAR DIFFUSORS IN FULL VILLA

- Price on request

WINDOWS FROM SCHUCO

- On request

SOLAR PANELS

- Network Connection Kit 5000W 25000Wh day Fronius Single-phase. This is a system of direct self-consumption without batteries, so that through this set of materials we can generate electricity in sunny hours. Does not require maintenance on any of its components and the duration average of these components is over 20 years.

AUTOMATIC POOL COVER OR POOL COVER

- On request, it depends on the size of the pool

UNDERFLOOR WET HEATING SYSTEM IN FULL VILLA

- Price on request

CHIMNEY FROM BIODAMINO

- Included

TOUCH SCREEN FROM ZENNIO - DOMOTICA

- Price on request