

QUALITY LIST – VILLA JAZMIN V

FOUNDATIONS AND STRUCTURE

Reinforced concrete foundations and structure compliance with CTE (Spanish Technical Building Code).

FAÇADE AND PARTITIONS WALLS

Façade enclosure with external wall in honeycomb bricks (11 cm and 7 cm interior ceramic block) in order to offer thermal and acoustic insulation, according to CTE.

Internal partitions in 7 cm ceramic blocks, finished with a spray-applied plaster surface.

Façade finish according to design combining porcelain stoneware and waterproof single-layer mortar, finished with paint coating.

ROOF

Accessible roof with thermal insulation, according to CTE. Railing in wall and glass like the rest of the exteriors.

FLOORING AND TILING

Top-quality flooring indoors. Ground floor garden with top-quality, anti-slip stoneware tiles.

Bathrooms tiled with high quality stoneware tiles and acrylic painting. **Decorative shelf with LED lighting** in the bathrooms.

OUTDOOR CARPENTRY AND LOCKSMITHERY

PVC outdoor carpentry, with hermetically sealed sliding doors, and thermal aluminium shutters. **Double laminated glass. Motorisation in large shutters** is included.

External garden doors with frame and panelling with aluminium profiles, according to design. Armoured entrance door, with CE marking, PVC exterior panel and smooth interior panel. Crowning of front wall of the plot with security glass.

Motorised vehicle access door to the garden.

INDOOR CARPENTRY

Interior wooden doors lacquered in white colour. Door frame in natural beech wood, lacquered "in situ" in white colour. Design according to management. Wheelchair accessible doors with **82 cm special width** in ground floor.

Modular wardrobes with folding doors lacquered. **Lined wardrobes in "lined textile" colour with drawers, shelves and clothes rank and 19mm board. Integrated LED lighting with opening sensor.**

Dressing room in master room, finished in "lined textile" colour, with 19mm board, drawers, shelves, clothes rank, trousers pull-out hangers and mirror.

PLUMBING, VENTILATION, SANITARY WARE AND SHW

Hot and cold water plumbing installation with PPR piping system. In compliance with CTE. Stopcocks in each wet room.

Installation of osmosis system integrated in kitchen tap.

Top-quality porcelain sanitary ware. Suspended WC with built-in cistern in both bathrooms.

Bathroom furniture in lacquered wood, according to design. Designer washbasins in Mineralmarmo or similar material. **Mirrors with LED lighting**. Built-in shower taps, with mixer, sprayer and hand shower. Built-in washbasin taps.

Shower tray with non-slip treatment in all bathrooms.

Domestic hot water system for the home by means of **aerothermal heat pump with 200-litre** storage tank.

Transparent safety glass shower screens in all bathrooms.

Forced ventilation system for interior air renewal by means of ventilation openings in PVC joinery and extractors in wet areas, to comply with CTE.

ELECTRICITY AND TELECOMMUNICATIONS

Telecommunications facilities according to CTE.

White *Simon 82* mechanisms or similar ones. Pre-installation of spotlights throughout the house.

Spotlights embedded in garden's walls and terrace to provide ambient lighting.

Video intercom. Interior monitor with a 7" colour screen.

Electrical socket for electric car in car park.

HEATING AND AIR CONDITIONING

Fiberglass ducts pre-installation for air conditioning. Separate pre-installation in each dwelling's floor.

Heating in all bathrooms by means of an **electric towel rail radiator**.

POOL

Reinforced concrete pool with Jacuzzi area. Solar shower is included, as well as an internal staircase, pool shell with sprayed concrete and reinforcement, LED colour spotlights, and glass mosaic tiles. Complete water treatment equipment by saline chlorination system with PH dosing pump.

Pre-installation of the heat pump.

Finished garden with pavement areas, artificial grass, pebbles, trees and landscaping according to design.

DECORATION AND PAINTING

Walls and ceilings' smooth finish with white plastic paint. Smooth plaster ceilings in corridors. Bathroom ceilings with special anti-humidity laminated plasterboard.

Upper floor's terrace and solarium railing with safety glass.

KITCHEN

White gloss doors and edges with LED lighting. Shock absorber hinges with *Blum Motion* system. **Compact or Silestones Marble Worktop**.

Bosh electrical appliances are included (induction hob, oven, extractor fan, fridge integrated in kitchen, dishwasher, microwave, and washing machine). **Wine cooler for 12 bottles of wine**.

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