



TERRAZAS AGUAMARINA BLOCKS 2 AND 3 (PM8) Dehesa de Campoamor (Alicante)



FOUNDATION AND STRUCTURE

- ✓ After a prior geotechnical study the foundations will be built in due accordance with the technical specifications of NBE-EHE-98 (National building standard for structural concrete)
- ✓ The safety coefficients used in structure calculations meet the seismic construction standard NCSE-94 and will comprise flat, hollow-core reinforced concrete floor slabs with column-mounted vibration compressed flooring blocks, also abiding by NBE-EHE-98.



FACADE

- ✓ Cavity brick wall finished in "Raspado" type one-coat mortar. Skirting board clad with extruded stoneware.
- ✓ Insulation and soundproofing cavity filling type Porexpan or glass fibre, abiding by standards NBE-CT/79 and NBE-CA/88.



ROOF

- ✓ In Block 2, slanting roof with ceramic Arabic type tiles
- ✓ In Block 3, flat non walk-on roof with a row of ceramic Arabic type tiles as trimming.



MASONRY

- ✓ Outer enclosures with ceramic brick cavity walling.
- ✓ Inner divisions with ceramic brick
- ✓ Interior walls and ceilings clad with plaster coating.



EXTERIOR CARPENTRY

- ✓ In block 2, monobloc, fireproof (RF-30) security door with four fixed anti-crowbar points, lined with oak veneer. Six bolt lock with double bitted security key. Side knob, inside handle and wide angle spyhole, including safety chain and draught-proofing strip.
- ✓ In block 3 monobloc security door with four fixed anti-crowbar points, lined with oak veneer. Six bolt lock with double-bitted security key. Side knob, inside handle and wide angle spyhole, including safety chain and draught-proofing strip
- ✓ Balcony doors and windows in white lacquered aluminium.
- ✓ Compact louver box with roll-up blinds in bedrooms and living room.
- ✓ Outer railings of galvanised iron with fan clusters. Parapet handrails in brickwork and aluminium.



INTERIOR CARPENTRY

- ✓ Solid room doors with oak veneer moulded on both sides with top-quality hinging and locking mechanisms.
- ✓ Wardrobes. Wardrobe fronts with solid, oak-veneer folding doors moulded on the outside to match the room doors, top quality fittings and independent top storage sections.



TILING

- ✓ In bathrooms, toilets and kitchens the walls are tiled floor to ceiling with top quality ceramic tiles of the SALONI (*) brand or other top brand, with decorative fringe.
- ✓ In block 2 floor-to-ceiling tiled gallery with white ceramic tiling.



PAVING

- ✓ In block 2: hallways, stairways and landings in natural stone, polished and glossed.
- ✓ In block 3: housing access stairway in anti-slip "Ferrogres" type extruded stoneware.
- ✓ Dwelling floor in SALONI (*) brand stoneware or other top ranking brand.
- ✓ In kitchen, bathroom and toilet stoneware paving to match the cladding. SALONI (*) brand or other top ranking brand.
- ✓ Balconies with anti-slip extruded stoneware, "Ferrogres" type or the like.



INSIDE FINISHES

PAINTWORK

- ✓ Indoor walls painted with white plastic spray-on texture with flattened or smeared flecks.
- ✓ Ceilings finished with fine-fleck spray-on texture.
- ✓ In kitchens, bathrooms and toilets, smooth white plastic paint on ceilings
- ✓ Built-in wardrobes: ceilings and walls in white smooth plastic paint.
- ✓ Polyurethane based lacquer on room doors and wardrobe doors.



SANITARY APPLIANCES AND TAPS

- ✓ The main bathroom appliances in white glazed porcelain of the Roca or Jacob Delafon brand.
- ✓ In toilets: appliances in white glazed porcelain of the of the Roca or Jacob Delafon brand.
- ✓ Mixer taps of the Roca or Grohe (*) brand.
- ✓ Supply of bathroom and toilet accessories



PLUMBING

- ✓ Copper hot and cold water distribution system (hot system lagged) with top quality taps.
- ✓ PVC drains
- ✓ Inside drain for dishwasher and sink.
- ✓ In block 2. Gallery water inlet and drain for washing machine and sink.
- ✓ In block 3. In first-floor courtyards, water inlet and drain for washing machine and sink.
- ✓ Hot water generated by 75 litre electric water heater in two- and three-bedroom houses



ELECTRICITY

- ✓ In accordance with the low voltage regulation with top quality mechanisms.
- ✓ 5-circuit mains system
- ✓ Top quality rocker light switches in bedrooms



GLAZING

- ✓ Exterior: Double glazing 4-6-4 mm with "Climalit" (*) type air cavity.



SPECIAL EQUIPMENT

KITCHEN

- ✓ Single-basin stainless steel sink with mixer tap. High and low cupboards of a top brand. Glass ceramic hob, oven, smoke extractor hood, fridge and washing machine of a top-ranking brand.

DECORATIVE TRIMMINGS

- ✓ Plaster moulding in living room



SUNDRY FACILITIES AND EQUIPMENT

- ✓ Communal telecommunications infrastructure abiding by RDI/98 and D279/99 giving access to basic telephony services, cable telecommunications and radio broadcasts, terrestrial TV and satellite TV.
- ✓ Telephone and TV pickup point:
- ✓ Three bedroom houses, in the living room, master bedroom and kitchen.
- ✓ Two bedroom houses, in the living room and master bedroom.
- ✓ Multi-split air conditioning system ready for installation in bedrooms and living room.



COMMUNAL FACILITIES AND GARDEN AREA

- ✓ Public lighting system, asphalted pathways, pavements, paved walks with benches and garden areas.
- ✓ Swimming pool. Coastal ecological trail.

N.B

(*) All brands and models may be replaced by other of similar price and quality characteristics at the discretion of the Architectural & Design Team.

INFORMATION AND SALES OFFICE:
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OBSERVATIONS: *These building and material specifications may be subject to changes for technical, legal or commercial reasons.*

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