

The constructor fulfills latest Spanish regulations on acoustic and thermal insulation, which are more restrictive than in the past, closer to other European countries standards.

Walls

Perimeter walls: 30cm exterior walls made by structural concrete block with white mortar coating, 3cm EPS insulation, 5cm rockwool insulation + plasterboard.

Partition walls: with plasterboard and rockwool insulation.

Windows and blinds

PVC 5 chamber window profiles. Security double glass. Motorized automatic blinds.

Floor

Porcelanic tiles (60x60 format or similar) and anti-slip porcelanic tiles on exterior terraces.

Exterior coating

White monocouche rendering mortar.

Interior coating

Plasterboard with white plastic paint.

Bathrooms

Finished with appliances, electrical underfloor heating in bathrooms.

Kitchen

Finished kitchen with appliances (oven, sink, cookplate, hood), granite countertop.

Possible customization of colour and materials.

Air conditioning

Pre-installation of HVAC air conditioning (cooling and heating) by ducts. Includes fiberglass ducts inside ceiling and copper tubing for machines.

Light appliances

LED lighting interior spotlights. Includes exterior light appliances.

Interior Doors and wardrobes

White lacquered doors (different patterns available). Built-in wardrobres, white lacquered.

Main door is a security armoured door, steel frame. Includes video-intercom for exterior door.

Garage gate and street gate:

Exterior gate (street) is sliding, motorized with remote control.

Garage gate is a 3 sectional gate, motorized with remote control.

Plumbing

PVC sewage. Reticular polyethylene piping for cold and hot water.

Solar panel in the roof for water heating. Supplementary water heater (electrical).

Anti-cal (water softener) and filter included.

Structure

Consist on reinforced concrete foundations, load bearing walls (no columns) of structural concrete blocks 20xx20x40cm with interior reinforcements. Pre-fab hollow core concrete slabs + poured concrete compression layer. Supplementary steel beam structure if needed.

Pool

Included: Measurements according to plans, included 2 lights and filtration equipment located in exterior room.

Pergola

Included. Built-in as with same finish as rest of the house. Transversal wooden beams.

Plants and vegetation (Optional)

Includes basic gravel as covering of non-tiled exterior surfaces.

OPTIONAL: possibility of adding plants and vegetations with an automatic irrigation system.