

QUALITY REPORT

WATERPROOFING AND ISULATION

Waterproofing of roofs using hot-adhered bituminous sheets. 100% of the roofs are tested by flooding or irrigation. Waterproofing of concrete walls using a draining layer and a layer of hot-adhered bituminous sheets, after application of bituminous primer. Thermally insulated roofs by several layers of extruded polystyrene.

FACADES AND PARTITIONS

Exterior walling of the house made of Ytong lightweight concrete blocks, 30 cm thick. Partitions made of Ytong lightweight concrete blocks, 10 cm thick.

COATINGS

Interior flooring in large-format porcelain stoneware, PORCELANOSA brand or equivalent. Exterior flooring in non-slip porcelain stoneware, large format, PORCELANOSA brand or equivalent. Tiling by PORCELANOSA brand or equivalent. Plinths and façade cladding by PORCELANOSA brand or equivalent. Removable false ceilings in wet rooms based on white lacquered aluminum slats and acoustic insulation.

INTERIOR CARPENTRY

Wooden doors with a special height.
Dressing rooms in the main bedrooms on each floor.
Wooden wardrobes in the rest of the bedrooms and in the hall.

EXTERIOR CARPENTRY AND GLASS

Lacquered aluminum carpentry with thermal break, CORTIZO brand or equivalent. Glazing made up of 2 sheets of laminated glass with solar control and low conductivity. Exterior railings in stainless steel or 8+8mm laminated safety glass.

SANITATION, PLUMBING AND HVAC INSTALLATIONS

Installation of high-efficiency aerothermal energy for the production of hot water and underfloor water heating.
Installation of underfloor heating, UPONOR brand or equivalent, on the entire surface of the house.
Acoustically insulated sewerage network throughout its layout using a layer of woolrock with a vapor barrier to avoid any noise or condensation.
Ducted air conditioning system with heat pump (hot and cold) throughout the house with zoned temperature control using the Airzone system.
Water leak detection system.

ELECTRICITY, LIGHTING AND TELECOMMUNICATIONS INSTALLATIONS

Motorized operation of blinds, with the possibility of integration into a home automation system. Electrical sub-panels and register boxes centralized by floor and hidden in elegant wooden cabinets.

HOME AUTOMATION

Possibility of control or programming from mobile devices of: blinds, video intercom, air conditioning, heating, video surveillance, etc.

EQUIPMENT

Bathrooms fully equipped with toilets, taps, furniture and mirrors by Porcelanosa brand or equivalent. Fully equipped kitchen by Porcelanosa brand or equivalent. Miele brand or equivalent appliances integrated into the kitchen furniture. Ceramic countertop by Porcelanosa brand or equivalent.

ELEVATOR

Possibility of elevator

ENERGY EFFICIENCY

Low energy demand thanks to a great thermal insulation of facades and glass.
Thermal conductivity of the Ytong blocks on the facade of 0.09 W/mK throughout its thickness.
This gives the enclosure magnificent values of approximately 3Km/W of thermal resistance and 0.35 W/Km of thermal transmittance, which is equivalent to a 10 cm thick layer of thermal insulation.
Low energy consumption due to the high energy efficiency of the facilities.

SWIMMING POOL

Pool with LED lighting and pre-installation for water heating. Terraces with non-slip Porcelanosa brand pavement or equivalent.

INTERIOR URBANIZATION OF THE PLOT

Extensive areas for planting grass, plants or trees.
Motorized vehicles doors and paved vehicle ramp with a gentle slope.

