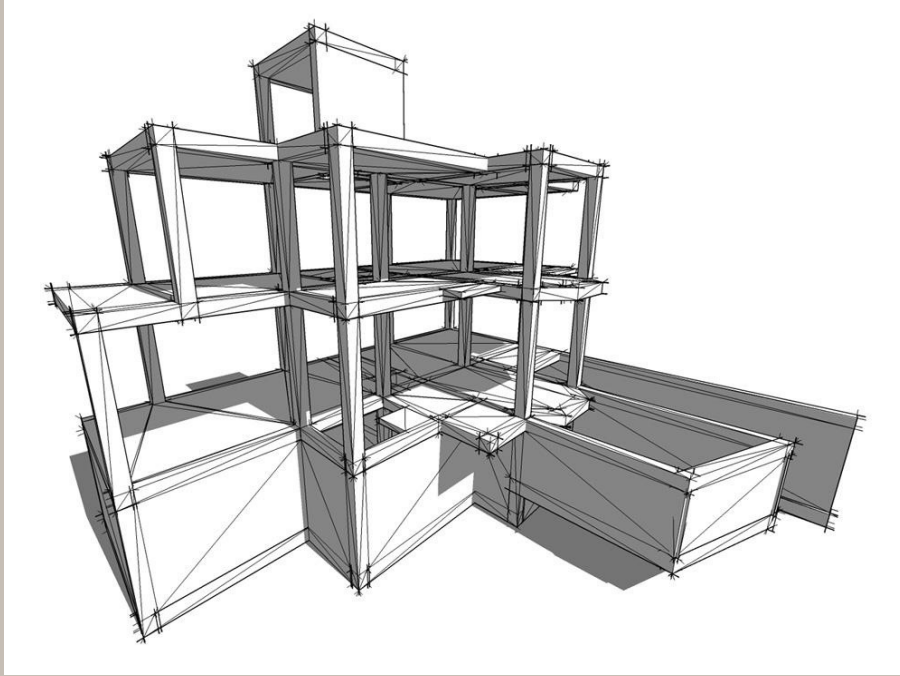


## 1.Foundation and structure



### Foundation:

1.1 HA-30/B/20/IIIa walls concrete pads including B-500S steel reinforcement.

1.2 B-500S Steel reinforced concrete HA-30/B/20/IIIa in walls including double side shuttering.

1.3 B500S steel reinforcement concrete HA-30/B/20/IIa in foundation slab.

1.4 For urbanization walls work: B-500S Steel reinforced concrete HA-30/B/20/IIIa including double side shuttering.

1.5 114 mm micropiles foundation including tubular profiles, injecting white cement type CEM 1 42,5 and 0,4 dosification according to EHE.

### Structure:

1.6 Unidirectional & auto resistant concrete HA-30/B/20/IIa 30+5cm thickness slab including B-500S steel reinforcement.

1.7 B-500S steel reinforced concrete HA-30/B/20/IIIa waffle slab including poured and vibrated.

1.8 B-500S Steel reinforced concrete HA-30/B/20/IIIa slope slab for the hiding stairs

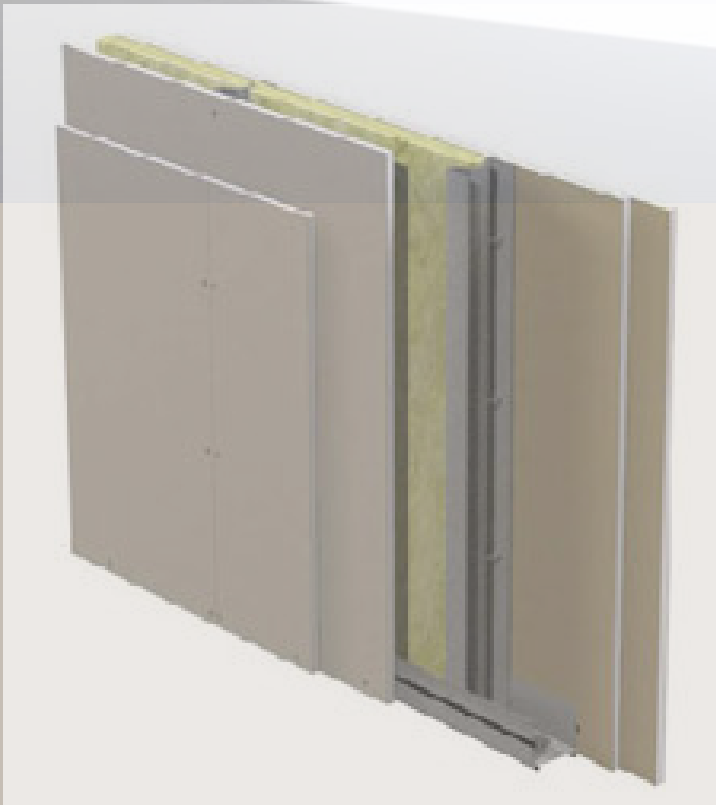
1.9 S275JR hot-rolled steel.

According to Código Técnico de Edificación (CTE. Approved by R.D. 314/2006).



## 2.Partition works

2.1 Self-supporting gypsum walls (Pladur) including double steel framing and thermal/acoustic insulation. (Transmittance=0,031 W/ m2K.)



2.2 74 cm thickness steel framing.  
2.3 15 mm thickness gypsun board  
pladur both sides.  
1.4 Mineral wool thermal acoustic  
insulation

### 3. Cladding works

3.1 False ceiling made of 15mm thickness plain gypsum boards fixed on galvanized steel hidden framing, including LED backlit effect above rod drapes. In bathroom and kitchen the gypsum boards are waterproof and on the terraces will be hydroplus boards (semi-exterior).





3.2 Façade made of cavity walls (double layering) including thermal/acoustic insulation, exterior finish plain/smooth waterproof single mortar in white color.





3.3 Exterior terraces  
partition walls cladded  
with porcelain stoneware  
in gray color by Inalco  
brand - Pacific gray.



3.4 Façade and retaining  
walls made of natural  
masonry stone.



3.5 Taupe scraped single layer mortar  
finish on the concrete walls of the  
neighboring plots

3.6 Oak wooden imitation synthetic paneling cladding in the bathroom sink area of bedroom 2.





#### 4. Roofing works

4.1 Passable solarium roof including linear water collection. Agged clobbestone in different sizes and thicker porcelanic anti slip finish, with artificial grass and thermal-acoustic insulation and waterproofing adhered to the main support through various fixing systems that guarantee its tightness.





## 5. Equipment

- 6 people capacity elevator. Totally accessible.





## 6. Equipmet

6.1 Siemens brand integrated electrical appliances:  
Oven, microwave, dishwasher, refrigerator, freezer, wine cellar, and induction plate.

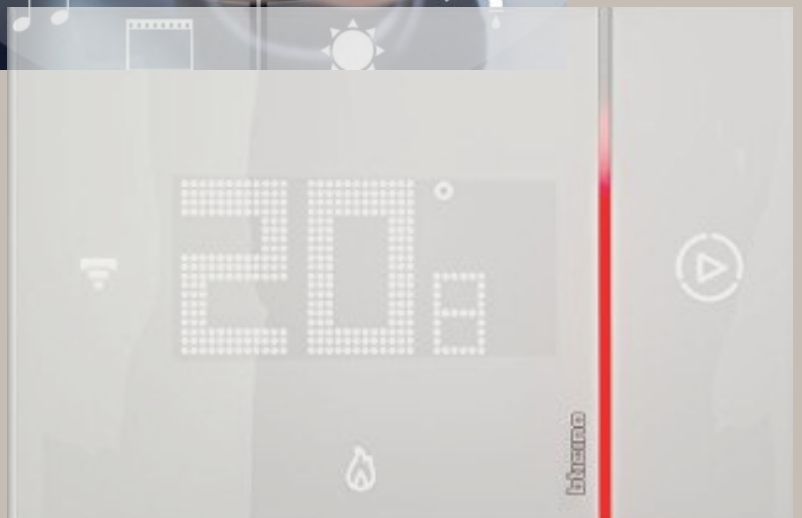
6.2 Extractor hood integrated in ceiling by Pando brand.



6.3 Home automation facility for: lighting, telephone, presence, air-conditioner.



6.4 Alarm with video cameras facility.



## 7. Exterior carpentry

7.1 Two white galvanized steel motorized sliding for pedestrian and vehicles access.

7.2 Motorized sectional garage door made of white aluminum slats filled with polyurethane and galvanized steel side guides





## 7. Exterior Carpentry

7.3 White lacquered security pivot entrance door cladded with Pacific grey porcelain finish by Inalco brand at the Solarium floor level.

7.4 White color security entrance door at first floor level.



## 7. Aluminum carpentry

7.5 Extruded white aluminum carpentry including thermal bridge break by Schuco brand or similar, embedded directly into the floor through a railing.

7.6 Double laminated glazed, including dehydrated air chamber and double perimeter sealing, with solar low emission control.





## 7. Carpentry interior

7.7 10 mm thickness Satindeco grey tempered glass for bathroom doors and fixed pieces.



7.10 Transparent tempered fixed glass partition in the shower's area of bathrooms 2 & 3.

7.8 2.80 m height hinged door, lacquered in the same wall finish tone, magnetized fittings and hidden hinges without flashing.



7.9 Fixed tempered glass partition Lamiglass gray in back side of the main bedroom bed headboard.



## 7. Carpentry

### Railing

7.11 Galvanized steel façade railing white color finish with Steel braces at the horizontal bands.



### Stair

7.12 White metal side stringer staircase including oak wooden treads. same finish as the first floor flooring finish.

7.13 Laminated glass railing including polished glossy edge for the interior stair.





## 7. Carpentry

### Kitchen and Pantry

7.14 Gray lacquered kitchen furnishing finish, combined with Lamiglass gray glass door showcases and oak interior finish. Pacific gray porcelain countertop by Inalco brand including top oak wood piece.



## 7. Carpentry

### Laundry

7.15 White lacquered laundry furnishing finish at the basement level.

### Bathrooms

7.16 Hanging furnishing with lacquered finish, white Corian countertop and LED backlit mirror.

7.17 Main bathroom: Twin wash basins furniture lacquered in grey color.

7.18 Bathroom 2: Twin wash basins furniture lacquered in grey color.



7.19 Bathroom 3: Gray lacquered finish furniture combined with natural oak.





## 7. Carpentry

### Wardrobe/Closets

Secondary bedrooms wardrobes:

7.20 Custom made wardrobes including hinged doors in bedroom 4, and sliding doors in bedroom 2 & 3, lacquered the same as wall color. Interior design including drawers, illuminated shelves and hanging rods with leather finish.



## 7. Carpentry

### Main bedroom wardrobe

7.21 Custom made closet including hinged doors, metallic framing and Lamiglass gray color glass. Interior design including drawers, illuminated shelves and hanging rods with natural oak finish.





## 7. Carpentry

### Enrollables

7.22 Obscuration system by motorized roller shutters, opaque in white fiberglass, in all rooms on the first floor.



## 8. Plumbing

8.1 Hansgrohe brand thermostatic chromed shower fittings and Hansgrohe Axor model Citterio chrome in washbasins in main bathroom.



8.2 Hansgrohe bathroom fittings model Talis S chrome in other bathrooms.

8.3 Chrome shower head for all showers. Embedded square shape in main bathroom and extra-thin rounded shape hanged in the rest.





## 8. Plumbing

8.4 Flush porcelain shower trays manufactured on site with linear grid.



8.5 White color toilet Villeroy & Boch brand model Venticello hanged.

8.6 Villeroy & Boch brand embedded cistern with white glass push button model 300.

8.7 Stainless steel shower with sprayer without tray in the pool.

8.8 Osmosis facility.

8.9 Water intake point in solarium, terraces and garden.



## 9. Electricity

9.1 Mechanisms, push buttons and socket outlets of the brand Bticino livinglight axial in white color.

9.2 Ceiling openings.

9.3 Color video door station for every floor of the house.



9.4 Anodized aluminum profiles embedded in garage ceiling with interior LED lighting

9.5 Telecommunications facility.

9.6 Home automation facility including touch screen brand Bticino or similar, general lighting control, dimming regulation of some house area, commandable light points, telephone control, simulation of presence, on / off control of air conditioning, and alarm.



9.7 AACC machine ceiling openings 1,00 x 1,10 m size approximated with lacquered MDF boards.

9.8 Technical interior and exterior lighting.

9.9 Outdoor waterproof socket in solarium, terraces and garden.



## 10. Painting works

10.1 Plain plastic white satin paint on horizontal and vertical surfaces, two coats.  
Gray color in garage.

10.2 The front wall of the garage will be cladded with and ancient car track picture printed on a vinyl.



10.3 White satin enamel for metals on an antioxidant coating

## 11. Tiling works

11.1 Inalco brand porcelain tiling model Pacific large format gray 100x250 cm in the main bathroom, and white for the rest of the bathrooms.

11.2 Porcelain tiling Residence Ceramic 0,40 x 1,20 m gray matt color finish in the kitchen storage room and White matt color finish in the laundry room



## Tiling works

11.3 Inalco brand large format flooring, Pacific natural model 100 x 100 size in the interior of the ground floor and bathrooms. White aluminum skirting creating darkness.

11.4 Inalco brand large format flooring, Pacific white model, bush-hammered 100x100 size on the outside, covered terraces, on the terrace facing the pool and on the stairs down to the garden. Linear water collection included.



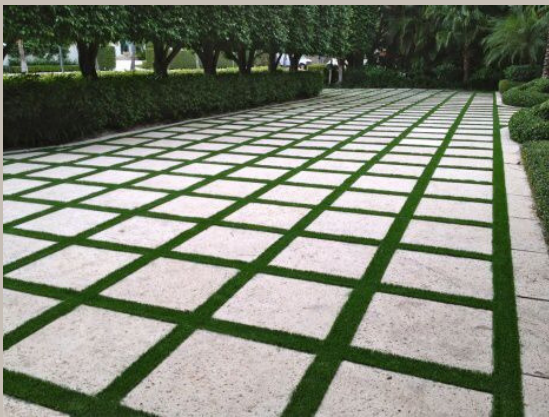


## 11. Flooring works

11.5 Windsor natural oak wood parquet flooring with 25 cm slats width and length 220 / 185cm on the first floor. Built-in skirting board same wooden finish.

11.6 Glossy gray smoothed concrete finish for the garage flooring.

11.7 Light colored porcelain flooring at the basement.



11.8 Aged cobblestone flooring in three different formats and colors (cocoa, ñora and hazelnut), combined with artificial grass at the vehicles access to the garage, and the solarium floor level.

11.9 White 60x120 cm size thicker porcelanic anti slip finish, combined with artificial grass the solarium floor level.

11.10 Artificial grass floor finish at the garage roof  
11.11 Prefabricated concrete flooring in the exterior stair





## 12. Heating, ventilation and air conditioning (HVAC)

12.1 Air conditioning facility through ducts with heat pump and linear gratings.

12.2 Aerothermy, pumps and tanks for hot water

12.3 Underfloor heating throughout the whole house, except in basement and garage





## 13. Pool

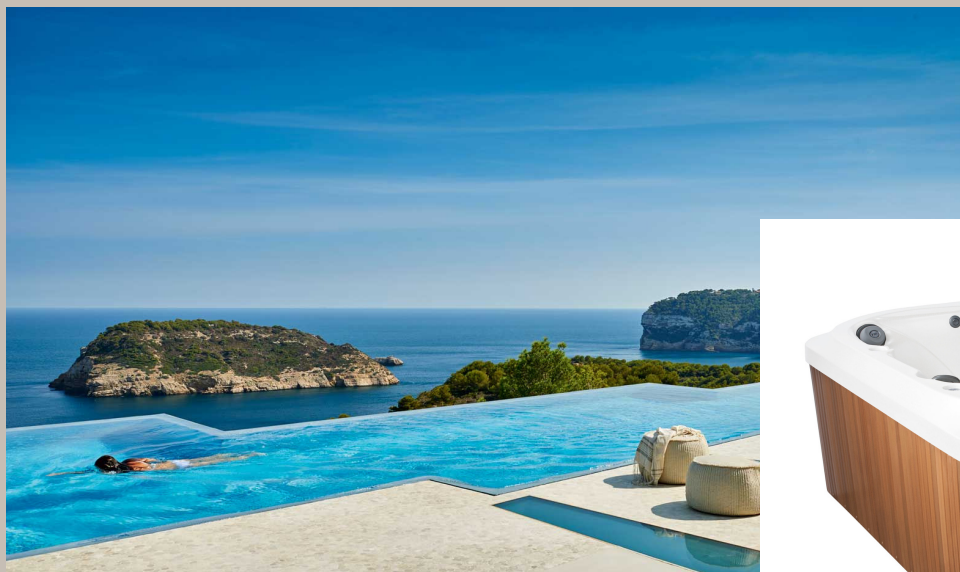
13.1 Overflow pool with porcelain finish Vulcanika Provenza model Raku blu 10cm x 60 cm size.

13.2 Disinfection of water through chlorine.

13.3 LED lighting.



13.4 Outdoor Jacuzzi-Spa for 6 people located in garden area, acrylic interior finish and synthetic wooden finish at the outer part.



## 14. Gardening

14.1 Landscaping design, gardening including automatic irrigation system, programmer and lighting.

14.2 Variety of plants with minimum water demand and great heat and frost resistant: Ficus located in the masonry pot next to the façade wall.



14.3 Set of plant pots over the bark of the tree at the garage roof.





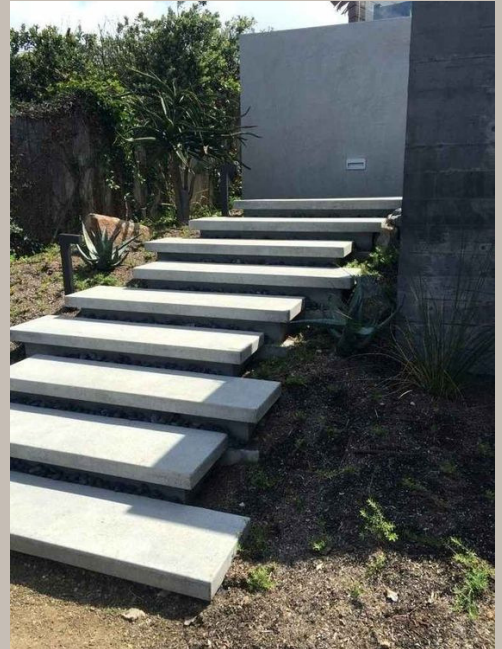
## 14. Gardening

14.4 Olive, ficus or pines trees in pots located next to the outdoor stairs; also in the garden.

14.5 Grass floor finish in the plain areas of the garden and different plants for the sloped areas (aptenia cordifolia, mesembryanthemum, carpobrotus, lantana sellowiana ...)

14.6 Mediterranean plants groups (lavender, artemisia, ballota ..) with different colors, in masonry terraces, and in perimeter line of the plot.

14.7 Exterior stairs of the garden made of masonry.



# PRIDUM

DEVELOPER: SOCIEDAD LAGO  
SALADO S.L.

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