

Building Specifications – Phase II

FOUNDATIONS AND STRUCTURES:

- ✓ Foundations and structure of reinforced concrete, in compliance with current seismic resistance legislation and specific regulations regarding concrete structures.
- ✓ Open plan basement in Block 6.
- ✓ Aerated concrete flooring system to the ground floor in Blocks 4 & 5.

ROOFS:

- ✓ Waterproofed flat roofs, non-transitable (with layer of protective gravel).

ENCLOSURES:

- ✓ Wall enclosures with a coating of single layer rough finish cement and cavity wall comprising ceramic brick to the exterior, 12 cm double width air brick, polyurethane foam insulation and interior layer of 7cm / 4cm ceramic air brick.

EXTERIOR CARPENTRY:

- ✓ White PVC windows
- ✓ Roller blinds, with compact type headbox to bedrooms
- ✓ Double glazing with air chamber
- ✓ Reinforced main entrance door with telescopic spyhole, anti-leverage hinge and security lock.

INTERIOR OF THE DWELLING:

- ✓ Porcelain flooring to wet zones, interior stairs, ground floor terrace and basement stairwell (in Block 6)
- ✓ Floating laminate flooring to bedrooms, landings, hallways and dining room.
- ✓ Bathroom walls and gallery with ceramic tiling.
- ✓ Interior-facing brick walls with layer of plaster and finished with satin paint.
- ✓ Dropped ceilings to the dining room and bedrooms, false ceiling with pladur type laminated plaster to kitchen, hallways and bathroom in master bedroom; finished with satin paint.
- ✓ Removable false ceiling in hallway bathroom and cloakroom.
- ✓ Washable paint in kitchen.

INSTALLATIONS:

- ✓ Glazed porcelain sanitary fittings, except shower trays which are acrylic.
- ✓ High quality mixer taps to bathroom, cloakroom and kitchen.
- ✓ Hot and cold-water plumbing connections for washing machine and dishwasher.
- ✓ Electrical installation according to current legislation; low tension regulations and the supplier's own regulations. Classified as high-level electrification.
- ✓ Installation of air conditioning via conduits (hot/cold). Machines included.
- ✓ Installation of ventilation and air renewal system.
- ✓ Aerothermal split heating system for hot water supply.
- ✓ Installation of telecommunication connections in accordance with current regulations, including television and internet connection on the terrace; pre-installation on non-transitable roof.
- ✓ Preinstallation of hot and cold-water tap, and 40 mm drain, to roof terrace

INTERIOR CARPENTRY:

- ✓ Interior doors and fitted wardrobe doors in plain white.
- ✓ Wardrobe interiors with internal panelling, luggage stand and hanging rail.

VARIOUS:

- ✓ Fitted kitchen with 2cm plain worktop, Compac or similar, equipped with vitroceramic hob, electric oven and extractor fan.

DEVELOPMENT:

- ✓ Homes with private garden (finished with topsoil).
- ✓ Private underground parking for each home.
- ✓ Private communal pool.
- ✓ Communal garden areas with access from every home.



HOMES COMPLIANT WITH THE NEW TECHNICAL BUILDING CODE

TAYLOR WIMPEY DE ESPAÑA S.A.U. reserves the right to modify or change the materials, models and distribution of these specifications and plans with the purpose of improving the project in compliance with the criteria of the project technicians.

TAYLOR WIMPEY DE ESPAÑA S.A.U. WORKING WITH THE ENVIRONMENT

- Thermal insulation walls to homes to ensure better use of internal climatization systems (walls, exterior carpentry and glazing).
- Special selective flush system to WC (saving water).
- Garden areas with native plants.