

QUALITY LIST

Milos
SANTA ROSALÍA



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Foundations and Structure

- Reinforced concrete foundations and structure.
- Compliance with CTE (Spanish Technical Building Code)

Multifunctional zone

- Underground floor with English patio, mechanic ventilation and natural lighting
- Finished with porcelain stoneware, interior walls and ceilings finished with plaster and paint.
- Pre-installations of electricity, telecommunications, lighting, air conditioning and plumbing for a future bathroom or kitchen.
- Exterior PVC carpentry, with hermetic sliding doors, no blinds.
- Laminated double glazing
- English patio made with non-slip stoneware
- Laundry area.

Facade and Partitions walls

- Facade enclosure with external wall in honeycomb bricks (11 cm and 7 cm interior ceramic block) in order to offer thermal and acoustic insulation, according to CTE.
- Internal partitions in 7 cm ceramic blocks, finished with a spray-applied plaster surface in both sides.
- Facade finished according to design combining natural stone walls and waterproof single-layer mortar, finished with paint coating.

Flooring and Tiling

- Indoor rectified porcelain flooring.
- Ground floor garden with top quality non-slip rectified porcelain stoneware paving.
- Bathrooms tiled with high quality stoneware tiles and decorative shelf with LED lighting.
- Interior paving of the house and garden at the same level.

Outdoor Carpentry and Locksmithery

- PVC outdoor carpentry, with hermetically sealed sliding doors, and thermal aluminium shutters.
- Double laminated glass in large windows. Motorisation of this large shutters is included.
- External garden doors with frame and panelling with aluminium profiles, according to design.
- Armoured entrance door, with CE marking, PVC exterior panel and smooth interior panel.
- Motorised vehicle access door to the garden.

Indoor Carpentry

- Interior wooden doors lacquered in white colour. Design according to management.
- Wheelchair accessible doors with 82 cm special width in ground floor.
- Modular wardrobes with folding doors lacquered. Lined wardrobes in "lined textile" colour with drawers, shelves and clothes rack and 19mm board; interior LED lighting.
- Dressing room in master room, finished in "lined textile" colour, with 19mm board, fully finished with glass doors, with drawers, shelves, coat rack, pull-out trouser rack and mirror.

Plumbing, Ventilation, Sanitary ware and SHW

- Hot and cold water plumbing installation, in compliance with CTE.
- Stopcocks in each wet room.
- Osmosis system integrated in kitchen tap.
- Top-quality porcelain sanitary ware.
- Suspended WC with built-in cistern in the ground and first floor bathrooms.
- Designer wooden bathroom furniture.
- Designer washbasins.
- Mirrors with LED lighting.
- Built-in shower taps, with sprayer and hand shower.
- Shower tray with non-slip treatment in all bathrooms.
- Domestic hot water system for the home by means of aerothermal heat pump with 200-litre storage tank.
- Transparent safety glass shower screens in all bathrooms.
- Mechanic ventilation system for interior air renewal, to comply with CTE.

Electricity and Telecommunications

- Telecommunications and fiber optic installation according to CTE.
- White Simon 82 mechanisms or similar ones.
- Ambient lighting in garden, terrace and solarium.
- Pre-installation of spotlights throughout the house.
- Video intercom. Interior monitor with a 7" colour screen.
- Pre-installation of 7.2 kW electric car socket in car park. Including wiring and protections. Charger NOT included.

Heating and Air conditioning

- Fiberglass ducts pre-installation for air conditioning machines, with a separate pre-installation in each dwelling's floor.
- Heating in all bathrooms by means of an electric towel rail radiator.

Decoration and Painting

- Walls and ceilings' smooth finished with white plastic paint.
- Plasterboard ceilings “pladur”, with special anti-humidity panels in bathrooms.

Kitchen

- White gloss doors and edges with LED lighting.
- Shock absorber hinges with Blum Motion system.
- Compact or Silestone Marble Worktop.
- Bosch electrical appliances are included (induction hob, oven, extractor fan, fridge and dish-washer integrated in kitchen, microwave, and washing machine)

Solarium and Pool

- Swimming pool with jacuzzi located on solarium floor, with interior staircase, shotcrete tank with reinforcement, spotlights with LED lighting and tiled walls and floor.
- Solar shower.
- Complete water treatment equipment by saline chlorination system with PH dosing pump.
- Pre-installation for heat pump.
- Walkable solarium waterproofed with asphalt sheets and adapted for energy saving by means of insulation according to CTE, and finished with porcelain flooring and skirting.
- Combination of ceramic block parapets with waterproof mortar coating and glass railings according to design.
- Summer kitchen in solarium, with microwave-oven, mini fridge, sink and tap.
- Pre-installation of plumbing for Jacuzzi.
- TV point and socket.
- Ambient lighting.
- Pre-installation for photovoltaic solar panels.

"The descriptions, measurements, qualities, in short, the entire contents of this brochure are subject to the variations and modifications that the Law, Regulations, Public Bodies and other Administrations introduce, as well as in the event of the concurrence of technical or constructive circumstances with qualities equal to or superior to those contemplated".