



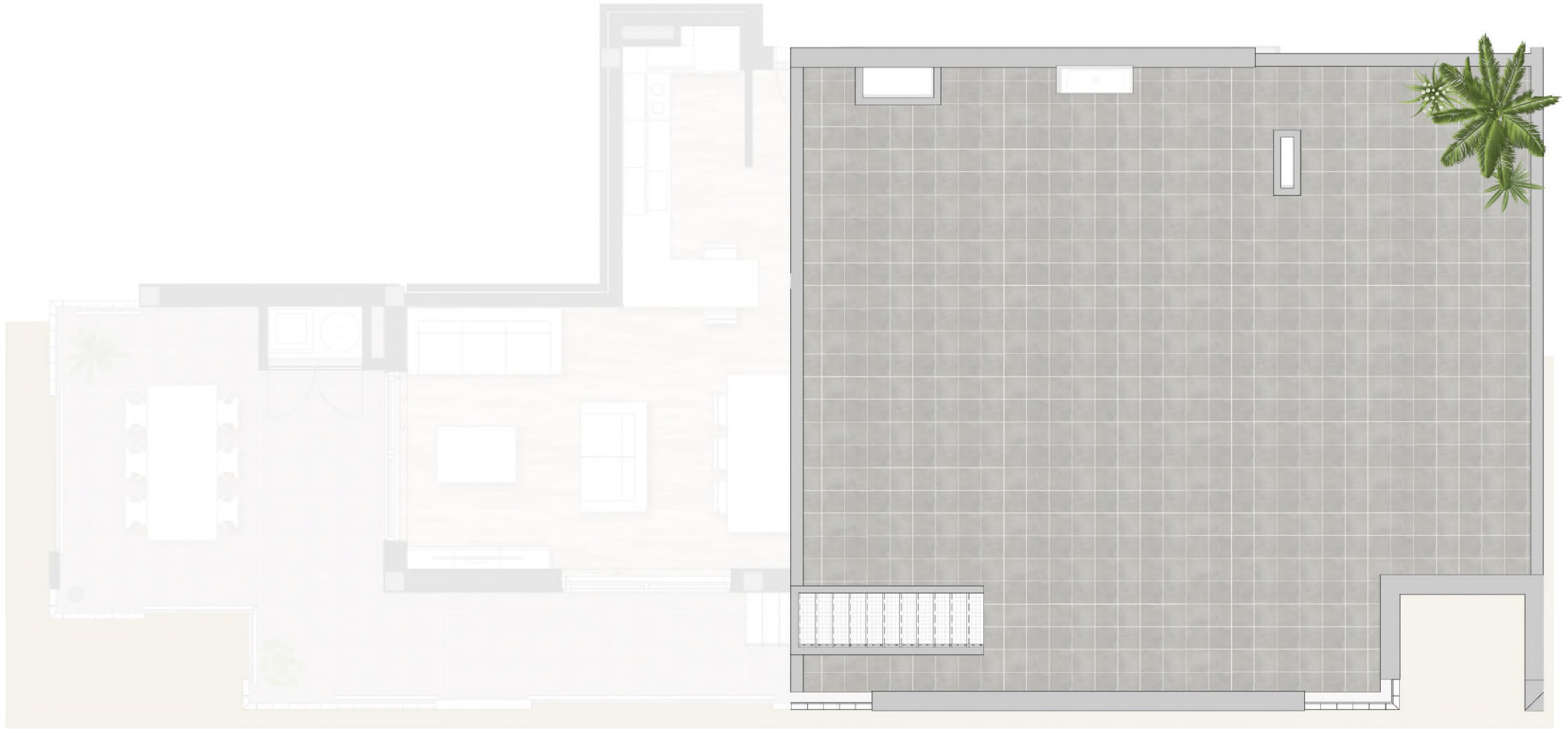
## VIVIENDA 2º 3ª PENTHOUSE 2º 3ª

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VIVIENDA 2º 3ª PENTHOUSE 2º 3ª	SUPERFICIE ÚTIL NETFLOOR AREA	SUPERFICIE CONSTRUIDA GROSS FLOOR AREA	
SALÓN COMEDOR COCINA LIVING - DINNING - ROOM	28,53 m <sup>2</sup>	CONSTRUIDA CERRADA ENCLOSED AREA	89,45 m <sup>2</sup>
DISTRIBUIDOR HALLWAY	4,48 m <sup>2</sup>	CONSTRUIDA TERRAZA (100%) CONSTRUCTED TERRACE (100%)	43,60 m <sup>2</sup>
BAÑO 1 BATHROOM 1	4,03 m <sup>2</sup>	<b>TOTAL SUPERFICIE CONSTRUIDA TOTAL GROSS FLOOR AREA</b>	<b>133,05 m<sup>2</sup></b>
BAÑO 2 BATHROOM 2	3,94 m <sup>2</sup>	CONSTRUIDAS ZONAS COMUNES CONSTRUCTED COMMON AREAS	5,17 m <sup>2</sup>
DORMITORIO 1 BEDROOM 1	13,98 m <sup>2</sup>	<b>TOTAL SC+ZZCC TOTAL GFA + COMMON AREAS</b>	<b>138,22 m<sup>2</sup></b>
DORMITORIO 2 BEDROOM 2	10,09 m <sup>2</sup>	**Las terrazas cubiertas se computarán urbanísticamente al 50% **Covered terraces will be computed at 50% in urban planning	
DORMITORIO 3 BEDROOM 3	8,34 m <sup>2</sup>		
LAVADERO UTILITY ROOM	0,80 m <sup>2</sup>		
<b>TOTAL SUPERFICIE ÚTIL TOTAL NET FLOOR AREA</b>	<b>74,19 m<sup>2</sup></b>		

SUPERFICIES EXTERIORES (No computables) EXTERIOR AREA (not computable)	
SOLARIUM SOLARIUM	73,00 m <sup>2</sup>
<b>TOTAL EXTERIOR TOTAL EXTERIOR</b>	<b>73,00 m<sup>2</sup></b>
<b>TOTAL SC+ZZCC+TOTAL EXTERIOR TOTAL GFA+COMMON AREAS+TOTAL EXTERIOR</b>	<b>211,22 m<sup>2</sup></b>

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## VIVIENDA 2º 1ª PENTHOUSE 2º 1ª

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VIVIENDA 2º 1ª PENTHOUSE 2º 1ª	SUPERFICIE ÚTIL NETFLOOR AREA	SUPERFICIE CONSTRUIDA GROSS FLOOR AREA	
SALÓN COMEDOR COCINA LIVING - DINNING - ROOM	28,55 m <sup>2</sup>	CONSTRUIDA CERRADA ENCLOSED AREA	87,55 m <sup>2</sup>
DISTRIBUIDOR HALLWAY	4,48 m <sup>2</sup>	CONSTRUIDA TERRAZA (100%) CONSTRUCTED TERRACE (100%)	36,35 m <sup>2</sup>
BAÑO 1 BATHROOM 1	3,33 m <sup>2</sup>	<b>TOTAL SUPERFICIE CONSTRUIDA</b> <b>TOTAL GROSS FLOOR AREA</b>	<b>123,90 m<sup>2</sup></b>
BAÑO 2 BATHROOM 2	2,71 m <sup>2</sup>	CONSTRUIDAS ZONAS COMUNES CONSTRUCTED COMMON AREAS	4,92 m <sup>2</sup>
DORMITORIO 1 BEDROOM 1	14,00 m <sup>2</sup>	<b>TOTAL SC+ZZCC</b> <b>TOTAL GFA + COMMON AREAS</b>	<b>128,82 m<sup>2</sup></b>
DORMITORIO 2 BEDROOM 2	10,25 m <sup>2</sup>	**Las terrazas cubiertas se computarán urbanísticamente al 50% **Covered terraces will be computed at 50% in urban planning	
DORMITORIO 3 BEDROOM 3	8,35 m <sup>2</sup>		
LAVADERO UTILITY ROOM	0,84 m <sup>2</sup>		
<b>TOTAL SUPERFICIE ÚTIL</b> <b>TOTAL NET FLOOR AREA</b>	<b>72,51 m<sup>2</sup></b>		

SUPERFICIES EXTERIORES (No computables) EXTERIOR AREA (not computable)	
SOLARIUM SOLARIUM	104,45 m <sup>2</sup>
<b>TOTAL EXTERIOR</b> <b>TOTAL EXTERIOR</b>	<b>104,45 m<sup>2</sup></b>
<b>TOTAL SC+ZZCC+TOTAL EXTERIOR</b> <b>TOTAL GFA+COMMON AREAS+TOTAL EXTERIOR</b>	<b>233,27 m<sup>2</sup></b>

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## TECHNICAL SPECIFICATIONS

### STRUCTURE

In reinforced concrete with two-way forged beams, reinforced slabs and shallow foundations.

### EXTERIOR ENCLOSURE

With factory ceramic system of phonic brick, air chamber and thermal insulation. System of solar protection based on with white concrete pieces designed for terraces.

### INTERIOR PARTITIONS

With brick partition walls and perlite finish.

### INSULATIONS

THERMA: based on high density rock wool and extruded polystyrene panels.

ACOUSTICS: based on high density rock wool.

### FACINGS

FRONTAGE: in continuous plastering.

COMMUNITY INTERIOR: in continuous plastering.

APARTMENT BASINS: partial porcelain stoneware rectified and textured.

FALSE CEILINGS: with drywall.

### FLOORING

APARTMENT INTERIOR: rectified and textured porcelain stoneware or wood floor.

APARTMENT EXTERIOR: rectified and non-slip porcelain stoneware.

COMMON AREAS: using rectified porcelain stoneware or natural stone.

ACCESS AND PARKING AREA: continuous concrete.

## **CARPENTRY**

EXTERIORS: in lacquered aluminum with thermal break or wood, composite glass with air chamber.

DOORS: white lacquered wood with brushed metal fittings.

BUILT-IN WARDROBES: melamine finishing (according to layout). Optional: lacquered finishing or natural wood veneer finishing.

ACCESS DOOR TO APARTMENT: in armored metal door with peephole, 3 point lock and security lock.

KITCHEN: white layered finishing, silver coloured fittings, synthetic quartz worktop or similar. Induction plate with integrated oven and extractor hood, stainless steel sink, faucet with water saving system and dishwasher pre-installation. Optional: lacquered finishing, quartz/ceramic worktop and panelled integrated appliances.

## **SANITARY AND FAUCETS**

TOILET: sanitary porcelain with surface cistern, double flush and brake lid.

WASHBASIN: ceramic countertop and embedded in bathroom layered cabinet and/or melamine veneer finishing with a drawer and mirror. Taps: Steel, single lever with water saving system.

SHOWERS: synthetic or acrylic flat tray with stainless steel single-lever mixer tap and practicable or sliding screen (according to layout).

## **BLINDS**

Motorized roller blinds, installed in bedrooms.

## **PLUMBING/AIR CONDITIONING**

Production and accumulation of hot water by high efficiency aérothermal system.

Air conditioning hot/cold with heating pump and distribution through ducts and adjustable discharge grills.

Automatic air renewal system in the home.



## ELECTRICITY

TV socket and data in living room and master bedroom.

Recessed LED lighting in hallways, bathrooms and kitchen.

Pre-installation of light points in lounges and bedrooms.

Lighting in communal spaces LED type with low consumption.

High energy efficiency elevator with no machine room

*Developer 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*