

## **QUALITY SPECIFICATIONS**

### CASABLANCA BEACH VILLAS

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#### **CARPENTRY**

- Metal doors and windows with Climalit glass and solar protection.
- Living room with double height ceiling.
- Transparent double-height glass walk-way in living room to connect rooms on the first floor.
- 3-floor concrete finish wall with wooden staircase fixed to the wall with its own built-in lighting.

#### **PLUMBING AND BATHROOMS INSTALLATIONS**

- Master suite bathroom decorated with Negro Maquina marble and free-standing bathtub. Adjustable glass curtain (made-to-measure with opaque or transparent finish) large shower with rain effect.
- Taps and bathroom fittings from leading suppliers.

#### **KITCHENS & LAUNDRY EQUIPMENT**

- Environmentally friendly waste disposal.
- Bulthaup kitchen with Gaggenau appliances and central island in Negro Marquina marble.

#### **FLOORING**

- Interior floors in high-quality marble with large tiles in the main living room and other sizes in the bedrooms, depending on final design.

#### **ELECTRICITY, LIGHTING, SOUND, SECURITY & HOME AUTOMATION**

- Green energy solutions – air heating or natural gas or solar panels.
- Smart home energy consumption control.
- Smart home with home automation system to control, remotely or onsite, the alarms and home access, heating, air conditioning, lighting, kitchen and bathroom appliances and blinds.
- Decorative night-time lighting.
- Installed exterior perimeter alarm.

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- Front door access in high-security see-through glass and wooden floor to ceiling doors throughout the interiors.
- Installation of music system with loudspeakers throughout the entire home.
- Le Corbusier electric mechanisms.
- 4 parking spaces with remote control and automatic opening of the access gate.
- Phone and Internet outlets in all rooms as well as loudspeaker system.

## **VENTILATION, AIR CONDITIONING & HEATING**

- Airzone air-conditioning with seasonal temperature control delivering hot and cold temperatures.
- Non-electric underfloor heating.

## **INTERIOR DESIGN & EXTRA FEATURES**

- Double height vertical garden in the living room.
- Spa with Turkish bath, Finnish sauna and Jacuzzi.
- Wine cellar with automatic temperature control.
- King-size aquarium with underwater landscape in basement and in the living room.
- Master bedroom with Onyx backlit headboard, walk-in wardrobe and en suite bathroom.
- Automatic blinds with mosquito nets and safe in the master bedroom.

## **OUTSIDE AREAS**

- Concrete, wood, glass and stone finishes on the façade, integrated and combined with vertical gardens.
- Exterior terraces and gardens with area for sofas, tables and hammocks.

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- Top roof with chill-out area barbeque, solarium, pergola, Jacuzzi, outside shower and pergola with awning.
- Infinity swimming pool with aquarium glass finish.
- Pre-installed heating for main swimming pool with hydromassage station and installation of counter-current swimming. Includes complete motorised safety cover system.
- Both swimming pools with saltwater.
- LED lighting.
- Raised vertical gardens.