

## QUALITY SPECIFICATIONS Sunrise Heights

### FOUNDATION AND STRUCTURE

- **Foundation** and the **structure** will be built with reinforced concrete.

### CLOSURES AND FACADE

- **External enclosures** of dwellings will be made with cladding continuous mortar, chamber insulation with projected polyurethane and interior partitioning through dry partitions with insulation. The **distribution** of the **interior** housing will be built with dry partition walls with insulation.
- **Partial walls** between the different houses will be executed with brick sound-absorbent material on both sides, with dry partitions and insulation.

### COVERS

- **Technical covers**, which house solar panels and outdoor air conditioners, will be tiled.
- The **terraces** and solariums will be floored with exterior stoneware from SALONI.
- The **solariums** will be floored with exterior stoneware from SALONI and artificial grass.

### INTERIOR FINISHES

- For **floors** we will use SALONI SUNSET BEIGE porcelain stoneware, and its baseboard material.
- The **bathrooms** will be tiled with SUNSET BEIGE porcelain from SALONI.
- The vertical walls of bathrooms and toilets will be tiled with SALONI porcelain tiles in the bath and shower area, the rest of the walls finished with plastic paint in the rest of the wall.

**Glass partitions** in shower area

- **Mirror** in bathroom sink area on the ground floor and upstairs bathrooms.
- **False plasterboard** ceilings throughout the house with logs in areas intended for indoor air-conditioning machines.
- **Smooth plastic paint** on non-tiled vertical walls and ceilings.

### EXTERNAL WOODWORK

- At the exits to the terrace from the living room and kitchen, the windows will be sliding shutters without aluminum shutters with thermal break with lacquered finish in the same interior color and exterior carpentry, with double glazing, in bedrooms they will be tilt-and-turn + fixed, with aluminum shutters with thermal insulation inside and drawers of insulated blinds, in bathrooms they will be tilt-and-turn

### INTERIOR CARPENTRY

- Access to the house by **security door** with security lock finished with lacquered panelling to match the interior carpentry.
- **Smooth lacquered** passage doors.
- **Modular cabinets with folding doors** lacquered to match the rest of the carpentry, even on the trunk and hanging bar.

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## PLUMBING AND SANITARY

- **Internal network of water distribution, with polyethylene pipe. In bathroom sanitary ware of ROCA Vitrified Porcelain, except enameled steel bathtubs and resin shower trays. In baths and showers thermostatic taps. In the rest of the sanitary fittings, single-lever taps. Individual electric thermos** for the production of hot water with contribution through system of Solar Energy.
- The washbasins are on countertops and mural depending on the type of home.

## ELECTRICITY

- Electrical installation according to R.E.B.T. with high degree of electrification. Illumination with lights in bathrooms and kitchen. TV, TF and Telecommunications in living room and bedrooms. Electrical mechanisms throughout the house Simon or similar.
- TV and TF sockets in living room, kitchen and master bedroom.
- Exterior luminaire by means of a façade.

## OTHER FACILITIES

- **Complete installation of air conditioning**, with heat pump (cooling and heating) and fiberglass ducts. Indoor unit in false ceiling of bathrooms and outdoor unit, mounted on technical deck.
- **Video Doorphone** with call receiver, and Tv colour image.
- Centralized and community installation of solar and ACS collection
- **Renovation of the interior air** of dwellings with extraction grills in bathrooms and kitchens.
- Fitted kitchen with Silestone countertop or similar and equipped with appliances.

## GARAGE

- Vehicle access door with automatic operation.
- Concrete floor with surface treatment of pavement.
- Storage rooms finished with plastic paint and floor tiles with stoneware.
- Vertical walls of parking area with concrete walls. Points of flushing water.

## URBANIZATION

- Swimming pool for community use with saline chlorination.
- Large garden areas.
- Social área and terraces for comunal use in the urbanization.

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