**Specifications**

EXTERIOR FINISH COMBINATION

· Kivide natural stone

· Decorative concrete finish

· Two-tone Graffiato coatings

· Decorative vertical louvres

GENERAL

· Concrete building envelope

· Thermal bricks: external 25cm, internal 10cm

· Ceiling height: villas – 2.95m, apartments - 2.95m

WALLS AND FLOORS

· Living rooms, dining areas and bathrooms have

ceramic tiled floors in two colours in villas

· Off-white painted internal walls and ceilings

· Laminate floors in bedrooms in villas

· Laminate floors in living room, dining and

kitchen in apartments

DOORS & JOINERY FINISHES

· Appartments: Fire-resistant entrance door with

security locking system, height – 2.2m

· Villas: Aluminium entrance door with security

locking system, height 2.2m

· Warm grey laminated internal doors

· Matt nickel door fittings and magnetic stays

· Double-glazed aluminium balcony doors with

thermal insulation, height –2.4m

· Bespoke built-in bedroom wardrobes,

LDSP and white matte finish

KITCHEN

· Built-in kitchen furniture

· Soft-close doors, Gola system, laminated chipboard

· Synthetic quartz worktop and splash back

· 120x60cm ceramic floor tiles

BATHROOMS

· Ceramic two-colour floor and wall tiles

· White porcelain sanitary ware, contemporary

chrome fittings and mixers from European brands

AIR CONDITIONING AND HEATING

· Provision for split units to all rooms

· Provision for underfloor heating to all areas

· Energy-efficient solar panels and supplementary

electric heating for hot water

ENERGY EFFICIENCY, ELECTRICS

· Photocoltaic system reduces general-purpose costs

· Class A energy efficiency structures

· White wall sockets and switches

· LED downlights in kitchen, living room, hallway,

bedrooms, bathrooms in villas

· LED downlights in kitchen in apartments

SECURITY

· High security locking systems for entrance doors

· Video phone system in all apartments and villas

TERRACES AND OPEN SPACES

· Safety glass balcony balustrades with

aluminium stanchions

· Provision for a swimming pool in the villas

STORAGE

· Combined wardrobe for washing / drying machine

· Convenient store rooms on the ground floor for

each apartment

PARKING

· Parking space for each villa (for 2 cars)

· One parking space for each 1, 2 and 3

bedroom apartment

· Special parking space for guests