



APARTMENTS

SPECIFICATIONS

“Trilogy is a family of three landmark buildings conceived with a common DNA in mind. Each one is unique and shares common genetic components with its siblings, linked into a single family group through a coherent architectural language.”

West & East Tower Apartments

SPECIFICATIONS

CONCRETE STRUCTURE

Anti-seismic high strength reinforced concrete structure optimised with wind tunnel modelling.

WALLS

All apartments are separated by solid 25cm insulated blockwork walls compliant with the European Directive 2002/91/EC on energy performance. Internal partition walls are made of plasterboard complete with insulation.

FLOORS

- i. The entrance hall, bathrooms, kitchen, living and dining areas will be finished with large sized ceramic tiles.
- ii. The bedrooms will have natural pre-varnished wood parquet with solid wood top layer.
- iii. The terrace will be paved with anti-slip ceramic tiles.

WALL FINISHES EXTERNAL

- i. Concrete or blockwork wall surfaces will have three coats of plaster and two coats of external paint.
- ii. Part of the external surface of the buildings will be covered with thermally insulated aluminium panels.

WALL FINISHES INTERNAL

- i. All surfaces will be finished with spatula and painted with three coats of emulsion paint.
- ii. The bathrooms will be lined with ceramic wall tiles.

CEILING

- i. Gypsum board system to enclose all services and provisions, painted with three coats of emulsion paint.
- ii. Waterproof gypsum false ceiling will be provided in the bathrooms painted with three coats of emulsion paint.

DOORS AND WINDOWS

- i. The main entrance doors will be anti-burglary and fireproof steel leaf structures, with wooden panelling on the interior and exterior, a security lock and automatic floor seal.
- ii. All internal doors will be imported ready-made to be installed.
- iii. All external doors leading to the terraces will be sliding aluminium thermal frames with double low energy glazing.
- iv. Openable external windows will be double glazed aluminium.

WARDROBES AND KITCHEN

CUPBOARDS

- i. The kitchens will have ceramic worktops and backsplashes.
- ii. The bedroom wardrobes and kitchen cupboards will be imported ready-made for installation.

KITCHEN APPLIANCES

The kitchens will be pre-fitted with a ceramic hob, electrical oven, extractor hood, washing machine, dishwasher and refrigerator.

SANITARY WARE AND MIXERS

- i. High quality imported white sanitary ware will be installed complete with accessories.
- ii. Wall mounted toilets with concealed cistern will be installed.
- iii. Mixers will be concealed single lever.
- iv. Stainless steel sinks will be provided in the kitchens.
- v. Glazed cubicles will be provided for showers and tempered glass splash screens for bathtubs.

WATER SUPPLY

- i. Hot and cold water supply lines will be PVC.
- ii. Mechanical installations' cupboard will be provided for each apartment with a heat pump unit to provide hot water to the water cylinder. Hot and cold water will be connected to a pressurised system.

ELECTRICAL INSTALLATIONS

- i. The entrance doors will be controlled via a video entry phone.
- ii. TV points will be provided in the living areas and all bedrooms.
- iii. Telephone lines with telephone sockets will be installed in the kitchen, living area and all bedrooms.
- iv. All ceiling spotlights will be provided.

ELECTRONIC HOME SYSTEM

- i. An automated touch panel control lighting system will be provided.
- ii. An automated touch panel control air-conditioning system will be provided.
- iii. Provisions for electrical curtains.

AIR CONDITIONING, CENTRAL HEATING AND VENTILATION

- i. Fresh air will be supplied to all apartments by individual indoor units.
- ii. All lobby floors and common areas will be connected to common heat recovering air handling units for fresh air supply and subtraction to optimise energy efficiency.

COOLING AND HEATING

Cooling and heating will be provided throughout the buildings by a decentralised ground water heat pump system. The pumps and the heat exchangers will be installed in the common plant room, in the basement, and will serve all floors with the ground water. Each apartment will be connected to the system and a heat pump unit will be installed in the mechanical cupboard.

The heat pump unit will serve:

- i. Ceiling mounted FCU to carry out air conditioning.
- ii. Underfloor heating through pipes and hot water circulation.

ENERGY PERFORMANCE

Energy Performance Certificate – The buildings will comply with the local regulations of Energy Performance and all buildings will have an 'A' rating certificate with high energy performance and low CO2 emissions.

Photovoltaics – The buildings will include the installation of common photovoltaics on the rooftops. Energy savings will benefit the buildings' common areas to reduce common expenses.

LIFTS

- i. Access to all floors will be via three dedicated high-performance lifts.
- ii. One of the lifts in each building will be utilised as a service lift and fireman lift in case of emergency.

GEOHERMAL EXCHANGE

Geothermal Energy will be used for the heating and cooling of the buildings.

FIRE SAFETY

- i. Staircases and lift lobbies will be pressurised to avoid smoke ingress and allow a safe evacuation.
- ii. All areas in the buildings (including apartments) and the basements will be covered by a firefighting sprinkler system in case of fire.