

TECHNICAL SPECIFICATIONS - LOMAS 5B



Facades

Exterior finishings using white mortar rendering.



Exterior structural work

Exterior structural work in aluminium with coloured lacquer, with high thermal performance to facilitate energy savings. Tracks in all rooms, except in bathrooms, with double thermal-acoustic glazing featuring buffers in areas with risk of impact.

Balustrades of residential terraces using metal and glass elements.

Pre-installation of motorised shutters in bedrooms and living rooms.



Interior structural work

Inside doors using smooth lacquered sheets (2.10 m high) and with rubber perimeter joints to increase watertightness.

Built-in wardrobes with sliding or folding doors according to plans, with smooth lacquered sheets, interior covering.



Vertical and horizontal surfaces

Interior flooring throughout the house using premium quality 75x75 cm porcelain stoneware tiles.

Bathroom rendering using mosaic tiling, on some walls, with premium quality ceramic tiles. Five 'spaces' with different formats and tones available.



Plumbing and sanitary ware

Wall-hung toilets with concealed TEKA (or similar brand) cisterns.

'Extra-flat' shower trays and installation of screens.

Main bathrooms with double basins and bathroom unit.

Guest bathrooms with wall-hung furniture with drawers.

TEKA (or similar brands) taps.



Air conditioning and domestic hot water

Combined aérothermal system for hot and cold air conditioning in bedrooms and living room. Electric underfloor heating in bathrooms.

Possibility of upgraded hydraulic underfloor heating in the rest of the property.



Other systems

Home automation system with smoke detection and flood sensor, with the possibility of refinement and interaction via a smartphone app.



Electricity and telecommunications

Installation of a TV system with sockets in the living room, bedrooms and terrace. Jung (or similar brand) smart panel, mechanisms and plug sockets.



Kitchen

Fully equipped kitchens with wall and floor units, Silestone (or similar brand) countertop and appliances with energy rating A or higher: ceramic hob, oven, microwave, extractor hood, refrigerator, dishwasher, washer/dryer.

Possibility of upgraded kitchen equipment.



Community areas

Two parking spaces and a storage room.

Lighting control with motion detectors.

Swimming pool and sun terrace.

Landscaped community areas and seating zones.

Pre-installation of electric vehicle recharging point.