Santa Rosalía

MEDITERRANEAN HOMES

Grosa

SANTA ROSALÍA

Quality list

QUALITY LIST

Grosa
SANTA ROSALÍA

Foundations and Structure

· Reinforced concrete foundations and structure.
Compliance with CTE (Spanish Technical Building Code)

Multifunctional zone

· Underground floor with English patio, ventilation and natural lighting
· Finished it with porcelain stoneware, interior walls and ceilings end up with plaster and paint.
· Pre-installations of electricity, telecommunications, lighting, air conditioning and plumbing for a future bathroom.
· English patio made with non-slip stoneware
· Exterior PVC carpentry, with hermetic sliding doors.

Facade and Partitions walls

· Facade enclosure with external wall in honeycomb bricks (11 cm and 7 cm interior ceramic block) in order to offer thermal and acoustic insulation, according to CTE.
· Internal partitions in 7 cm ceramic blocks, finished with a spray-applied plaster surface in both sides.
· Facade finish according to design combining porcelain stoneware and waterproof single-layer mortar, finished with paint coating.

Roof · Solarium

· Solarium and walkable terraces waterproofed with asphalt sheets and adapted for energy saving by means of insulation according to CTE, and finished with porcelain flooring and skirting board.
· Combination of ceramic block walls with waterproof mortar coating and glass railings according to design.

Flooring and Tiling

· Top-quality flooring indoors.
· Ground floor garden with top-quality, anti-slip stoneware tiles.
· Bathrooms and kitchen tiled with high quality stoneware tiles and acrylic painting with decorative shelf with LED lighting in the bathrooms.
· Interior paving of the house and garden at the same level, without architectural barriers.

Outdoor Carpentry and Locksmithery

· PVC outdoor carpentry, with hermetically sealed sliding doors, and thermal aluminium shutters.
· Double laminated glass. Motorisation in large shutters is included.
· External garden doors with frame and panelling with aluminium profiles, according to design.
· Armoured entrance door, with CE marking, PVC exterior panel and smooth interior panel.
· Motorised vehicle access door to the garden.

M SR H

QUALITY LIST

Grosa
SANTA ROSALÍA

Indoor Carpentry

- Interior wooden doors lacquered in white colour. Door frame in natural beech wood, lacquered "in situ" in white colour. Design according to management.
- Wheelchair accessible doors with 82 cm special width in ground floor.
- Modular wardrobes with folding doors lacquered. Lined wardrobes in "lined textile" colour with drawers, shelves and clothes rank and 19mm board.
- Dressing room in master room, finished in "lined textile" colour, with 19mm board, drawers, shelves, clothes rank, trousers pull-out hangers and mirror.

Plumbing, Ventilation, Sanitary ware and SHW

- Hot and cold water plumbing installation with PPR piping system. In compliance with CTE.
- Stopcocks in each wet room.
- Installation of osmosis system integrated in kitchen tap.
- Top-quality porcelain sanitary ware. Suspended WC with built-in cistern in both bathrooms.
- Bathroom furniture in lacquered wood, according to design.
- Designer washbasins in Mineralmarmo or similar material.
- Mirrors with LED lighting.
- Thermostatic built-in shower taps, with mixer, sprayer and hand shower. Built-in washbasin taps.
- Shower tray with non-slip treatment in all bathrooms.
- Domestic hot water system for the home by means of aerothermal heat pump with 200-litre storage tank.
- Transparent safety glass shower screens in all bathrooms. Designer partition profiles.
- Forced ventilation system for interior air renewal by means of ventilation openings in PVC joinery and extractors in wet areas, to comply with CTE.

Electricity and Telecommunications

- Telecommunications and fibre optic installation according to CTE.
- Pre-installation for optical fibre connection.
- White Simon 82 mechanisms or similar ones.
- Spotlights embedded in garden's walls to provide ambient lighting.
- Pre-installation of spotlights throughout the house.
- Video intercom. Interior monitor with a 7" colour screen.
- Electrical socket for electric car in car park.

Heating and Air conditioning

- Fiberglass ducts pre-installation for air conditioning.
- Separate pre-installation in each dwelling's floor.
- Heating in all bathrooms by means of an electric towel rail radiator.

M SR H

QUALITY LIST

Grosa
SANTA ROSALÍA

Pool

· Reinforced concrete pool with Jacuzzi area.
· Solar shower is included, as well as an internal staircase, pool shell with sprayed concrete and reinforcement, LED colour spotlights, and glass mosaic tiles.
· Complete water treatment equipment by saline chlorination system with PH dosing pump.
· Pre-installation heating pump.

Decoration and Painting

· Walls and ceilings' smooth finish with white plastic paint.
· Smooth plaster ceilings in corridors.
· Bathroom ceilings with special anti-humidity laminated plasterboard.
· Upper floor's terrace and solarium railing with safety glass. Interior staircase with LED lighting.

Kitchen

· White gloss doors and edges with LED lighting.
· Shock absorber hinges with Blum Motion system.
· Compact or Silestones Marble Worktop.
· Bosh electrical appliances are included (ceramic hob, oven, extractor fan, fridge integrated in kitchen, dishwasher, microwave, and washing machine)

Solarium

· Pre-installation of plumbing and electricity for kitchen/barbecue.
· Pre-installation of plumbing for Jacuzzi.
· TV point and socket.
· Ambient lighting.
· Pre-installation for photovoltaic solar panels.

"All the descriptions, measures, specifications, in brief, the entire content of this brochure is subject to variations and modifications by the Legislation, Public Bodies and other Administrations, as well as by the interest of Rodrigo Promotores, who may therefore substitute them by similar or better quality ones".

M SR H

Santa Rosalía

MEDITERRANEAN HOMES

Passion for living

(+34) 633 073 020
(+34) 633 073 400

Rodrigo Homes