

# RESIDENCIAL ALBATROS



## ALBATROS XV QUALITY REPORT

### FOUNDATION AND STRUCTURE:

- Foundation made with continuous and solid slab of reinforced concrete and slab structure solid slab of reinforced concrete. Carried out according to CURRENT STANDARDS, CTE AND EHE.

### EXTERNAL ENCLOSURE:

- Ceramic brick exterior cladding , with internal cement mortar busbar, with projection of polyurethane foam, air chamber and partition made of ceramic brick.
- The exterior finish with cement mortar rendering and decorated with exterior acrylic paint and the interior finish, with plaster mortar trim and plastering and decorated with interior plastic paint.

### INTERIOR FACING WALLS:

- Facings made of dry partition walls with double laminated plasterboard in dry rooms and double waterproof laminated board in wet rooms.
- Ceilings, kitchens, bathrooms and walkways where amenities are found, finished with a false ceiling of smooth plaster decorated with smooth plastic paint.
- False ceiling in bathrooms with interior air conditioning machine.
- Kitchens: Vertical facing walls decorated with high-quality large format tiles.
- Bathrooms: Vertical facing walls decorated with high-quality large format tiles.
- Terraces: Outdoor ceramic brick parapet and embedded laminar glass railing. Finished with cement mortar rendering and decorated with outdoor plastic paint.

### HOME FLOORS:

- The whole house will be made of Floating Laminate Pavement, except in the bathrooms, where top-quality vitrified stoneware pavement will be placed.

### OUTDOOR CARPENTRY:

- The outdoor carpentry will be made of white PVC, with a double glazing system Kommerling climalit model or similar, placing roller blinds in bedroom openings.

### INDOOR CARPENTRY<:

- Security armoured entrance door.
- Interior doors in lacquered DM with ironwork and cranks.

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- Cabinet fronts with lacquered DM sheets and interior cladding with a trunk-shaped shelf.
- Kitchen furniture.

#### **TOILETS AND TAPS:**

- Resin shower trays
- Enamelled sheet metal bathtubs
- Vitrified white porcelain toilets
- Single-handle chrome-plated taps.
- Washbasin cabinet with synthetic countertop.

#### **WATER:**

- Cross-linked polyethylene installation.
- Reserve cistern
- Hot water via "Aero termo". (Pending approval from the Spanish Ministry of Industry)

#### **ELECTRICAL INSTALLATION:**

- Degree of electrification defined in the low voltage regulation as high
- White mechanisms.

#### **AIR CONDITIONING:**

- Centralised air conditioning installation with heat pump inverter.
- Distribution by ducts to all rooms
- Indoor machine in false ceiling that can be accessed in the bathroom and outdoor machine on the roof

#### **TELECOMMUNICATIONS**

- Television stations Various national and several ones, with pre-installation for the installation of satellite channels.
- Fibre optic installation inside the building up to home access, with ethernet sockets in all rooms.

#### **OTHERS:**

- Individual mailboxes located at the entrance.
- Elevators with capacity for 6 people, at a speed of 1 m/s and doors with telescopic opening.
- VideoElectronic entryphone, with a wall plate on each staircase, equipped with a call button with micro-speaker on the exterior and a mechanism for opening gate doors remotely from the home.
- Swimming pools on the roof of the building.
- Large common areas on the ground floor and deck.
- Contemporary architecture.