

# **BUILDING SPECIFICATIONS - GRAPE TOWN VILLAS**

## **8 ECO-FRIENDLY DETACHED VILLAS WITH BASEMENT AND SWIMMING POOL**

C/BODEGA, HONDÓN DE LAS NIEVES

- 8 detached villas on private plot, composed of two floors and basement with English patio.
- Open kitchen, living and dining room, guest toilet and bedroom with bathroom en suite, on the ground floor.
- Two bedrooms with bathrooms en suite and large terrace, on the first floor.
- Private garden with swimming pool and barbecue area.
- Parking place on plot.
- Electric car charging power socket.
- Individual private access from street.
- Thermal and acoustic insulation in accordance with the new Technical Building Code.
- White PVC exterior carpentry and shutters.
- Interior carpentry and closet fronts in smooth white lacquered sheets.
- Bathrooms and kitchens tiled from floor to ceiling with top quality tiles/gres.
- Top quality sanitary ware and taps, wc with built-in cistern.
- Porcelain stoneware or laminate flooring inside the house.
- Reinforced access door.
- Fully furnished kitchen, top and bottom units and granite countertop or synthetic agglomerate (silestone or similar).
- Electrical installation according to R.E.B.T. (Low Voltage Electrotechnical Regulations) with high electrification (9.2 KW).
- Smooth plaster on ceilings, removable ceilings in bathrooms with A/C installation.
- Ducted air conditioning system (with heat pump) on ground and first floor.
- Forced ventilation system with heat recovery.
- Aerothermal system for domestic hot water.
- Installation of photovoltaic panels on the roof for energy saving.