

**LUXURY HOUSE RESIDENCES LATSIA – LAIKISPORTING**

1. **FRAME:**

- The frame of the building will be from reinforced concrete, as per the structural drawings and regulations for seismic protection.

2. **WALLS:**

- All walls will be constructed from high quality masonry bricks, The external walls will be constructed with 25cm thick bricks and the internal walls with 10 cm thick bricks.
- At the bottom of the walls, an asphalt insulation strip will be installed.

3. **PLASTERING - RENDERINGS:**

- Interior areas: 3 coats of normal plaster
- Exterior: 7 cm thick Thermal insulation system will be applied.

4. **PAINTINGS**

- Interior: Emulsion paint will be used
- Exterior: High quality paint for external usage.

5. **FLOORING FINISHES**

Living room / Dining Area	Ceramic tiles, Purchase price €30/m <sup>2</sup>
Bedrooms / Kitchen	Ceramic tiles, Purchase price €30/m <sup>2</sup> / Optional: Parquet at bedrooms
Verandas	Ceramic tiles, Purchase price €30/m <sup>2</sup>
Wet Areas	Ceramic tiles, Purchase price €30/m <sup>2</sup>

6. **WALL FINISHES**

**Kitchen:**

- Between the kitchen bench granite will be installed Purchase price €170/m

**Wet Areas:**

- Ceramic tiles, Purchase price €30/m<sup>2</sup>
- Sanitary Fittings / Kitchen Sink:
- The amount of providence will be: €3.500,00

7. **CARPENTRY WORKS**

**Kitchen:**

- Kitchen benches will be imported from abroad from a well known and well established importing carpentering house. The providence amount including mechanisms and handles will be €4.000,00.
- The bench tops will be of techno-granite purchasing value €170 / linear meter.

**External Doors:**

- As per the EU and fire fighting requirements, the door design will be as per the customer wish, purchasing value: €1200,00.

**Internal Doors:**

- With EU standards, the door design will be as per the customer wish, purchasing value: €270,00 (including the door handles).

**Wardrobes:**

- They will be made from melamine, class AA, in various colors purchasing value €170 / m<sup>2</sup>.

8. **AIR CONDITIONING**

- Split units will be installed at the living room, Kitchen and bedrooms. The brand will be HAIER NEBULA Series inverter A++ with wi-fi control.

9. **Central Heating:**

- Floor heating system with heat pump will be installed. The brand of the heat pump will be Daikin Atherma as per the Mechanical design drawings and specs.

10. **ALUMINIUM WORKS**

- All aluminum will be constructed as per the architecture drawings and energy efficiency certificate. The openings will be sliding or opening/ tilted, with natural color and double glazed for better heat and sound insulation.

11. **PLUMBING INSTALLATION:**

- The plumbing installation will be fully completed, as per the architecture and mechanical drawings. The PIPE IN PIPE system will be used.
- Design takes in to consideration the easy access to the main lines of the building.
- Pressurize system will be installed.

12. **ELECTRICAL INSTALLATION**

- As per the architecture and electrical design of the building and the requirements of Electrical Authority of Cyprus (AHK) as well
- It will include TV and telephone sockets to all rooms.

13. **Renewable Energy System:**

- Solar panels. will be installed at the roof. The output will be 3Kw.

14. **Roof Insulation:**

- 7cm Thermal Insulation will be installed and on top concrete screed and asphalt insulation 4mm thick.

15. **Parking Space:**

- It will be covered, The floor finish will be mechanical trowel concrete.

16. **BALLUSTRADES**

- A single entrance door will be installed, at the house entrance and one at the parking area.
- Entrance door provision price will be €250.
- For Parking the provision cost will be €700.

- All the above prices includes VAT.
- The above prices are the initial selling prices from the suppliers