

DEVELOPER:

TAYLOR WOODROW DE ESPAÑA S.A.
C/ Aragón 223 – 07008 Palma de Mallorca.

ARQUITECT:

Sr. Emilio Nadal de Olives
Calle Apuntadores nº 34, 07012 Palma de Mallorca

TECHNICAL ARQUITECT:

Pedro Real Miralles. C/ Aragón 223-223A – 07008 Palma de Mallorca

MEMORANDUM OF TECHNICAL QUALITIES**FOUNDATION:**

- Reinforced concrete 50 cm slab.

STRUCTURE:

- Vertical: Reinforced concrete columns and walls in the basement.
- Horizontal: Octonal reinforced steel grids.

ENCLOSURES:

- Exterior enclosing walls 14cm H-16 ceramic brick, insulation and partition walls plaster faced brick 6.
- Separation between dwellings with double layer plaster faced bricks with 4cm interior soundproof insulation.

ROOFING:

- Arabian tiles semi-cemented laid on inclined roof of concrete, reinforced by steel and flat transitable roof insulated by concrete type.

PLASTERING, RENDERING:

- Exterior: Single layer stony rendering.
- Interior: Super fine plaster in verticals on plaster faced brick and plaster on horizontal parameters. False ceilings in hallways, bathrooms and kitchens.

FLOORING:

- Sandstone paving in dwellings and anti-slip in exteriors.
- Porcelain sandstone on the ground floor of commercial units.
- Basement floor rough concreted.

TILING:

- Wall tiling to the ceilings in the bathrooms and kitchen.
- Ceramic wall tiling in laundry. Compact porcelain tiles in bathrooms of ground floor commercial units.

WOODWORK EXTERIOR:

- Window frames and glass panels in white lacquered aluminium complying with European standards.
- Aluminium roller blinds, single block system.
- In the commercial unit on ground floor, stainless steel frames with glazing from floor to ceiling.

WOODWORK INTERIOR:

- Front doors strengthened with pvc finish.
- Interior doors hung in situ, white.
- Wardrobes covered with laminate with shelf for suitcase and rail for hangers. Wardrobe finish the same as the doors.

ELECTRICAL INSTALLATION:

- In accordance with prevailing law, low tension, and to the standards of the supplying Company.
- Installation verifiable by plastic conduits and fitted plastic boxes.
- Mechanisms BJC type Iris o similar.
- Individual meters.

TV TELEPHONE INSTALLATIONS:

- Telephone connections in the living room and bedrooms.
- TV connections in the living room and bedrooms.
- TV aerial and double polarised satellite dish.
Installation in accordance with the Telecommunications law.

PLUMBING INSTALLATIONS:

- Bathroom top marble in the principal bathroom.
- Hot and cold water installation with polyethylene piping network.
- Sanitation: In the principal bathroom, Jacob Delafon, model type Odeon.
- In the 2nd bathroom, Odeon mural.
- Mixer taps GROHE, model type Style or similar.
- Electrical water heater 100l.
Saunier Duval for sanitary hot water.

AIR CONDITIONING:

- Heat pump type air to air with evaporation system situated in the false ceiling.

MISCELLANEOUS:

- Automatic doors in dwellings.
- Motorised door on garage in the basement.
- Kitchen furnished with high and low cupboards with oven and ceramic hob and extractor.
- Community area with swimming pool.
- A ten yearly Insurance guarantee of stability.