

**TECHNICAL SPECIFICATION
for apartment**

WALLS

The building is designed to comply fully with the European standard for earthquake resistant building design;

Reinforced concrete structure;

Exterior walls are of 25cm thickness, composed by bricks, and covered with 8cm polystyrene for additional thermal insulation

Internal walls are of 10cm thickness composed by bricks;

Wall finishes: all internal surfaces will cover spatula and 2 coats of emulsion paint;

TILES, FLOOR AND CEILING

Gypsum ceiling at corridor and bathroom;

Living and dining room: high quality wooden finish laminate;

Kitchen area: high quality wooden finish laminate;

Bedroom: high quality wooden finish laminate;

Bathroom: porcelain tiles 60 cm x 120 cm or 60 cm x 60 cm;

Balcony: external porcelain tiles 60 cm x 120 cm or 60 cm x 60 cm;

Internal staircase: high-quality marble/ ceramic;

HEAT INSULATION AND WATERPROOFING

Thermal insulation: in accordance with legal requirements and mechanical survey issued by the project consultant.

Thermal insulation of the building meets the requirement of class A;

JOINERY WORKS

Common area doors: manufactured in accordance with fire resistance regulations standards;

Internal doors: high quality medium density fiberboard or white melamine, completed with metal door handle, lock, doorstop;

Entrance door: high quality medium density fiberboard or white melamine, completed with metal door handle, lock, doorstop;

Kitchen countertops: granite;

Kitchen splash back: granite;

Kitchen cabinets and drawers: finished with high quality medium-density fiberboard or white melamine;

Wardrobes: finished with high quality medium density fiberboard or white melamine;

WINDOWS

Aluminum windows with double glazing;

PLUMBING

Cold water storage tank, pressurization unit system and hot water tank with solar panels;

SANITARY WARE

High quality imported sanitary ware made of white porcelain with chrome fittings;

Mixers with chrome finish;

Kitchen sinks made of high-quality stainless steel;

Wall hung toilets with concealed cistern;

HEATING AND COOLING

Air conditioning system, with compressors installed in technical areas / roof of the building;

Installed concealed air-conditioning unit in living/kitchen area;

Installed air-conditioning units (split unit system) in all bedrooms;

Provision for under floor water heating in all rooms;

ELECTRICAL INSTALLATIONS

Electrical installation is based on the regulation of the electricity authority of Cyprus and the electrical study issued by the project consultant;

Reduced consumption electricity in common area due to solar voltage panels (photovoltaic) on the roof;

Electricity generation of 2 kW from solar voltage panels (photovoltaic) on the roof for this apartment;

Video intercom system at the main entrance of the building;

Automatic lights in the entrance lobby of the building;

Built-in spot lights at gypsum ceiling areas;

Provision for washing machine and fridge;

Provision for telephone line, internet and TV;

Heavy type mechanism for sliding electrical gates;

High speed elevator;

EXTERIOR SPACE

Parking Space: One parking space per apartment;

Storage: One storage room per apartment;

NOTES

The date of connection with AEC of extra voltage panes (photovoltaic) is solely within responsibility of AEC and developer is not responsible for above date;

Any movable furniture shown in the attached are for concept reasons and are not included in the responsibility of the seller;

Any exterior and interior ceiling, kitchen, wardrobes finishes or installations or colors are for concept reasons only, and are not included in the responsibility of the seller;

Appliances such as TV, washing machine, oven, fridge, cooker, etc. are not included;

The developer reserves the absolute right to change and/or amend the above specifications or Suppliers with similar standard without prior notice