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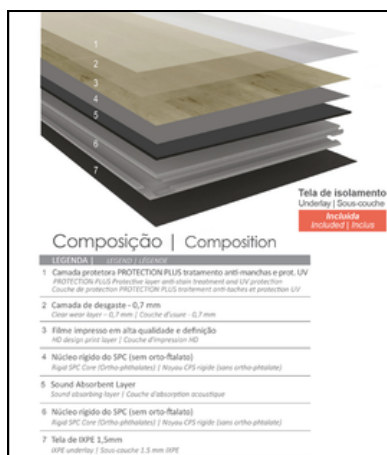
17 Apartamentos



MAPA DE ACABAMENTOS

Sala, quartos :

- **Pavimento :** Pavimento Vinilico com 1225x180x5.5.com tela termica e acústica, Rodapés de 10cm.



- **Paredes :** Reboco e estuque a pintar
- **Tetos :** Gesso cartonado a pintar com speakers embutidos



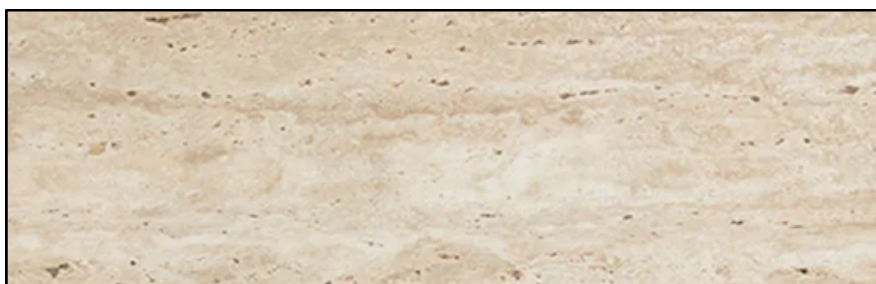
- **Iluminação :** Fita led (regulavel em intensidade e cor quente e frio) embutida no teto + lampada de teto suspensa



- **Pintura :** Robbialac

Casas de banho :

- **Pavimento e paredes:** Pavimento Vinílico efeito travertino 122x280 cm

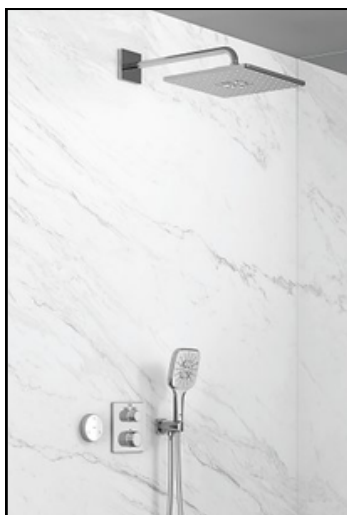


- **Teto:** Gesso cartonado a pintar com speakers Bose embutidos
- **Louças sanitárias:** Sanitas suspensas e embutidas Grohe com torneiras de duche higiénicas agua quente/fria, torneiras embutidas para Duche e lavatórios da marca Grohe.

-GROHE 29124000 Grohtherm SmartControl

-GROHE Euphoria Cube Stick

-GROHE Rainshower 310 Mono Cube (com tecnologia Grohe Water Savin que reduz o consumo de agua até 40%)



- **Espelho** : até o teto com Luz LED



- **Iluminação**: Fita led (regulavel em intensidade e cor quente e frio) com sensor de presença
- **Pintura** : Robbialac especial cozinhas e WC

Cozinha :

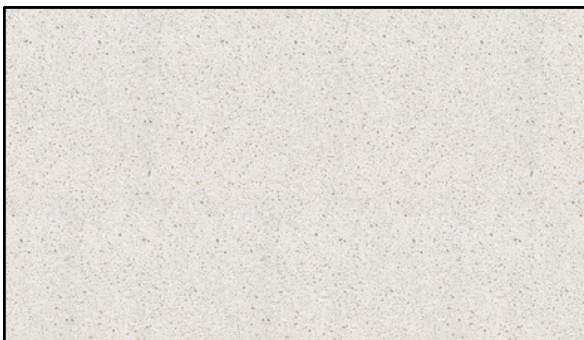
- **Pavimento**: Pavimento Vinílico com 1520x228x8,5 mm com tela térmica e acústica, Rodapés de 10cm de altura.
- **Paredes**: Reboco e estuque a pintar
- **Teto**: Gesso cartonado a pintar com speakers Bose embutidos
- **Torneiras** : Misturadora extensível **Grohe**



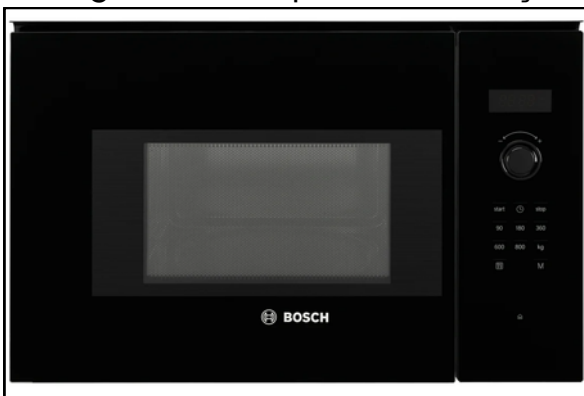
- **Armarios** : Cozinha com interior em branco 9010 top face, frentes e acabamentos em W1200 e H1385, com leds embutidos nos moveis altos (sensor de presença), todos os módulos são até ao teto.



- **Bancadas** : Tampo em Silestone com 2 cm de espessura acabamento Polido WhiteStorm, Revestimento de parede com as mesmas dimensões do tampo com 1,2 cm de espessura.



- **Electrodomesticos** : Da marca Bosch, Placa de indução, forno, Exaustor, frigorifico, máquina lava-louça, Máquina lava-roupa e seca-roupa



- **Iluminação** : Fita led (regulavel em intensidade e cor quente e frio) embutida no teto e nos moveis da cozinha com sensor de presença
- **Pintura** : Robbialac especial cozinhas e WC

Revestimentos exteriores :

- **Paredes edifício:** Cortiça projetada Branca

Caixilharia e carpintaria :

- **Janelas** : PVC Branco vitragem duplo 6-22-4mm com gás ARGON, perfil de 82 mm e Oscilo batente, Velux solares com cortiças interiores elétricos



- **Persianas** : Blackouts interiores elétricos e estores elétricos
- **Portas Entradas apartamentos** : Porta de entrada 2100x1000 com fechadura conectada inteligente e digital, Exterior Madeira W 1200, Interior 9010 Ferragens JNF Cromado Satinado acabamento 96.
- **Portas interiores** : Portas interiores em madeira CPL Branco 9010 com dobradiça Pivotante escondida no teto e no chão com altura até o teto e largura de 90-80-70 cm, Ferragens JNF Cromado Satinado.

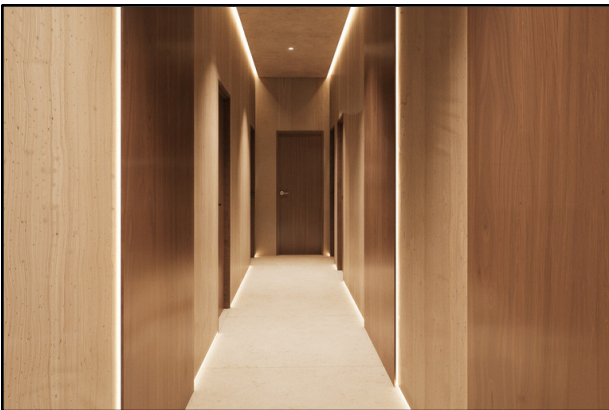


- **Roupeiros** : Roupeiro até o teto com interior em linho, frentes e acabamentos em W1200, 3 portas de abrir, Led na lateral de cada módulo (no sentido oposto das dobradiças).



Corredor comum :

- **Paredes** : Revestimento de parede em madeira W1200 para parede de quadro elétrico. Incluir porta para quadro elétrico



- **Teto** : Gesso cartonado a pintar
- **Iluminação**: Fita led embutida no teto e nos rodapés
- **Pintura** : Robbialac

Terraços comuns :

- Churrasqueira com lava-louça e bancada de trabalho
- Mesas de jantar
- Espreguiçadeiras
- Espaço criança

Equipamentos e instalações :

- Elevador **Liftech** com carga max 350KG
- Acesso as pessoas com mobilidade reduzida
- **Ar condicionado** em cada quarto e openspace da marca Mitsubishi MSZ-AY42VGK, MSZ-AY20VGK ou MSZ-AY15VGK (modelo adaptado em função de cada area). Elevada eficiência energética (A+)



- **Chão radiante** com termostat



- **VMC ZANTIA** fluxos cruzados conectado, com sensor de humidade. Elevada eficiência energética (A+)



- Pré-instalação para **painéis solares**

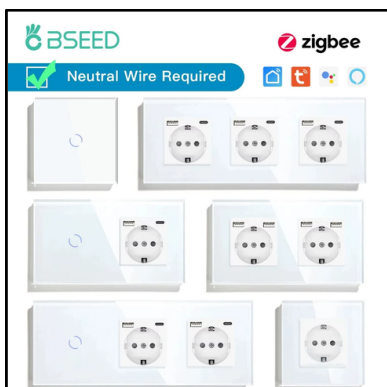
- **Carregador carros elétricos**



- **Sistema de domótica:** Porta de entrada, Iluminação, aquecimento, ar condicionado, persianas, videoporteiro, e todos os eletrodomésticos, speakers Bose de teto.



- **Interruptores:** Inteligentes, conectados e de tocar



- **Videoporteiro:** marca Fermax ou Bticino (compatível domótica e Alexa)
- **Termo acumulador:** Bosch

Certificado energético A+

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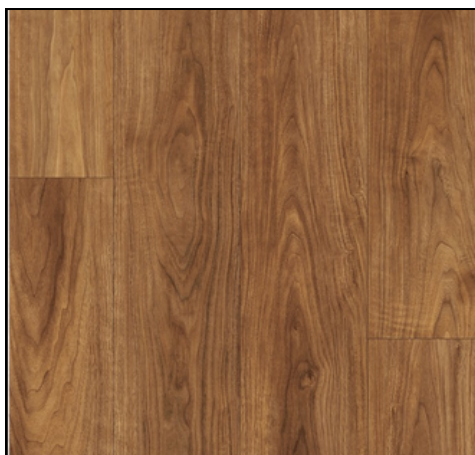
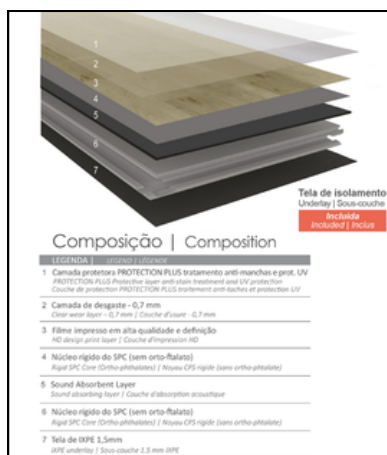
17 Apartments



FINISHE LIST

Living room, bedrooms: :

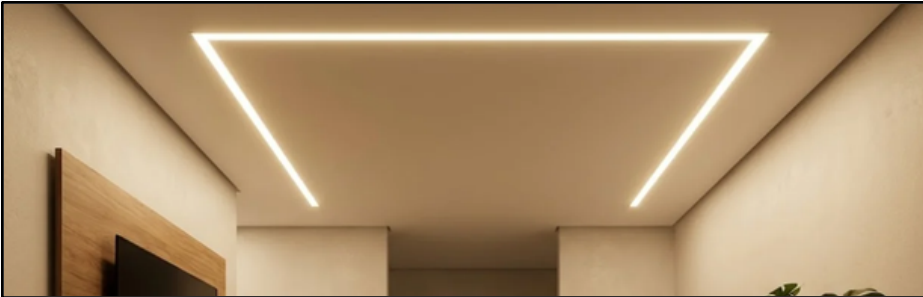
- **Flooring:** Vinyl flooring measuring 1225x180x5.5 mm with thermal and acoustic underlay, 10 cm skirting boards.



- **Walls:** Plaster and stucco, painted finish.
- **Ceilings:** Plasterboard ceilings with painted finish and built-in speakers.



- **Lighting:** LED strip lighting (adjustable intensity and warm/cool color temperature) recessed into the ceiling + suspended ceiling light fixture.



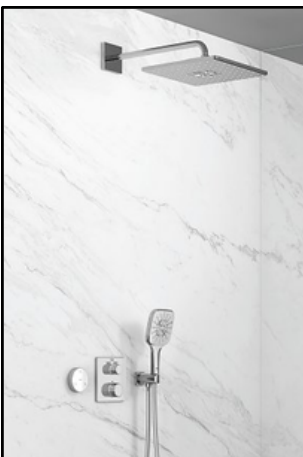
- **Paint:** Robbialac

Bathrooms:

- **Flooring and walls:** Travertine-effect vinyl flooring/wall covering, 122x280 cm.



- **Ceiling:** Plasterboard ceiling with painted finish and built-in Bose speakers.
 - **Sanitary ware:** Wall-hung concealed Grohe toilets with hot/cold hygienic bidet spray faucets, and concealed Grohe faucets for showers and washbasins.
- GROHE 29124000 Grohtherm SmartControl
 - GROHE Euphoria Cube Stick
 - GROHE Rainshower 310 Mono Cube (featuring GROHE Water Saving technology, which reduces water consumption by up to 40%)



- **Mirror:** Full-height mirror up to the ceiling with LED lighting.



- **Lighting:** LED strip lighting (adjustable intensity and warm/cool color temperature) with motion sensor.
- **Paint:** Robbialac special paint for kitchens and bathrooms.

Kitchen :

- **Flooring:** Vinyl flooring measuring 1520x228x8.5 mm with thermal and acoustic underlay, 10 cm high skirting boards.
- **Walls:** Plaster and stucco with painted finish.
- **Ceiling:** Plasterboard ceiling with painted finish and built-in Bose speakers.
- **Faucets:** Extendable mixer tap by Grohe.



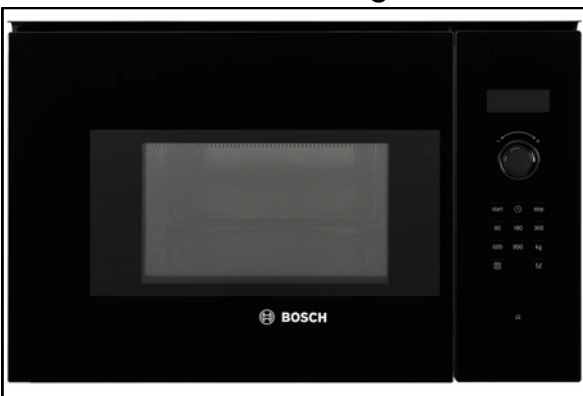
- **Cabinets:** Kitchen with interior finish in White 9010 Top Face, fronts and finishes in W1200 and H1385, with built-in LED lighting in the upper cabinets (motion sensor). All modules extend up to the ceiling.



- **Countertops:** Silestone countertop with 2 cm thickness, polished White Storm finish. Wall cladding in the same material/design as the countertop, with 1.2 cm thickness.



- **Appliances:** By Bosch — induction hob, oven, extractor hood, refrigerator, dishwasher, washing machine, and washer-dryer.



- **Lighting:** LED strip lighting (adjustable intensity and warm/cool color temperature) recessed into the ceiling and kitchen cabinets, with motion sensor.
- **Paint:** Robbialac special paint for kitchens and bathrooms.

Exterior finishes :

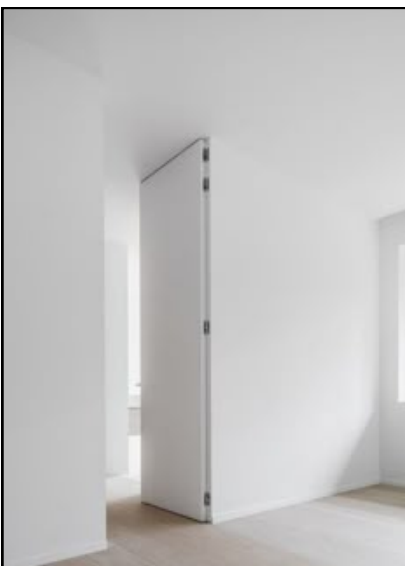
- **Building walls:** White Projected Cork.

Window frames and carpentry:

- **Windows:** White PVC windows with double glazing 6-22-4 mm filled with ARGON gas, 82 mm profile, tilt-and-turn opening system, and solar-powered VELUX roof windows with electric interior blinds.



- **Blinds:** Electric interior blackout blinds and electric shutters.
- **Apartment entrance doors:** Entrance door 2100x1000 mm with connected smart digital lock, exterior finish in Wood W1200, interior finish in White 9010, with satin chrome JNF hardware, finish 96.
- **Interior doors:** Interior doors in White 9010 CPL wood with concealed pivot hinges integrated into the ceiling and floor, full-height up to the ceiling, and widths of 90/80/70 cm, with satin chrome JNF hardware.

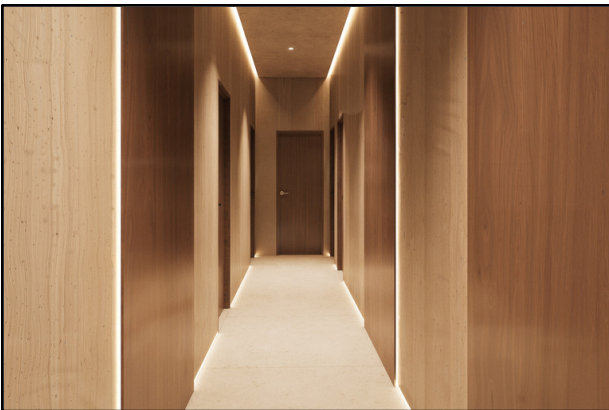


- **Wardrobes:** Full-height wardrobes up to the ceiling with linen-finish interiors, fronts and finishes in W1200, 3 hinged doors, and LED lighting on the side of each module (opposite the hinge side).



Common corridor :

- **Walls:** Wall cladding in Wood W1200 for the electrical panel wall, including integrated door for the electrical panel.



- **Ceiling:** Plasterboard ceiling with painted finish.
- **Lighting:** LED strip lighting recessed into the ceiling and skirting boards.
- **Paint:** Robbialac

Common terraces :

- Barbecue area with sink and worktop
- Dining tables
- Sun loungers
- Children's area

Equipment and installations: :

- Liftech **elevator** with maximum load capacity of 350 kg
- Access for people with reduced mobility
- **Mitsubishi air conditioning system** installed in every bedroom and open-plan living area, using MSZ-AY42VGK, MSZ-AY20VGK, or MSZ-AY15VGK units (model selected according to the size of each space). High energy efficiency (A+).



- **Underfloor heating** with thermostat



- **VMC ZANTIA** fluxos cruzados conectado, com sensor de humidade. Elevada eficiência energética (A+)



- Pre-installation for **solar panels**

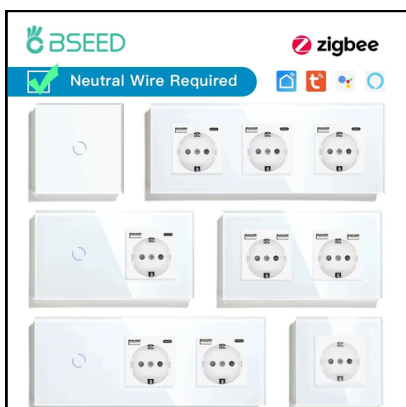
- **Electric vehicle charger**



- **Home automation system:** Control of the entrance door, lighting, heating, air conditioning, blinds, video intercom, all appliances, and ceiling Bose speakers.



- **Switches:** Smart, connected, touch-control switches.



- **Video intercom:** Fermax or BTicino (compatible with home automation systems and Amazon Alexa).
- **Water heater:** Bosch

- **Energy certificate: A+ rating.**