

BLOOM

MARINHA

FINISH SCHEDULE

STRUTURE

Earthquake-resistant struture in concrete and metallic struture with fire protection.

HVAC

AIR CONDITIONING

Air Conditioning with fan coil installation in living rooms and bedrooms installed in suspended ceilings and connected to heat pump, which produces hot and cold water as necessary.

HOT SANITARY WATERS

The heat pump is the main production source for the heating system, installed in the technical area built for this specific purpose and which feeds the fan coils and the underfloor heating. In terms of accumulation, a dual coil tank is planned which will receive hot water from the heat pump or from the solar system.

ARCHITECTURE

EXTERIOR WALLS

Brick cavity walls with rock wool insulation.
Cement mortar finishing with grey fibreglass covering and protective coat or covered in stained and oiled Riga pine for outdoor applications.

EXTERIOR DOORS AND WINDOWS

Window frames	Naturally coloured anodised aluminium tilt & turn and sliding windows. Argon-filled low-emission tempered double glazing. Bedrooms and Living Room Naturally coloured anodised electric exterior blinds. Bedrooms Fibreglass electric mosquito nets.
Main door	Steel-plated hinged safety door with white lacquered MDF interior finishing and Riga pine exterior finishing.

TERRACES AND PORCHES

Flooring	Riga pine decking stained hidden structure (accessible terraces and porches). Pebble finish (non-accessible terraces).
Ceilings	Patio and Duplex Villas Suspended plasterboard ceilings. Compact Villas Suspended ceilings in stained Riga pine.
Balcony protection	Balcony protection in laminated safety glass.

TERRACES AND PORCHES

Pergolas	Stained laminated wooden beams of Riga or Norway pine.
Outdoor Parking	Outdoor parking spaces in T2 and Duplex Villas. Riga pine pergola.

ROOF

Accessible flat roof with rolled pebble finish.

INTERIORS ABOVE GROUND

HALL

Flooring	Multilayered riga wood floor.
Walls	Plastered and painted.
Ceilings	Suspended plasterboard.
Skirting Boards	Lacquered waterproof MDF.

LIVING ROOMS AND BEDROOMS

Flooring	Multilayered riga wood floor.
Walls	Plastered and painted.
Ceilings	Suspended plasterboard painted.
Skirting Boards	Lacquered waterproof MDF.
Closets	Doors from skirting board to the ceiling in lacquered MDF. Melamine covered MDF on the inside with matt pine detailing. Interior LED strip lighting and opening sensor. Built in digital safe in master suite closet.
Fixtures	Living Rooms Bodart & Gonay-style wood stoves.

KITCHENS

Flooring	Neolith-style sintered stone. Multilayered riga wood floor.
Walls	Wall between countertop and top cabinets finished with Neolith-style sintered stone.
Ceilings	Suspended waterproof plasterboard.
Skirting Boards	Lacquered waterproof MDF.





KITCHENS

Countertops	Neolith-style sintered stone.
Cabinets	Lacquered MDF with wood detailing on the outside and melamine on the inside in bins, drawers and shelves.
Appliances	<div>Stainless steel sink.</div> <div>1-bed, 2-bed and 3-bed villas Fridge-freezer built-in combo.</div> <div>4-bed, 5-bed and 6-bed villas 2-door built-in American-style fridge.</div> <div>Built-in microwave oven.</div> <div>Built-in oven.</div> <div>Built-in dishwasher.</div> <div>Built-in washer and dryer.</div> <div>Cooktop extractor in kitchens with an island or peninsula.</div> <div>Extractor built into the top cabinets in other kitchens.</div> <div>Pull out spray mixer tap.</div> <div>Radiant floor heating.</div>

LAUNDRY

Flooring	Neolith-style sintered stone.
Walls	Plastered and painted with anti-mold paint.
Ceilings	Suspended waterproof plasterboard painted with anti-mold paint.





LAUNDRY

Skirting Boards	Lacquered waterproof MDF.
Cabinets	Lacquered MDF on the outside and melamine on the inside. Cabinet skirting boards in lacquered MDF.
Appliances	Washing machine. Dryer.

BATHROOM
SUITE BATHROOMS

Flooring	Neolith-style sintered stone.
Walls	Neolith-style sintered stone paneling. Plastered and painted with anti-mold paint up to the ceiling. In shower areas, the walls are finished in Neolith-style sintered stone from floor to ceiling.
Ceilings	Suspended waterproof plasterboard.
Countertops and Cabinets	Neolith-style sintered stone and suspended cabinets in lacquered waterproof MDF.

SUITE BATHROOMS

Fixtures	Sanindusa-style wall-mounted toilets Geberit-style built-in flushes Duravit-style shower trays Jacob Delafon-style chrome mixer taps Radiant floor heating Heated towel rails
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MASTER SUITE BATHROOMS

Floorings	Neolith-style sintered stone.
Walls	Neolith-style sintered stone paneling. Plastered and painted with anti-mold paint up to the ceiling. In shower areas, the walls are finished in Neolith-style sintered stone from floor to ceiling.
Ceilings	Suspended waterproof plasterboard.
Countertops and cabinets	Neolith-style sintered stone countertop and suspended MDF cabinet.
Fixtures	Sanindusa-style wall-mounted toilets. Sanindusa-style free-standing bathtub and Duravit-style shower trays. Geberit-style built-in flushes. Jacob Delafon-style chrome mixer taps. Radiant floor heating. Heated towel rails.





GUEST BATHROOM

Flooring	Multilayered riga wood floor.
Walls	Plastered and painted with anti-mold paint.
Ceilings	Suspended waterproof plasterboard painted with anti-mold paint.
Skirting Boards	Lacquered waterproof MDF.
Countertop	Neolith-style sintered stone.
Fixtures	Sanindusa-style wall-mounted toilets. Geberit-style built-in flushes. Jacob Delafon-style chrome mixer taps.



INTERIORS BELOW GROUND
OPEN SPACE

Flooring	Painted cementitious screed. Flooring with grey glazed tiles.
Walls	Plastered and painted in white water-based anti-mold paint over a primer.
Ceilings	Painted in white water-based anti-mold paint.

PARKING

Flooring	Painted cementitious screed.
Walls	Plastered and painted in white water-based enamel paint with a satin finish over a primer.
Ceilings	Painted in white water-based anti-mold paint.

COURTYARD

Flooring	Rolled pebble exterior finish.
Walls	Levelled concrete painted with water-based emulsion.



EXTERIOR FEATURES

SWIMMING POOL

Concrete pools with varying depths of between 1.2 and 1.5m with skimmers and finishing in mosaic tiles. Pre-installation of protective cover and water heating system.

GARDENS

Hedges around the entire plot, lawn area and native plants.

EXTERIOR LIGHTING

Paths in the garden between the gate and entrance of the villas illuminated with spotlights with timer. Built-in spotlights in the wall of the parking entrance ramp.

PATHS IN THE GARDEN

Path with porous flooring between the gate and entrance to the villas. Access for cars to the parking area in porous flooring or setts depending on the type of the villa.





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