

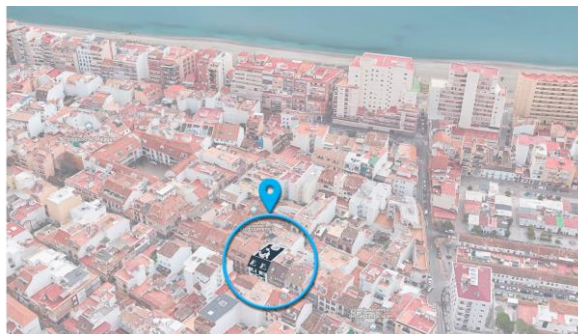
BUILDING "PÓLUX"

TWO BEDROOM HOUSING BUILDING, IN PALANGREROS STREET Nº 49 FUENGIROLA, MÁLAGA.



DESCRIPTION AND ENVIRONMENT

Apartment building with 2 bedroom apartments, in the heart of Fuengirola and only 200m. of the beach. The environment has all the services of the city, with unbeatable access from bus / taxi stops, to train stop. The area stands out for its number of shops, restaurants, and leisure centers. It also has supermarkets, pharmacies, schools and health center. The block of flats is near the city hall, and less than a minute from the nerve center of the square of the Chinorros, in short, a unique enclave to be in the center of Fuengirola and next to the beach.



QUALITY MEMORIES

FOUNDATION AND STRUCTURE. -

Foundations, pillars and reinforced concrete slabs according to design and calculation of the work direction, in compliance with the requirements of current regulations and control by accredited external concrete and steel companies.

MASONRY. -

Facade enclosure and exterior areas with double ventilated chamber based on a half-foot thick brick factory, burnished inside, thermal insulation, acoustic insulation and plasterboard inside. Medians between homes guaranteeing acoustic regulations and other interior partitions with plasterboard partition.

COVERED -

Flat roof with lightened slope formation, waterproofing sheet, thermal insulation, protective layer. On sloping roof over slab, waterproofing with ceramic tile finish.

EXTERIOR CARPENTRY AND GLASS. -

Exterior windows and closures in aluminum carpentry with high quality thermal bridge break with crank-type locking and safety mechanisms and several anchor points. Double

glazing type Climalit or similar, with quality certificates. With rolling shutters of aluminum sheets filled with insulation. Protections of balconies in low maintenance aluminum carpentry with safety moon.

INTERIOR CARPENTRY. -

Entrance doors to housing with security lock and several anchor points, in standard plywood. Interior swing doors placed on wooden pre-enclosure and control of supply and quality.

COATINGS AND FLOORS. -

In facade and exterior areas finished by combining different coatings with different textures and colors.



Terraces and common outdoor areas: non-slip ceramic floor tiles.

Tiled bathrooms and first quality stoneware flooring.



Living room, hall, distributors and bedrooms: laminate floor with rigorous control of supply and quality.

KITCHENS:

Kitchens furnished with high and low furniture.



False laminated plasterboard ceilings with interior plastic paint finish.



Granite or marble stairs.

INSTALLATION OF ELECTRICITY AND TELECOMMUNICATIONS. –

Installation prepared according to regulations. High-end mechanisms. Television and telephone lines in the living room, kitchen and bedrooms. Switching light points in all bedrooms and hallways. Installation of telecommunications, pipes, centralization cabinets, registration and fiber fully installed according to current regulations. Telecommunications and electricity cabinets according to current regulations.



PLUMBING INSTALLATION,, A.A. AND SANITARY

Chrome-plated mixer tap with top quality vitrified porcelain sanitary ware in Roca or Similar brand with discharge economizer.

Electric heater in all homes for sanitary water.Preinstalación of air conditioner.

Cisterns-tank with pressure group (Drinking water).

Solar energy for domestic hot water.



THE OPTIONAL DIRECTION AND THE PROPERTY RESERVE THE RIGHT TO MODIFY THE MEMORY AND DESIGN THE MATERIALS FOR THE REQUIREMENT OF COMPLIANCE WITH THE CURRENT REGULATIONS. THE IMAGES CAN KEEP DIFFERENCES WITH REALITY AND BOTH THE IMAGES AS THE QUALITY MEMORY ARE NOT CONTRACTUAL OR BINDING.