



PRESTIGE
EXPO™



el BOSQUE

LA RESERVA DE ALCUZCUZ FASE 2

QUALITY MEMORY
VILLA STONEHAVEN

INTERIOR FINISHES AND COATINGS

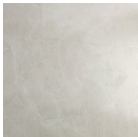
CEILINGS

- Interior suspended ceilings in plaster panels, including curtain recesses, recessed channels, moldings, and cove lighting with integrated LED strips.
- Bathrooms: Modular acoustic ceiling in wood panels.
- Service areas: Acoustic ceilings in wood wool panels for the machine room and laundry.

INTERIOR FLOORING

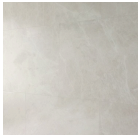
**Interior marble flooring
Applied in stairs and
bathrooms**

Royal Cream marble flooring by *Grabados en Mármol*, 60×45 cm format, 20 mm thick, applied in bathrooms.



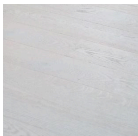
Stone flooring in showers

Royal Cream marble flooring by *Grabados en Mármol*, honed finish, cut to size in single-piece format.



**Interior wooden flooring
throughout the living-dining-
kitchen space, bedrooms, and
common zones on both ground
and first floors.**

IMA Wood Flooring oak plank flooring, *Monolama* model, AB grade (Length: 199.5 cm; variable widths: 15, 19 and 26 cm). 13 mm thick, three-layer construction with a 3.8 mm oak top layer. Brushed matte lacquer finish with white-tinted stain.



**Porcelain stoneware flooring in
the basement and ground-floor
service kitchen**

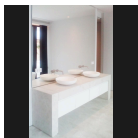
Cream-coloured porcelain stoneware flooring, 60×60 cm format, 9.5 mm thick, by *Ecoceramic*, *Arenisca* model.



MARBLE COUNTERTOPS

**Marble countertops in
bathrooms, with raised
cladding for toilets and bidets**

Royal Cream marble countertops by *Grabados en Mármol*, cut to size with variable dimensions, installed with special adhesive mortar for humid environments. Mitred joints and aligned seams throughout.



INTERIOR WALLS

Rendering and plastering

Perlite and *gypsum* mortar, leveled.

Painting

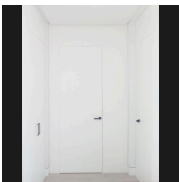
Ecological paint Nevada Duo Graphestone, applied on interior surfaces (suspended ceilings and vertical walls), or equivalent quality.



INTERIOR JOINERY

Interior joinery

Full-height internal doors (between 3.00 and 3.10 m) in white lacquered wood. Flush door system with concealed hinges, *Roseta Cintia* handle in stainless steel 304 finish, and magnetic lock.



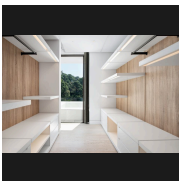
Interior joinery in the basement service area

Flush internal door in lacquered MDF, white finish, with magnetic lock, *Roseta Cintia* handle in stainless steel 304 finish, and concealed hinge.



Wardrobes and dressing rooms

Wardrobes and dressing rooms with shelves and drawers in lacquered MDF, RAL 9018 Ultramate white finish, and back panels in Tessuto melamine finish. Doors fitted with concealed hinges. Shelves feature integrated LED lighting.



SANITARYWARE AND TAPS

WALL-HUNG TOILET

Villeroy & Boch Subway 2.0 CombiPack, wall-hung, with DirectFlush, white finish.
(5614R201)



TOILET FRAME

Villeroy & Boch ViConnect installation system, concealed frame for wall-hung toilet, suitable for dry-wall construction, 450 × 130 × 1120 mm.
(92099600)



DUAL FLUSH PLATE

Villeroy & Boch ViConnect flush plate 100M, dual flush, stainless steel finish.
(922485LC)



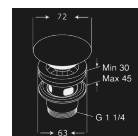
WALL-HUNG BIDET

Villeroy & Boch Subway 2.0 bidet, wall-hung, 375 × 565 mm, white finish.
(54000001)



BIDET CLICK-CLACK WASTE

Click-clack bidet waste with white ceramic cover.
(8L033401)



BIDET FRAME

Villeroy & Boch ViConnect installation system, concealed frame for wall-hung bidet, suitable for dry-wall construction, 525 × 1120 × 100 mm.
(92214800)



SINGLE-LEVER BASIN MIXER

Hansgrohe and under-counter sink basin by *Villeroy & Boch*.

COUNTERTOP BASIN

Villeroy & Boch Artis countertop basin, 430 × 430 × 130 mm, white finish, without overflow.
(41794301)



UNDERCOUNTER BASIN

Villeroy & Boch Loop & Friends undercounter basin, 54 × 34 × 18.5 cm, white finish, without overflow, with glazed outer side.
(4A570101)



FREESTANDING BATHTUB

Villeroy & Boch Loop & Friends freestanding oval bathtub, 180 × 80 cm, *Stone White* finish.
(UBA180LOF9PD00V-RW)



BUILT-IN BATHTUB

Villeroy & Boch Oberon 2.0 rectangular bathtub, 170 × 75 cm, white finish (white waste and overflow with filler).
(UBQ170OBE2V-01)



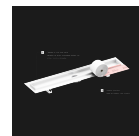
OVERFLOW

Villeroy & Boch water inlet accessories, 15 × 22 × 6.5 cm, Stone White finish.
(UPCON0136-RW)



STRAIGHT DRAIN CHANNEL

TECE Drainline 900 / 1000 / 1200 mm.

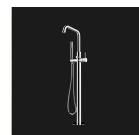


TAPS

BATHROOMS

FREE STANDING BATHTUB SHOWER MIXER

Z00751 - Teo Line. Free-standing column with single lever mixer TEO for bathtub, with Ø32mm spout, diverter 2 ways, ZEN handshower and flexible tube brass double interlock.



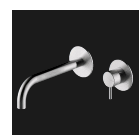
SINGLE LEVER BIDET MIXER

INZ202 - Nobu Line - Inox AISI 316L. Nobu single lever bidet mixer, no pop up waste, 3/8" F stainless steel flexibles.



WASH BASIN MIXER

INZ206 - Nobu Line - Inox AISI 316L. External parts for Nobu 2-hole single lever washbasin mixer, 190 mm fixed spout, no pop-up waste.



WASH BASIN MIXER BIDET CONCEALED BODY

INZ205 - Single Lever 1 Way. Brass concealed body for Nobu wall-mounting single lever washbasin mixer, 1/2" hot and cold water inlets.



THERMOSTATIC SHOWER MIXER - 2-WAYS DIVERTER

INZ227 - Nobu Line - Inox AISI 316L. External parts for Nobu thermostatic shower mixer, 2-ways diverter, Zen-Inox shower set with Cromolux hose 150 cm.



THERMOSTATIC SHOWER MIXER - 2-WAYS DIVERTER CONCEALED BODY

INZ214 - Thermostatic 2 Ways. Concealed body for Nobu wall-mounting thermostatic mixer, 2-ways diverter with handshower connection, 1/2" warm and cold water inlets.



RAINFALL SHOWER HEAD

INH031 - Nobu Line - Inox AISI 316L. Nobu stainless steel self-cleaning shower head Ø mm 280 with swiveling ball 1/2"F and Ø 21 x 350 mm stainless steel shower arm 1/2"MM connections.



SINGLE LEVER BASIN MIXER

INZ203 - Nobu Line - Inox AISI 316L. Nobu-M single lever wash basin mixer, no pop-up waste, 3/8"F stainless steel flexibles.



EXTERIOR COATINGS AND FINISHES

FACADE

RENDERING

Waterproof exterior render, leveled and trowel-finished to a fine surface.

PAINTING

Exterior paint finish with two coats of elastomeric paint applied on vertical and horizontal surfaces, smooth finish. Brand REVETON or equivalent quality.

FLOORING

FLOATING MARBLE FLOORING (EXTERIOR)

Flat surface without slopes, in Royal Cream marble reinforced with fiberglass and ultra-compact panel, straight-edge, 60×45×2.6 cm, anti-slip finish, with 5 mm open joint, installed on PVC pedestals.



EXTERIOR JOINERY

Aluminium joinery by *Reynaers*.

Climalit double glazing with solar control.

Entrance door in extruded aluminium, *Technal Soleal PY 65* series, 1.40 m wide.

Exterior sliding doors and windows from the *Technal Lumeal GY65* series.

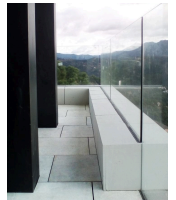
Tilt-and-turn and fixed windows from the *Technal Soleal FY65* series.

Perimeter frames feature thermal break and double glazing (4+4 / 16 / 4+4) with solar control and low-emissivity coating.

EXTERIOR RAILINGS

Parapets constructed with 10+10 mm *Securit* glass, featuring bevelled and polished edges.

Glass parapets fixed to the slab or masonry using steel profiles, neoprene base pads, and black silicone sealant.



INSTALLATIONS

OUTDOOR POOL (25M X 5M)

Salt electrolysis treatment unit: TECNOINDUSTRIAL EX Series, with pH and ORP control.

Pool pumps: ESPA Silen S2 300.

Filters and nozzles: AQUARAMA pool filters, suction and return nozzles.

Main drain: Circular anti-vortex model Norm, brand ASTRAPOOL.

AIR CONDITIONING

Direct expansion with split units (DAIKIN), linear grilles (MADEL), invisible linear diffusers (Koolair DF-LIT), air ducts (CLIMAVER PLUS), and climate control integrated with ZENNIO home automation.



ELECTRICAL INSTALLATIONS

Electrical mechanisms by *Schneider*.

Indoor and outdoor lighting using LED lamps and LED strips.

COMMUNICATIONS AND TECHNOLOGY

Data and Wi-Fi networks.

Indoor TV distribution system.

Video intercom.

AIR EXTRACTION AND RENEWAL

Bathrooms and machine rooms equipped with duct fans (SOLER & PALAU) and suction grilles BOC-100 (S&P).

Other rooms: Suction grilles model RONDO-100, brand ERGOVENT.

PLUMBING

General and internal water distribution using cross-linked polyethylene (PEX) pipes by *Uponor*, insulated with foam sleeves.

Underfloor heating system with self-adhesive panels and cross-linked polyethylene (evalPEX) pipes by *Uponor*.

Compact water softener and filtration unit by *Cilit*.

PRESSURE PUMP AND TANKS

Pressure system for potable water and irrigation.

High-density polyethylene tanks: 2,000 liters for irrigation + 1,000 liters for potable water.



EQUIPMENT - OTHERS

ELEVATOR

Custom-made OTIS GEN2 LIFE model, central opening doors, 630 kg capacity / 8 persons.

LIVING ROOM FIREPLACE

Propane or LPG gas fireplace, model to be selected, approx. dimensions 250 × 105 cm, with clad metal hood and insulated double-wall stainless steel flue, Ø 200 mm.

SERVICE KITCHEN

Scavolini Regola cabinetry with matt viron lacquered fronts. *BLUM Mbox Pure* drawers and pull-outs in anthracite. Anthracite ash cutlery tray. Base unit with 60 cm pull-out waste bin.

SILESTONE *Lime Delight* suede finish countertop, 4 cm mitred edge.

APPLIANCES BY SIEMENS

80 cm built-in induction hob, black, *Top Class* model.

90 cm built-in multifunction oven A+, 112 L, pyrolysis cleaning.

90 cm built-in rectangular wall extractor, 719 m³/h, stainless steel finish.

60×81.5 cm fully integrated dishwasher, 13 place settings, stainless steel finish.

SINK

Schock granite under-counter sink, *Brooklyn N-200L* model.

TAP

Gessi Inedito model, straight spout.



CLEAN KITCHEN

Scavolini Libra cabinetry in matt Visón and matt Encina Toffe finishes.

Xtone Calatorao countertop with under-counter sink and wall splashback up to 76 cm high.

Island measuring 3.00 × 1.00 m with waterfall edges and recessed lower overhang.

APPLIANCES BY MIELE

Placa inducción 80cm de 4 zonas, 1 zona flexible de 21*42.

Frigorífico de integración de 177cm apto para side by side, Dynacool.

Horno multifunción, 76 L Obsidian Black.

EXTRACTOR BY FALMEC

Integrated over the countertop, *Virgola Plus* 75 cm stainless steel model.

SINK

Schock granite under-counter sink, *Brooklyn N-100L* model, 50 × 40 cm.

TAP

Kavus PUR black pull-out mixer with curved spout.

STEAM ROOM – VILLA 04

Steam generator with digital control panel, 9 kW.

Cabin constructed from thermo-insulated expanded polystyrene panels reinforced with fibreglass mesh and finished with waterproof mortar. Curved wall panels.

Front face in stainless steel with fixed panel and 8 mm tempered glass door, stainless steel hinges, and stainless steel handle.

Straight or curved profile bench.

Backrest with integrated LED groove lighting.

SAUNA – VILLA 04

Clad in plywood panels with wood finish.

40 mm rock wool insulation.

Special aluminium thermal barrier for saunas.

8 mm tempered safety glass door with stainless steel hinges and wooden handle.

Benches crafted from *Abachi* wood.

8.0 kW sauna heater by *Harvia*.

Harvia Xenio digital control panel.

Includes: 4-litre wooden bucket and ladle, Thermo-hygrometer and sand timer, LED spotlight lighting, and Stove stones.



INDOOR AND OUTDOOR POOLS

Salt electrolysis treatment system with pH and ORP control by *Tecnoindustrial, EX* series.

ESPA Silen S2 300 pool pumps.

Pool filters and suction and return nozzles by *Aquarama*.

Circular antivortex drain, *Norm* model by *Astrapool*.

Pre-installation for pool cover.

AIR CONDITIONING

Direct expansion air conditioning system with split units by *Daikin*.

Linear grilles by *Madel*.

Invisible linear diffusers *Koolair DF-LIT*.

Air ducts by *Climaver Plus*.

Climate control system managed via *Zennio* home automation.

ELECTRICAL SYSTEMS

Electrical mechanisms by *Schneider D-Life Artico*.

Protection devices in the electrical panel by *Schneider Electric*.

Pre-installation of control wiring for underfloor heating circuit (water/electric), controlled via *KNX* actuator located in the home automation panel.

SANITATION

Drainage installation with a separate system, comprising a branched network designed to evacuate both wastewater from the dwelling and rainwater collected from roofs and terraces, in compliance with *CTE* regulations.

Noise-insulated rigid PVC pipes with 6 mm acoustic insulation by *BTI, ISOVLIES PLUS* model.

PLUMBING

Independent water supply connection for the dwelling. The connection includes a shut-off valve on the external supply distribution pipe, an inlet pipe, and an external shut-off valve, with a general meter housed in a cabinet at the plot boundary. From the general meter, the supply pipe leads to the pressure groups located in the basement.

Cross-linked polyethylene (PEX) *Uponor Flex* pipes insulated with elastomeric *Armaflex XG* sleeves.



SANITARYWARE AND TAPS

Sanitaryware by *Villeroy & Boch*.

Taps by *Bossini* in bathrooms and *Gessi* in the main kitchen.

Auxiliary taps: *Trass* (shut-off valves) and *Grohe* (service rooms).

SOLAR ENERGY

Pre-installation for photovoltaic panels.

DOMESTIC HOT WATER AND UNDERFLOOR HEATING

DHW and underfloor heating: DAIKIN ALTHERMA BIBLOC system with three-phase outdoor heat pump unit and indoor HIDROKIT with IDROGAS 500 L hot water storage tank and AQUAFLEX 50 L expansion tank.

Electric underfloor heating: Electric radiant floor system for bathrooms, 17 W/m², with expanded polystyrene insulation panels and twin-conductor cable, brand DUCASA.

PRESSURE SYSTEM AND WATER TANKS

Hydropneumatic pressure system for potable water by *ESPA*.

Hydropneumatic pressure system for irrigation by *ESPA*.

Two high-density polyethylene tanks for potable water and irrigation, respectively, by *Aqualenz*, each with 1,000-litre capacity.

INTERIOR AND EXTERIOR LIGHTING

Energy-saving lamps for interior and exterior lighting.

Lighting fixtures by *Hofflights*.

DATA NETWORK

Wired data network and Wi-Fi points by *Engenius*.

Video intercom kit WIT 10" White Meet 1L by *Fermax*.

SOUND SYSTEM

Sonos sound system installation for living, dining, and kitchen areas.

Digital amplifier, class D, 125 watts per channel, AirPlay 2 compatible, with in-ceiling round speakers C6R by *Sonance*.



QUALITY SPECIFICATIONS



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EXPO™**