Talasaterra

quality
specifications

V.06.26

1. STRUCTURE

Building structure mixed, of reinforced concrete and steel, with one-way joist waffle slabs.

2. FACADE

MASONRY
Facade design in shades of white combined with stoneware. Perforated ceramic brick exterior enclosure with thermal and acoustic rock wool insulation. Wall substrate of lightweight partitioning, i.e. drywall.

EXTERIOR CARPENTRY
Windows and balconies of top-quality aluminium, with thermal break and double glazing with "Climalit"-type space gap. Galvanised steel or glass railings according to typology. Motorized blinds in bedrooms and living rooms.

3. GARAJE

Parking will be located entirely on the ground floor. The space will be covered by the building itself or by pergolas. Pre-installation for charging electric vehicles in accordance with regulations.

4. COMMON AREAS

Interior infrastructure with landscaped areas, recreational and leisure areas with lighting.

In PHASE I, it will have the following features:

- Swimming pool and changing rooms
- Landscaped area for sun loungers and parasols
- Equipped gym and sauna
- Social club
- Urban gardens
- Covered bicycle parking
- Electric bike charging point

"PUERTO DE TALASA"

Talasa Village residents will have access to the "Port of Talasa", a seafront entry point on the beach of La Almadraba in Denia. There, they will find:

- Parking and charging point for electric bicycles
- Swimming pool
- Showers
- Social club
- Lockers

quadratia
EL VERGEL HOMES, S.L.
C/ Nanclares de Oca nº 1 Bloque B
Madrid (28022)
C.I.F.: B-10946473
www.quadratia.com

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Sales & information:
+34 676 008 080
www.talasavillage.com

5. INSIDE THE HOMES

INTERIOR PARTITIONING
Interior with lightweight partitioning, i.e. drywall. Separation between houses with ceramic bricks, rockwool sound insulation and panelling made of lightweight drywall on both sides.

INTERIOR CARPENTRY
Reinforced front door with white lacquer on the inside.
White lacquered interior doors, hinged or sliding, depending on the rooms.
Built-in wardrobes with interior lining, with smooth, white-lacquered doors that are hinged or sliding, depending on the rooms.

FLOORING
Inside the home, top-quality laminate or porcelain stoneware flooring throughout the home (to be chosen during the construction period up the date determined by Project Management).
Top quality porcelain stoneware in bathrooms. Non-slip imitation wood porcelain stoneware on balconies and terraces.

WALL AND CEILING COVERINGS
Bathrooms with top-quality ceramic tiling. In the kitchen, porcelain sheeting between upper and lower cabinets. Smooth acrylic paint on the rest of the walls and ceiling. Drop ceiling throughout the home.

PAINTING
Smooth acrylic paint on walls and ceilings.

HEATING, COOLING AND HOT WATER
Complete installation of ducted heating and cooling via air conditioning and heat pump. Control thermostat in lounge/dining room.
Production of hot water by aerothermal system.

SUSTAINABLE ENERGY
Installation of photovoltaic panels for collective self-consumption

BATHROOM FITTINGS AND TAPS
Top-quality white vitrified porcelain suspended bathroom fittings. Washbasin on suspended cabinet, single-lever taps and mirror. Resin shower tray with fixed shower screen.

KITCHEN
Kitchen cabinets consisting of bottom, top and column cabinets (availability based on type) Doors made of high-pressure laminate with two-colour glossy finish (to be chosen during the construction period up the date determined by Project Management) Door opening with built-in aluminium handles in bottom cabinets and soft-closed drawers.
Compact quartz countertop with sink and single-lever taps.

The kitchens are equipped with the following appliances:

- Induction hob
- Extractor hood
- Electric oven
- Microwave oven (according to type)

Pre-installation for washer-dryer.

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