



# TECHNICAL PASSPORT

**Properties:** Building 2 - Lofts – A11, A12, B11, B12

**Level of completion:** 'Premium Standard' and 'Premium Plus'

<b>PROPERTY</b>	
<i>The descriptions below apply to the entire property and cannot be changed</i>	
<b>Landscaping</b>	
Completed for the entire property, including dendrological set of 12 types of coniferous trees, 27 types of deciduous trees, 11 types of coniferous shrubs, 48 types of deciduous shrubs, 15 types of ornamental grasses, 27 types of perennial flowers, 1 type of climbing plants and 4600 m <sup>2</sup> of grassland	
<b>Pavements</b>	
Pavements on alleys, roads and sidewalks	
<b>Lighting</b>	
Street lighting with LED lighting fixtures	
<b>Infrastructure</b>	
Site electrical	Power cables
Site WSS	Plumbing installation; irrigation installation; wastewater and rainwater sewage
Streets, alleys, sidewalks	Completed pavements of vibropressed pavement
<b>BUILDING</b>	
<i>The descriptions below apply to the entire building and cannot be changed</i>	
<b>Structure</b>	
Reinforced concrete structure	
<b>Architecture</b>	
Roofs	Flat roof Two layers of waterproofing and insulation 18 cm Lightning protection installation
Insulation foundations	Thermal insulation 12 cm Waterproofing - drainage and protective membrane
Facade walls	Concrete Knauf certified systems - Aquapanel
Partition Systems	Knauf technology
Floor	Dry floor system
Elevators	KONE

Common areas	Floor	Granite tiles
	Walls	Wall panels of MDF and chipboard
	Ceiling	Wall panels of MDF and chipboard
	Stairs	Stone lining
	Parapets	Metal
	Entrance doors	With access control
<b>Facades</b>		
Facade Windows	REYNAERS aluminum profile windows systems with triple glazing Aluminium curtain wall systems REYNAERS with triple glazing	
Ventilated facades	Aluminum structure, thermal insulation of mineral wool - 12 cm Lining of large-format tiles and composite material	
<b>Part Electrical</b>		
Electrical installations	Low-voltage installations for Internet, television and video intercom Pre-designed to be transformed into Smart home without additional wiring	
Equipment and mechanisms	High-class equipment from industry leaders such as Legrand, Schneider, ABB	
<b>Part Water Supply and Sewerage</b>		
Water meters	With remote reading system	
Building water pipe	Thermal insulated polypropylene pipes and silent sewerage	
<b>LOFT Option 'Premium Standard'</b>		
<i>Minimal level of completion (turnkey-ready without movable furnishings)</i>		
Flooring	3-layer HARO parquet 4000, n+, 180x2200mm	
	Large-format tiles INALCO Syros, 150x150 cm	
	System raised floor with granite tiles at the terrace	
Ceilings	Stretched ceiling, RAL color	
	VIROC Suspended ceiling	
	Wall panels of MDF	
Walls	Wall panels of MDF	
	Large-format tiles Inalco Syros 150x150cm	
	Upholstered surface around fireplace	
	IDEA MURALE wallpaper on MDF	
	Mirror	
	VIROC cladding	
Interior doors	Flush door	
	Interior door	
Lightings	Lightings FLOS Make your Arrangements (Ceiling rose Big, Round L, Round M, Round S, Ceiling rose Small, Line) – above TV, above kitchen island	

	Suspended lamp in bathroom STUDIO ITALIA DESIGN – A Tube Nano
	Suspended lamp in bedroom FLOS IC Lights Suspension 1
	BPM KONI spotlights
Bathroom	Technical stone washbasin
	Bathtub ROCA ARIANE 1650x750, SURFEX
	GROHE ATRIO basin mixer
	ROCA bathroom set (faucet Naia, showerhead – Rainsense, with supporting kit Raindream)
	ROCA Meridian, Rimless WC
	Smoked mirror on MDF base
Kitchen	TEKA – Forlinea washbasin
	TEKA – Ares faucet
	Kitchen unit clad with technical stone
	Kitchen island from technical stone
Living room	Fireplace - PLANIKA Prime Fire biofireplace
	Wardrobe unit under the stairs
Sliding doors, parapets, accessories	DORMAKABA glass sliding door
	Interior parapet h=0,9m
	Glass showcase with WCP aluminum clamp profile and 10 mm thick tempered glass
Electrical appliances	MIELE built-in oven
	MIELE Glass-ceramic plate
	MIELE built-in hood 60 cm Miele
	LIEBHERR built-in refrigerator
HVAC	MITSUBISHI HEAVY INDUSTRIES
	Heating – multi-split system, electric radiators in bathrooms
	Water heating – electrical water heater
	Cooling - multi-split system
<b>LOFT Option 'Premium Plus'</b>	
<i>Optional level of completion (turnkey-ready with movable furnishings)</i>	
Movable furniture	POLIFORM bed – Dream Marcel Wanders - 180x210cm
	Bedside tables
	Pouf in front of the bed
	Seating module
	HERMAN MILLER Saiba Chair
	Dining table

	Coffee table
	Sofa
	MINOTTI Jacques Rodolfo Dordoni design armchairs
	NATUZZI dining chair
	BELCARO Bar stools
Furniture	Desk
	Wardrobe - shelves next to the sofa
	Wardrobe next to the bed
Electrical appliances	MIELE built-in dishwashers
	Freestanding coffee machine
	Wine units
Blinds, accessories	Blinds for bathroom
	Electrically controlled curtains (Level 1)
	Electrically controlled curtains (Level 2)
	Heated mirror
Lightings	FLOS Captain Flint floor lamp