



TECHNICAL PASSPORT

Properties: Building 2 - Studios type M – A01, A04, A05, A08, A09, B02, B03, B06, B07, B10

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

PROPERTY	
<i>The descriptions below apply to the entire property and cannot be changed</i>	
Landscaping	
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 ² of grassland	
Pavements	
Pavements on alleys, roads and sidewalks	
Lighting	
Street lighting with LED lighting fixtures	
Landscaping	
Site electrical	Power cables
Site WSS	Plumbing installation; irrigation installation; wastewater and rainwater sewage
Streets, alleys, sidewalks	Completed pavements of vibropressed pavement
BUILDING	
<i>The descriptions below apply to the entire building and cannot be changed</i>	
Structure	
Reinforced concrete structure	
Архитектура	
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
Facades		
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	
Part Electrical		
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	
Part Water Supply and Sewerage		
Water meters	With remote reading system	
Building water pipe	Thermal insulated polypropylene pipes and silent sewerage	
STUDIO Option 'Premium Standard'		
<i>Minimal level of completion (turnkey-ready without movable furnishings)</i>		
Flooring	3-layer HARO parquet 4000, n+, 180/2200mm	
	Large-format tiles IMOLA CERAMICA The room, 120x120 ∇ 6,5mm.	
Ceilings	Stretched ceiling, RAL color	
	Wall panels of painted MDF	
	Large-format tiles IMOLA CERAMICA	
Walls	Wall panels of MDF	
	Large-format tiles IMOLA CERAMICA The room, 120x120	
	Mirror and upholstered surface above the bed	
Interior doors	Flush door	
	Sliding door between the living room and the bathroom with mechanism HÄFELE	
	Glass sliding door DORMAKABA Muto L80 IDEA MURALE sliding door wallpaper	
Lightings	Lighting fixtures above kitchen island VIBIA – Palma Hanging	
	Magnetic profile for lighting fixtures DELTA LIGHT – Splitline M20	
	Lighting fixtures DELTA LIGHT – Supernova XS Pivot ADM	

	Lighting fixtures DELTA LIGHT LED LINE HE – 81cm
	BPM KONI spotlights
Bathroom	CATALANO washbasin
	GESSI, Metal Brushed PVD faucet
	ROCA bathroom set (showerhead - Rainsense Square 200)
	ROCA Meridian Rimless WC
	Shower screen
	Mirror
Living room Kitchen	TEKA – Forlinea washbasin
	TEKA – Ares faucet
	Kitchen island incl. technical stone facing
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	Wardrobe with smoked mirror
Electrical appliances	MIELE built-in oven and 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
STUDIO Option ‘Premium Plus’	
<i>Optional level of completion (turnkey-ready with movable furnishings)</i>	
Movable furniture	BEBItalia bed – Maxalto Selene beds Antonio Citterio
	Minotti Close Nightstand 48/48/48cm
	Belcaro bar stools
	Minotti Russell armchairs and pouf
	Dining table
Electrical appliances	MIELE built-in dishwashers
	Freestanding coffee machine
Walls	TV sliding panel with Häfele mechanisms, MDF panels base and acoustic finishing material
Bathroom	ANTONIO LUPI GINO bathroom table
	ANOTNIO LUPI ACCESSORI bathroom accessories
Lightings	Bedside lamps FLOS – IC Lights Tables
Other	Electric curtains
	Carpet

