

COSTA TINAYA

QUALITY REPORT

Situated in a privileged zone due to its environment, the views of the ocean and golden sand beaches, we have created an exceptional project: CASILLA DE COSTA.

EDIFICATION

FOUNDATIONS AND STRUCTURE:

In CASILLA DE COSTA quality starts from the unseen and that is why the structure of our buildings includes the most suitable solutions based on a previous **geotechnical report**, with the permanent control of an approved **laboratory** to ensure the **highest quality** in its construction.

Structure of reinforced concrete with galvanised steel and welded wire mesh.

An independent **Control Office** will analyse and give its approval to the proposed structural design and specialized laboratories will permanently check both the **quality** and **resistance** in the curing of concrete.

FACADES

To get a **perfect thermal and acoustic insulation** the enclosing walls of the house will be made with concrete blocks with air chamber longitudinally armed with steel to get a good load distribution.

On the outside, they will be covered with waterproof cement giving clean design facades that will integrate into the landscape.

Inside the perimeter walls, laminated gypsum plasterboards will be anchored to a galvanized steel structure, thus forming a **thermal** and **acoustic** insulation room with **rock wool fibre or similar**, unaltered over time.

TERRACES

The views from CASILLA DE COSTA are a fundamental asset for the properties, for that reason we will take extra care in creating **the most comfortable and stylish terraces**, finishing them with forged coated waterproofing applications and **non-slip flooring** in passable areas.

INTERIOR DIVISIONS

Multiple freestanding partition structure consisting of galvanized steel and plasterboard laminated sides. In the intermediate division chambers, **thermal and acoustic rock wool fibre** or similar insulation panels will be positioned to maximize insulation and **comfort** in the home.

FINISHES

EXTERNAL WORKS

To ensure optimum sealing and good performance in **thermal and acoustic insulation**, it has been opted for carpentry quality aluminium with thermal break and lacquered ovens high temperature to achieve excellent performance to external climatic agents.

Double glazed glass with dehydrated air chamber inside for maximum isolation.

INTERIOR CARPENTRY

We also use **high quality materials** for interior doors with a special design in lacquered wood colour with cover gaskets on both sides.

Large lacquered wood wardrobes with inside lining.

Wooden skirting board to match the interior woodwork.

BATHROOMS

Extra care has been taken in the design and combination of materials to provide a feel good atmosphere in a practical and modern bathroom. For this the wall and floor tiling is made with pieces of **high quality** stoneware art.

Bathroom appliances, sinks, toilets and shower trays will be of high quality.

Steel chrome taps.

Plasterboard partitions with double plate.

INTERIORS

Floored areas should be **comfortable and stylish** and at the same time **easy to clean and maintain**, therefore we will use **top quality stoneware**.

Walls and ceilings will be finished with smooth **plastic** paint.

Piping and electrical installations which do not go through the structure will be covered with false ceilings plasterboard panels and finished with a smooth **plastic paint**, providing additional housing insulation

FACILITIES

SANITATION

Water mains in kitchen and bathrooms, made out of **PVC** pipes, with pit and connection to the general drains.

PLUMBING

Interior distribution in hot and cold water with polypropylene pipes providing **maximum durability** as it has **high corrosion resistance**, does not produce waste calcareous, has a **low coefficient of conductivity**, **excellent thermal and acoustic insulation** and does not alter the properties of water.

HOT WATER

We think of properties with **low consumption** and **maximum comfort**, thus we equip them with the **latest technical developments** but **friendly to the environment**.

Housing will have the **latest Aerothermal boilers**, taking advantage of the **air temperature energy** to transform it into hot water avoiding the consumption of polluting fuels.

ELECTRICITY

The electrical lines will be adequately protected and piped to the boxes and energy points.

The **high quality electrical mechanisms** will be finished in colour and stylish, modern and functional buttons.

TELEPHONE AND TELEVISION

Provision for cable TV and telephone connection in living room, kitchen and bedrooms.

CLIMATIZACION

Comfort is one of our strong points for CASILLA DE COSTA and although Fuerteventura has a privileged climate, we will pre-install air conditioning equipment.

We give special treatment to **water and environment**, therefore CASILLA DE COSTA will be equipped with **cleaning equipment and recycling** of all waste water for reuse in irrigation of gardens. We provide this solution with neutral water consumption.

THE PROMOTER SOCIETY AND THE PROFESSIONAL MANAGEMENT RESERVES THE RIGHT TO PERFORM DURING THE COURSE OF THE COMPLETION OF THE WORK, THE NECESSARY CHANGES BY TECHNICAL REQUIREMENTS ORDER, LEGAL OR TRADE WITHOUT IMPLYING IMPAIRMENT IN THE GLOBAL LEVEL OF QUALITY.

OPTIONAL

- FURNISHED KITCHEN with or without electrical appliances
- PRIVATE rectangular pool of 3x7m
 - Systems and suction nozzle
 - Waste drain and skimmer
 - Pump house
- PRIVATE GARDEN
 - Local landscaping with automatic irrigation system
 - Garden finished with a gravel top
- PRIVATE JACUZZI in the garden