



SUNNY GOLF

BUILDING SPECIFICATIONS



KITCHENS

The fully fitted kitchens at **Sunny Golf** are delivered with large capacity upper and lower units with self-closing doors, brake, and recessed handles. They are finished in “*Swiss natural oak*” colour melamine, combined with a mole colour, and the phenolic resin worktop is beige.

Each kitchen is equipped with appliances by **Balay**, or a similar brand, including electric oven, refrigerator, ceramic hob, extractor fan, and single stainless-steel sink with a chrome mixer tap.



BATHROOMS

Both bathrooms are equipped with a unit containing two drawers and a single washbasin by **Jacob Delafon**, in natural oak colour in the main bathroom and in grey in the second bathroom. Mirrors are also included.

All bathrooms include white shower trays with fixed glass screens. WCs are by **Jacob Delafon** and taps in washbasins and showers are manufactured by the **Tres** brand.

The tiling features a design with combinations of textured ceramic tiles in beige by **Saloni**, from the *Ardesia Avorio* range.





EXTERIOR CARPENTRY

For greater comfort inside the homes, all the exterior carpentry is self-coloured, anodised aluminium with thermal break. There is double-glazing and toughened glass featuring different opening systems, sliding to the living room, and folding to the bedrooms.

All the bedroom windows have motorised rolling shutters installed, manufactured from the same material and in the same colour.



INTERIOR CARPENTRY

Sunny Golf provides a carefully selected combination of finishes to the interior carpentry inside the homes. All interior doors are plain in design, finished in a natural oak colour and with chrome fittings. The reinforced main entrance door is finished in the same colour as the other doors within the home.

The wardrobe doors have the same finish as the interior doors to integrate perfectly with the overall design. The interior of the wardrobes is lined and finished with a luggage shelf and a hanging rail.



FLOORING

For the flooring throughout the homes, we have chosen a ceramic tile by **Saloni** in 60x60cm format, model *Ardesia Avorio*, with skirting tiles in the same model and colour.

This is used in every room in the home and continues through to the terraces and solariums areas in its non-slip version.



FACILITIES

Every apartment at **Sunny Golf** has a hot-cold air conditioning system, installed via ducts located in the false ceiling. The homes have a mechanical ventilation system installed in accordance with current legislation, to optimise air quality inside the homes.

The homes have an individual **aerothermal system** installed to produce domestic hot water.

Electrical sockets and switches are by **BJC**, in white, with USB charging points in the kitchen and main bedroom.

The apartments all have fibre-optic installed, as well as telephone points, internet and TV in the kitchen, living-dining room, and bedrooms.

Walls, roofs, and windows throughout the building have the insulation required to obtain **energy efficiency rating "B"**.



EXTERIORS

Exterior communal areas include a pool with shower, WC, and lighting. There are also generous landscaped areas equipped with an automatic watering system.

The development has a lift in each building with capacity for 6 passengers, specially designed for comfortable access for residents with reduced mobility.

All homes will have a designated outdoor parking space, numbered and marked. Each space has a preinstallation of empty conduits to allow the option of a charging point for electric vehicles. Access to the parking area is via a motorised door which is operated by remote control.





The developer reserves the right to modify or change the materials, models and distribution of these specifications and plans with the purpose of improving the project in compliance with the criteria of the project technicians.

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