



STONEWEG  
Living



21/06/2021  
Social housing

Building specifications

“ Marina Living ”



## STRUCTURE

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Foundations, ground containment and building structure made of reinforced concrete, according to project specifications, characteristics of the ground, and requirements of the Technical Building Code (TBC).



## FAÇADE

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Façade with insulation on the outside and insulation in the interior lining, avoiding thermal bridges, meeting the comfort requirements of the TBC and reducing the energy demand of the dwelling.



## INTERIOR PARTITIONING AND CEILINGS

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Dry partitioning system, which facilitates installation through the interior while providing greater thermal and acoustic resistance in each of the rooms by integrating the insulation into the core of the partition.

The partitions between rooms in the same dwelling will be made with plasterboard partitions fixed with metal profiles and interior mineral wool insulation. The dividing walls between dwellings will be made with reinforced partition walls with a double self-supporting galvanised steel structure incorporating mineral wool insulation.

Continuous plasterboard false ceilings will be incorporated in the necessary areas of the house to facilitate the passage of electrical and air conditioning installations. In the wet areas, it will be water-repellent. In the living-dining room and bedrooms it will be plastered.



## CARPENTRY

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### Exterior:

Exterior carpentry will be PVC with thermal bridge break. The leaves will be hinged or sliding (as indicated in the project).

The carpentry will be complemented with double glazing with air chamber, complying with energy saving requirements.

All bedrooms will be fitted with blinds.

### Interior:

The access door to the dwelling will be a security door, with three-point locking and wide-angle optical peephole.

Interior doors with all hardware in stainless steel and lacquered wood finish.



## COATINGS, PAINTS AND FLOORING

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The vertical walls of the bathrooms will be tiled with ceramic tiles or enamel paint, according to the project indications. The walls of the rest of the house will be finished with smooth plastic paint.

Laminate flooring throughout the house except in the kitchen and bathrooms, which will be ceramic. Non-slip ceramic tiles on terraces.



## KITCHEN

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Kitchen furniture with melamine finish will be installed. No wall units.

The worktop will be wood laminate and the kitchen front will be ceramic tiled. Sink with mixer taps will be installed.

The kitchen equipment will be completed with ceramic hob, oven and decorative extractor hood.



## SANITARY WARE, TAPS AND ACCESSORIES

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The main bathroom will have a shower tray and mixer taps in chrome finish.

There will be a wall-mounted washbasin and mixer taps, chrome finish.

The secondary bathroom will have a shower tray or bathtub according to the project specifications, with mixer taps. The washbasin will be wall-mounted with chrome-finish mixer taps.

In both bathrooms, the toilet will be made of enamelled porcelain placed on the floor.



## LIGHTING AND TELECOMMUNICATIONS

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The dwellings will have a high degree of electrification, leaving provision for ceiling and/or wall lights inside the dwelling. The outdoor terrace will have ceiling or wall lighting according to the project.

The installation of an intercom to control access to the entrances is foreseen.



## PLUMBING AND DRAINAGE

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The plumbing installations in the dwelling will be made with plastic pipes, insulated in accordance with the RITE, with a general stopcock and the corresponding independent stopcocks in bathrooms and kitchen, for both hot and cold water.

Sanitary hot water production will be by means of aerothermal system.

The building's sanitation installation will be separate.

The material of the sewage pipes in the housing area will be of insulating material to avoid the propagation of noise through them.



## COMMON AREAS

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The lighting in the communal areas will use low-consumption luminaires to reduce electricity consumption in the communal areas.

The paving of the doorways will be ceramic tiles for moderate pedestrian traffic.

The car park will have a mechanised access door with remote control.

Fire protection installation in accordance with current regulations.

The exterior communal areas have vegetation and automatic watering system. It has a communal swimming pool and solarium area for bathing and sunbathing.