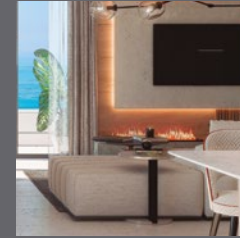


# Medblue Los Monteros. at last!

List of materials.



**metrovacesa.**  
at last!



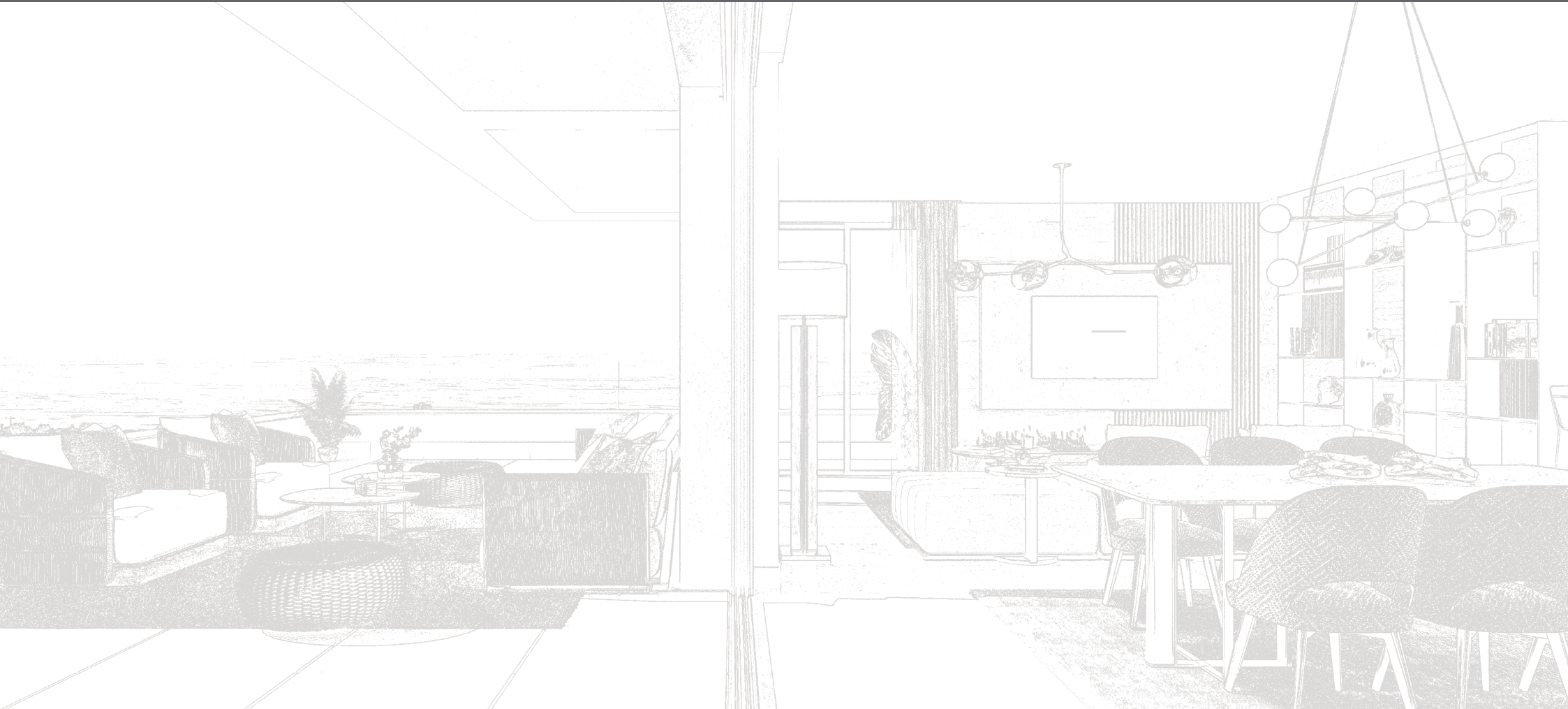
metrovacesa.  
at last!



### Quality and comfort

The quality of our selected materials, together with our remarkable designs, produce unique homes.

We work with the best architects and interior designers so that you can have a home that really changes your life.





# Contents

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- 2 Facade
- 3 Roofing
- 4 Exterior metalwork
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- 6 Walls and insulation
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# 1 Foundations and structure

The foundation and structure will be built in reinforced concrete.

# 2 Facade

The exterior facades will be layered with a continuous mortar coating and provided with high-quality thermal insulation. The interior of the walls will be insulated cladded drywalls.

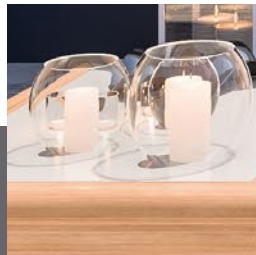
# 3 Roofing

Non-walkable technical roofs will be finished with gravel protection.

Terraces will be laid in large slabs of anti-slip porcelain stoneware.

# 4 Exterior metalwork

Sliding or hinged exterior doors (depending on the case) will be provided with aluminium finishes and thermal break insulation, lacquered in colour, and sound-proofed thermal-insulation double-glazing. Automated blinds in bedrooms will be provided with aluminium with thermal break insulation in the interior and insulated blind boxes.



Aluminium finishes with thermal break insulation and sound-proofed thermal-insulation double-glazing.

A modern design and attractive volumes.





## 5 Interior metal and woodwork

Access to the property will be provided through a **security door with security lock**, finished in a lacquered panel in consonance with the other interior metal and woodwork.

The remaining doors will be plain and lacquered.

**Modular wardrobes** with hinged doors in a lacquer-finish in consonance with the other metal and woodwork. Wardrobes are provided with top shelf, a hanging bar and interior lining.

## 6 Walls and insulation

The walls between the properties will be provided with **high-quality sound-proofed** cladded brickwork on both sides, drywalls and insulation.

The interior walls will be insulated **drywalls**.

Adequate thermal and sound comfort.

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Modular wardrobes with top shelf, hanging bar and interior lining.



The images are not real and serve illustration purposes only

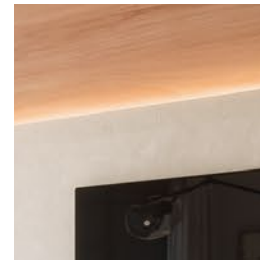
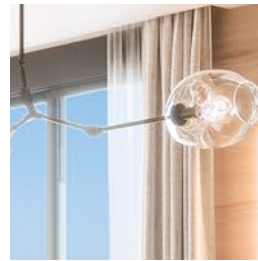


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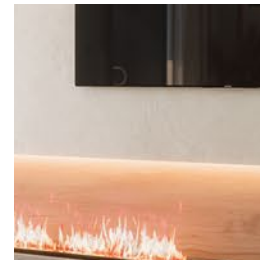


## 7 Flooring and tiling

The flooring of the interior areas of the property and the kitchen will be layered with large-slab porcelain stoneware and water-repellent white-lacquered wood skirting boards.



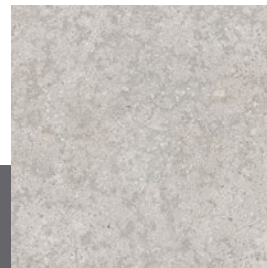
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### Flooring

AZUVI

Option 1



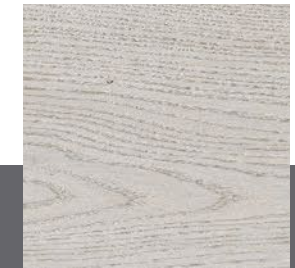
Sand 120x60

Option 2



Grey 120x60

Option 3



Sand Wood 120x60

# 8 Bathrooms

The main bathroom will be tiled from floor to ceiling.

A back-light mirror will be installed over a basin unit, with another suspended white storage unit under the basin. Glass shower screens in the shower area of all the bathrooms.

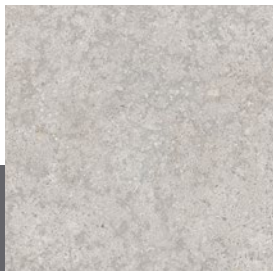


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Tiling of the main bathroom

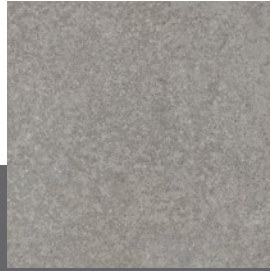
AZUVI

Option 1



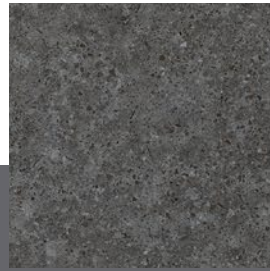
Sand 120x260

Option 2



Grey 120x260

Option 3



Black 120x260



Bathroom 1 ZUCCHETTI. KOS DURAVIT UNIBANO

Bathroom 2 ZUCCHETTI. KOS DURAVIT UNIBANO

**INCLUDES:**

- Solid Surface embedded double wash basin.
- Suspended WC.
- Solid Surface shower base.
- Wall-mounted thermostatic taps in wash basin and shower.

**INCLUDES:**

- Solid Surface embedded basin.
- Suspended WC.
- Solid Surface shower base.
- Thermostatic taps in wash basin and shower.

Large spaces to make your life more comfortable.



## 9 Bathroom units and taps ZUCCHETTI. KOS

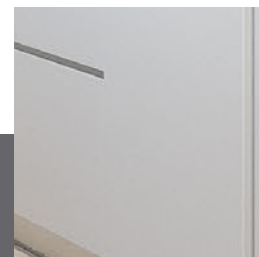
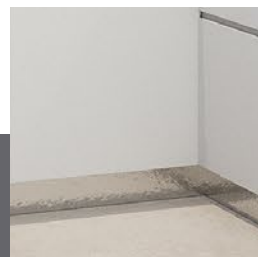
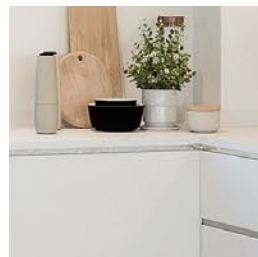
All bathrooms and washrooms will be provided with premium brand units and taps. **Wall-mounted thermostatic taps** in showers. Main bathrooms with embedded single-lever taps for wash basin. The others are provided with single-lever taps.

Suspended vitrified porcelain WCs and anti-slip resin shower bases, wash basins and unit tops.

## 10 Cucina

The kitchens are furnished with large floor and wall units and include a sink with single-lever tap.

With **Solid Surface worktop** and equipped with **appliances**: oven, microwave oven, induction cooker, washing-machine, dishwasher and fridge.





## 11 Suspended ceilings and paint

The suspended ceilings will be made of plasterboard with manholes in areas where air-conditioning interior units will be placed.

Plain plastic paint will be applied to non-tiled walls and ceilings.

## 12 Electricity, TV and telephone systems

The electrical system will be installed to provide high electrical power, following the Low Tension Electro-Technical Standards. Lighting points will be provided in the ceiling. TV, telephone and telecommunications connections will be provided in the living-room and bedrooms.

Anthracite Grey Siemens Delta Style switches.

Downlights or LED lights in terraces.

Video intercom with call receiver and colour screen.

**Integrated home automation system** with video intercom, with potential remote control using mobile devices and virtual assistant to control blinds, fire detection and lighting in living-room.

**FERMAX**

**SIEMENS**



Video intercom by Fermax



Siemens Delta Style anthracite-colour switches





## 13 Air-conditioning and hot water supply

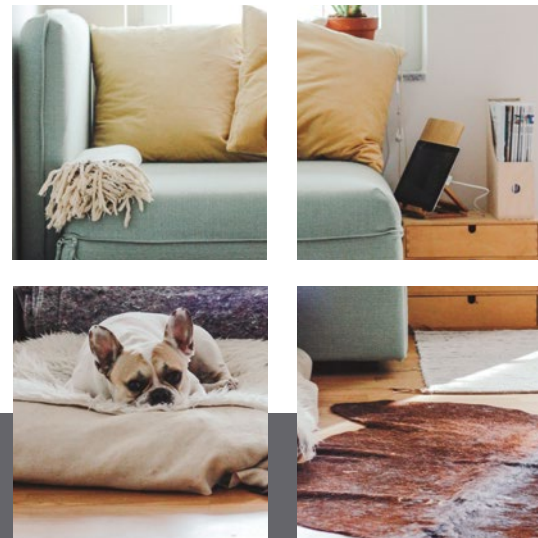
Hot water and underfloor heating are provided by an aerothermal system. The interior unit is mounted in the utility room and the exterior unit in the technical roof.

Full air-conditioning system with heat pump (cooling and heating) and fibre glass ducts with zoning air-conditioning control using home automation.

The interior unit is mounted in the suspended ceiling of bathrooms and the exterior unit in the technical roof.

## 14 Ventilation and fan extraction system

The properties are provided with interior air renovation systems with extractor fans in bathrooms and kitchens.



The images are not real and serve illustration purposes only



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A development designed with the quality of life of its residents in mind.

## 15 Access and community areas

Community swimming-pool.

Large garden areas.

Equipped gym area with exterior terrace and multipurpose room for scheduled activities.

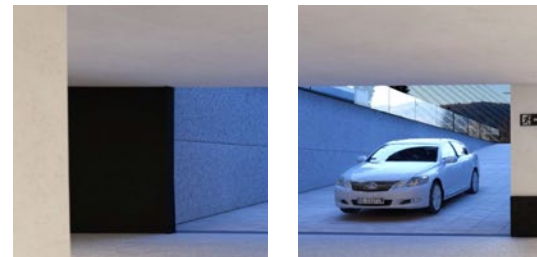
## 16 Community garage

Vehicle access is provided by an automated door.

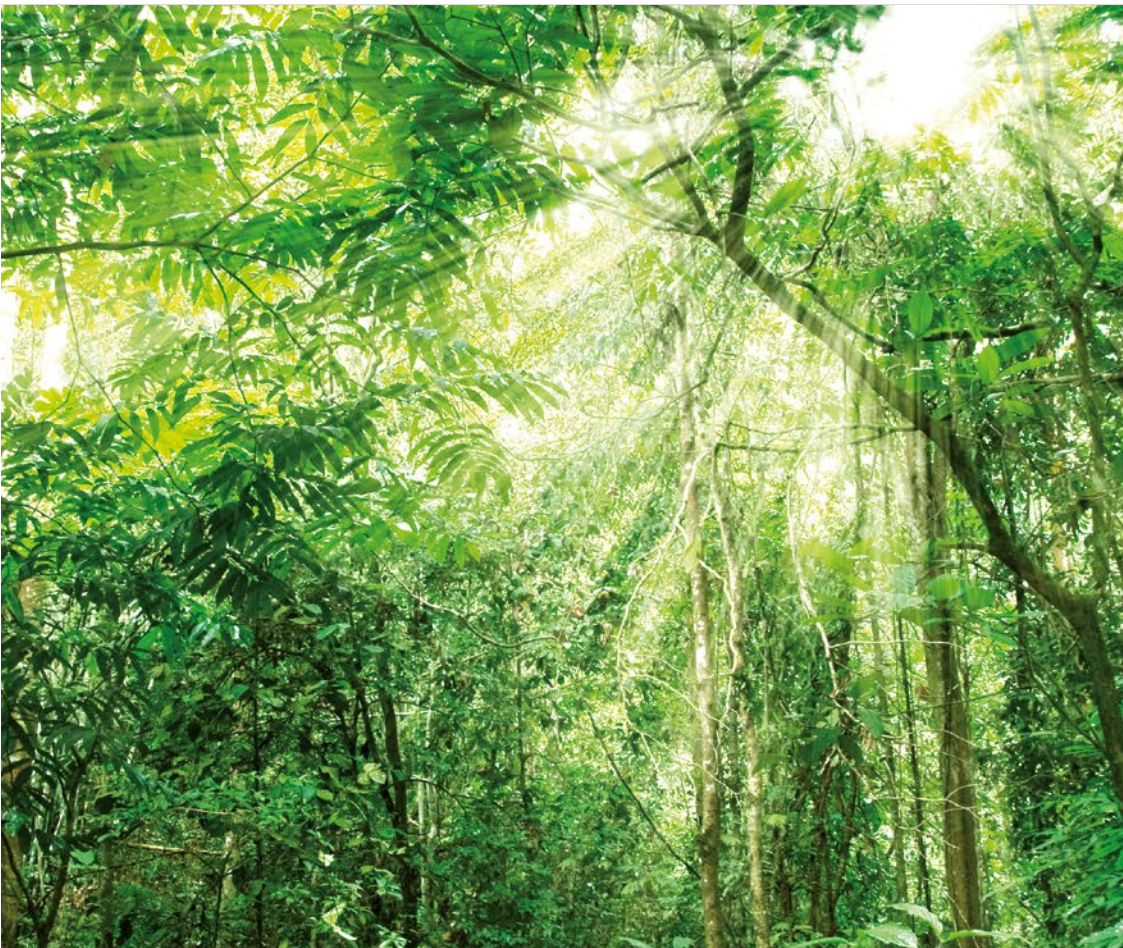
The flooring will be mechanically-smoothed concrete on lanes and in storage rooms.

Storage rooms will be finished in plastic paint.

The walls in the parking area will be finished in plastic paint.



The images are not real and serve illustration purposes only



# 17 Energy classification



Improvement of construction solutions in order to optimise energy consumption and guarantee user comfort and enjoyment.



LED bulbs are used in various areas of the building, thus guaranteeing optimal consumption, durability and efficiency.

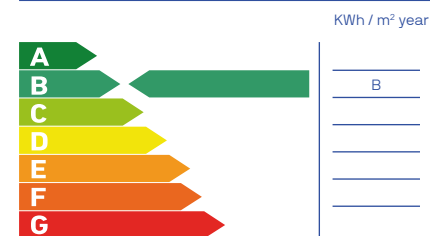


Latest technology in air-conditioning and air-quality systems, with prioritisation of the final outcome product as well as low consumption.

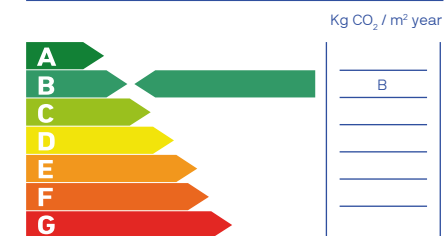


Sanitary units that are environmentally friendly. Their low consumption provides significant savings on the water bill as well as contributing to improve our environment.

## Non-renewable primary energy use

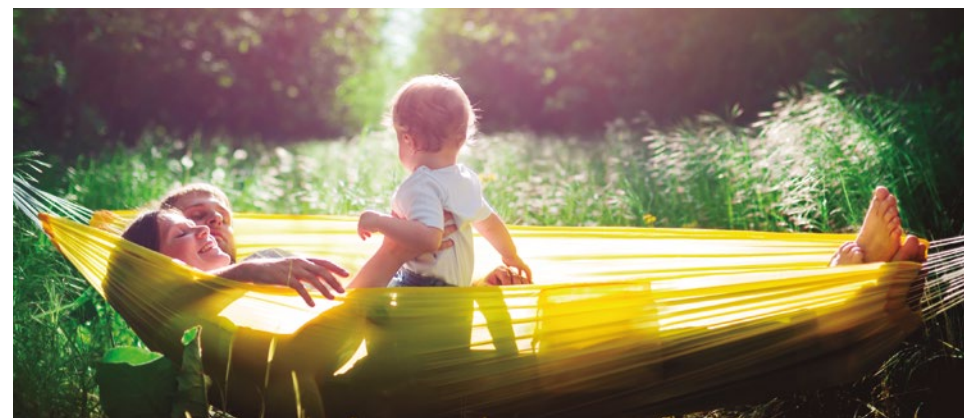


## Carbon dioxide emissions

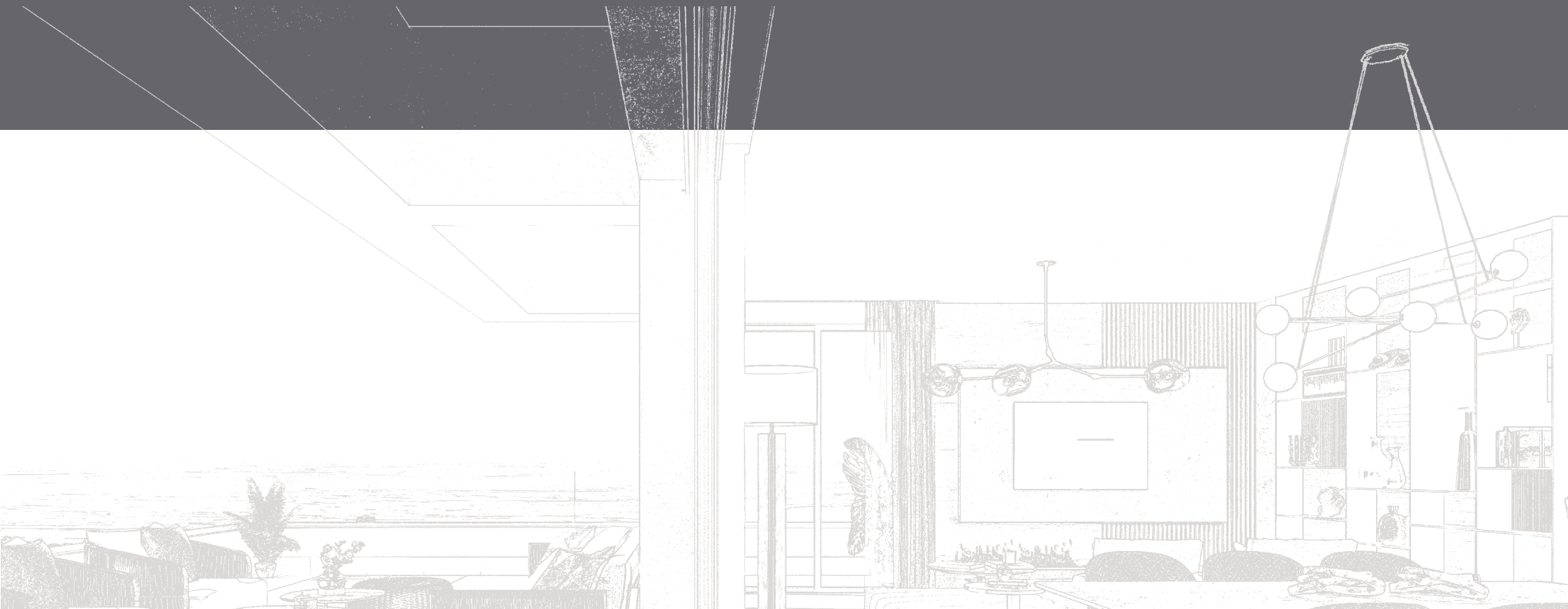


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Our quality standards provide excellent outcomes to guarantee the users' comfort and enjoyment of their home, with not alone the best quality materials in the market, but also the lowest energy consumption.



# metrovacesa. at last!



Find your new home at [metrovacesa.com](https://www.metrovacesa.com) | 900 55 25 25 | [infopromociones@metrovacesa.com](mailto:infopromociones@metrovacesa.com)

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