

TECHNICAL SPECIFICATIONS

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| BREIF DESCRIPTION | This development consists of 2 blocks of 2 and 3 bedroom apartments, 5 storeys each block. On the ground floor there are covered parking places and storerooms for all the apartments. | ✓ |
| STRUCTURE | | |
| REINFORCED CONCRETE | Reinforced concrete structure in compliance with anti-seismic design regulations | ✓ |
| WALLS | | |
| INTERNAL | Hollow bricks 10cm in thickness | ✓ |
| EXTERNAL | Hollow bricks 25cm in thickness | ✓ |
| DIVIDING WALLS | Double brick walls with insulating polyester in between. | ✓ |
| PLASTERING | 3 coats of plaster on the interior and exterior | ✓ |
| PAINTING | The interior walls will be finished with 3 coats of emulsion paint. | ✓ |
| | The exterior walls will be finished with santex paint or fair-face concrete as shown in the architectural drawings. | ✓ |
| FLOORING | | |
| LIVING/ DINING ROOM | Ceramic tiles | €13.50/ m ² |
| KITCHEN | Ceramic tiles | €13.50/ m ² |
| BEDROOMS | Laminated parquet flooring including the installation | €24.00/ m ² |
| BATHROOM | Ceramic tiles | €13.50/ m ² |
| VERANDAS | Ceramic tiles with skirting (architects choice) | €12.00/ m ² |
| BUILDING'S MAIN ENTRANCE | The floor will be of marble | ✓ |
| STAIRCASES | Will be of marble | ✓ |
| PARKING PLACES | Will be concrete paved. | ✓ |
| WALL FINISHES | | |
| KITCHEN | Ceramic tiles between counter and wall unit | €13.50/ m ² |
| BATHROOM | Ceramic tiles up to ceiling | €13.50/ m ² |

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| SANITARY WARE | The sanitary fittings for the 2 and 3 bedroom apartments will be up to the value of €1000 and €1250 respectively. | ✓ |
| | Will be of european origin of white colour | ✓ |
| WOODWORKS | | |
| APARTMENTS ENTRANCE DOOR | Solid wood of italian origin. | ✓ |
| INTERIOR DOORS | Will be of italian origin laminated. | ✓ |
| KITCHEN CUPBOARDS & COUNTER | Will be of italian origin. | €160.00/m |
| | The kitchen counter will be of granite. | €150.00/m |
| BEDROOM WARDROBES | Will be of italian origin | €160.00/m ² |
| BUILDING'S MAIN ENTRANCE | The main entrance will be constructed according to the architectural drawings. | ✓ |
| ALUMINIUM WORKS | Aluminium profiles to be used, will be from MUSKITA, double glazed, natural colour, approved by the architect. | ✓ |
| HOT WATER | Solar heater to be installed for each apartment and a 1 ton water tank. | ✓ |
| AIR CONDITIONING | | |
| PROVISION | Provision for split-type unit airconditioning | ✓ |
| | Provision for storage heaters provided that they are approved by the EAC. | ✓ |
| ELECTRICAL INSTALLATION | | |
| SPECIFICATION | All electrical installations will be in accordance with the Electricity Authority of Cyprus regulations. | ✓ |
| INTERCOM PHONE | One intercom phone of top quality for each apartment. | ✓ |
| TELEVISION POINTS | Outlets in the living room and all bedrooms. | ✓ |
| TELEPHONE POINTS | Outlets in the living room and all bedrooms | ✓ |
| TELEVISION | High power central tv antenna | ✓ |
| SATELITE TV | Wire installation for satelite connection including a dish. | ✓ |
| LIGHT POINTS | Light points will be fitted in all common use areas. | ✓ |
| GENERAL | | |
| ELEVATOR | Installation of a luxurius elevator with 8 person capacity cabin and alarm system for emergencies. | ✓ |
| BUILDING'S MAIN ENTRANCE | Impressive main entrance incorporating letter boxes for each apartment. | ✓ |
| WINDOW SILL | The window sills will be of marble. | ✓ |
| INSULATION | The roof and all verandahs will be insulated using a 4 mil waterproofing membrane. | ✓ |

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| EXTERNAL AREAS | Installation of an electronic private main gate, which will be able to be operated by remote control, will be placed at the entrance of the building. | ✓ |
| | One store room allocated to each apartment. | ✓ |
| LANDSCAPING | Landscaping will be as shown on the architectural drawings. | ✓ |

NOTES

1. VAT is included in all of the above prices
2. All construction work to be executed should be of the approval of the supervising architect.
3. All fittings and materials (e.g. sanitary fittings, ceramic tiles, parquet, etc.) can be purchased only from our approved suppliers.
4. Where value is quoted, it refers to the standard retail price of the goods including VAT.
5. Any alterations/ modifications and/ or extra works either externally or internally will only be executed by the company after approval for such works has been granted by the company and the relevant cost has been agreed to by the purchaser(s).
6. In the event that the purchaser obtains the services of any non-approved (by our company) contractors / suppliers/ firms and/ or craftsmen to carry out any works upon the property, then the period of guarantee as stipulated by the company in the Sale Agreement shall be considered as null and void.
7. In the event that the purchaser deducts/ removes any of the above mentioned materials/ finishes (e.g. sanitary fittings, ceramic tiles etc.) an amount equal to 25% shall be deducted by the vendor from the retail price of the goods (loss of profit).