



NOTE: These images are merely for illustrative purposes and may not correspond exactly to the finished project.

All references to equipment and materials are indicative and may be replaced by others of equivalent quality, if justified.



# VILLA 2 – ENCOSTA DA LUZ

MONTE LEMOS – LUZ

Moodboard

EXTERIOR FINISHES

VILLA 2 – ENCOSTA DA LUZ



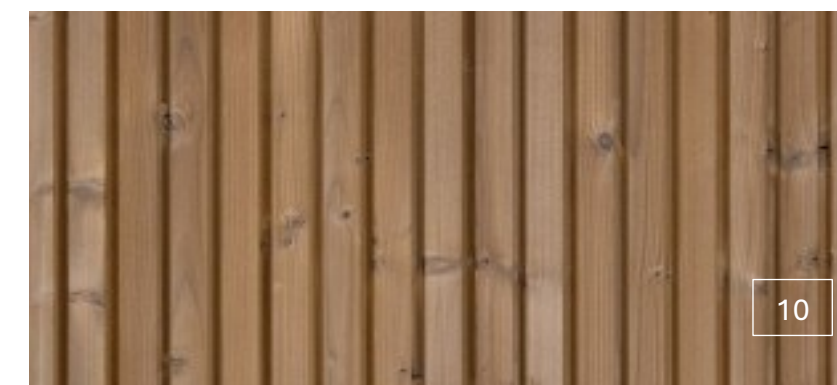
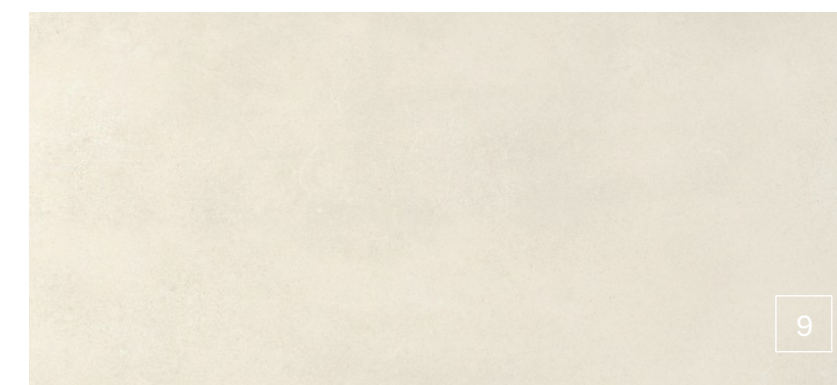
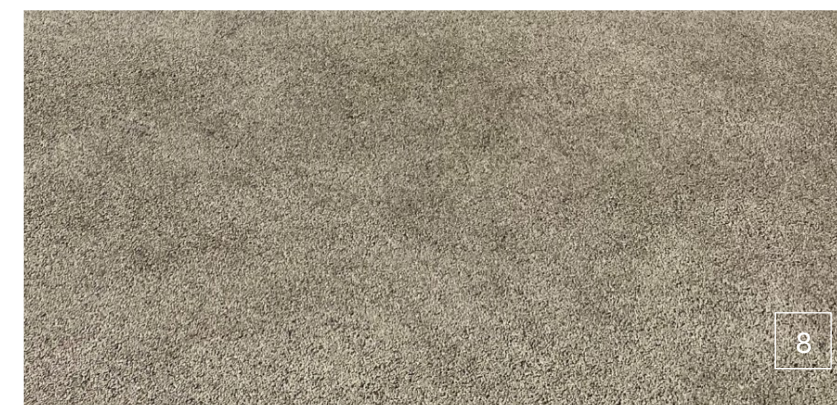
1. FINISHING OF ETICS SYSTEM WITH WHITE-COLOURED BASECOAT/RENDER;
2. TRADITIONAL PLASTER RENDERED AND PAINTED IN LIGHT OYSTER COLOUR;
3. CERAMIC CLADDING 100X100 CM, REF. KERALITE METAL RANGE BY MARGRES®, CORTEN FINISH, 5.5 MM THICKNESS, INSTALLED USING ADHESIVE SYSTEM AND JOINTS IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS;
4. RAILINGS COMPOSED OF METALLISED METAL BARS WITH A CHAMPAGNE-COLOURED ENAMEL FINISH;
5. ROOF AND EAST/MAIN WALL CAPPINGS EXECUTED IN WHITE IBIZA MARBLE;
6. ENTRANCE DOOR CLAD WITH EXTERIOR CERAMIC CLADDING 100X100 CM, REF. KERALITE METAL RANGE BY MARGRES®, CORTEN FINISH;
7. CONCRETE SLABS WITH DIMENSIONS TO BE DEFINED BY VERDASCA®;
8. EXTERNAL ACCESS AREAS IN POROUS CONCRETE WITH NATURAL COLOUR.



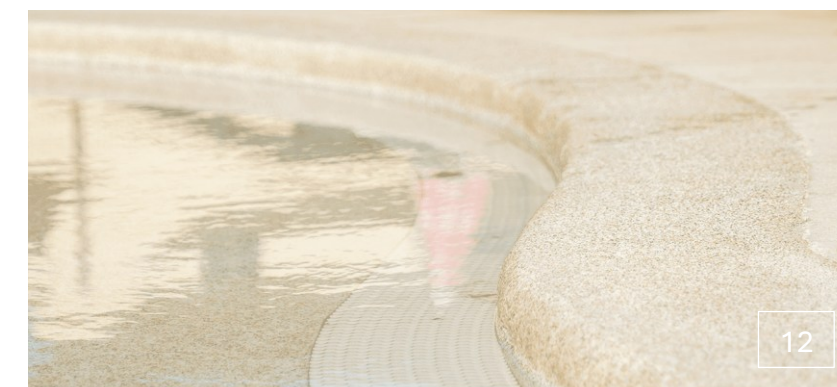
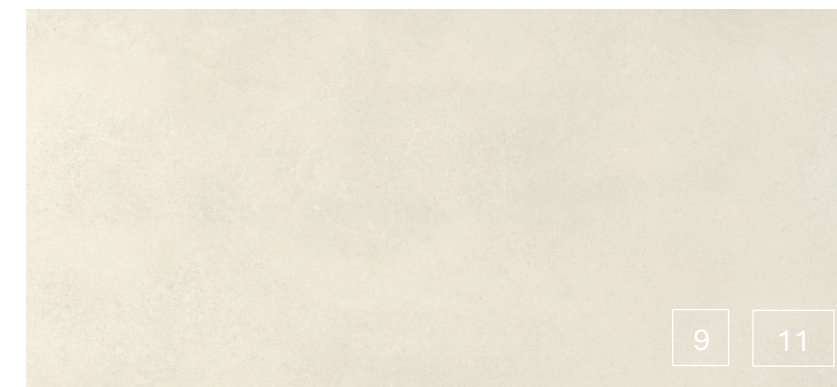




1. FINISHING OF ETICS SYSTEM WITH WHITE-COLOURED BASECOAT/RENDER;
2. TRADITIONAL PLASTER RENDERED AND PAINTED IN LIGHT OYSTER COLOUR;
7. CONCRETE SLABS WITH DIMENSIONS TO BE DEFINED BY VERDASCA®;
8. EXTERNAL ACCESS AREAS IN POROUS CONCRETE WITH NATURAL COLOUR;
9. CERAMIC EXTERIOR FAÇADE CLADDING, GUBI BY LIVING®, LIGHT, 6 MM THICK, ADHESIVE SYSTEM AND JOINTS AS PER MANUFACTURER'S SPECIFICATIONS;
10. EXTERIOR AND INTERIOR CLADDING WITH SLATTED TIMBER PANELS MATCHING THE INTERIOR FLOOR TONE, FIXED ACCORDING TO THE MANUFACTURER'S SPECIFICATIONS.







1. FINISHING OF ETICS SYSTEM WITH WHITE-COLOURED BASECOAT/RENDER;
4. RAILINGS COMPOSED OF METALLISED METAL BARS WITH A CHAMPAGNE-COLOURED ENAMEL FINISH;
9. CERAMIC EXTERIOR FAÇADE CLADDING, GUBI BY LIVING®, LIGHT, 6 MM THICK, ADHESIVE SYSTEM AND JOINTS AS PER MANUFACTURER'S SPECIFICATIONS;
11. EXTERIOR CERAMIC FLOORING 90X90 CM, REFERENCE GUBI BY LIVING®, LIGHT TONE, 20 MM THICK, INSTALLED ON ADJUSTABLE PEDESTAL SUPPORTS AS PER THE MANUFACTURER'S SPECIFICATIONS;
12. SWIMMING POOL EQUIPPED WITH HEAT PUMP AND COVER, FINISHED WITH PEBBLE TECHNOLOGY COATING, REFERENCE SAND BEACH BY PEBBLEPOOLS® – OVERFLOW LINED WITH GLASS MOSAIC IN A COLOUR SIMILAR TO THE SAND BEACH REFERENCE BY PEBBLE;  
JACUZZI FINISHED WITH PEBBLE TECHNOLOGY COATING, REFERENCE SAND BEACH BY PEBBLEPOOLS®
13. BARBECUE COMPRISING COUNTERTOP WITH 20 MM THICK WHITE RMC SURFACE, DOORS FINISHED WITH GUBI BY LIVING PANELS IN LIGHT TONE, FITTED WITH KENYON FRONTIER® ELECTRIC GRILL - 53.3 CM X 20.8 CM X 30.5 CM;
14. PERGOLAS MADE OF TUBULAR ALUMINIUM PROFILES, THERMOLACQUERED IN WHITE, IN ACCORDANCE WITH THE PROJECT DESIGN;
15. SUSPENDED FALSE CEILING IN WHITE, USING GLASROC®;

## INTERIOR FINISHES

MORADIA 2 – ENCOSTA DA LUZ





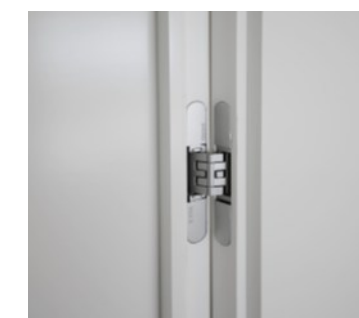
16. MINIMALIST 'OS' SERIES ALUMINIUM FRAMES IN CHAMPAGNE FINISH, FITTED WITH DOUBLE TEMPERED LOW-EMISSION AND SOLAR CONTROL GLASS BY SOSOARES®. PREPARED FOR THE INSTALLATION OF ELECTRIC CURTAIN OR BLACKOUT SYSTEMS;
17. SURFACE FINISHED IN MICROCEMENT, OYSTER WHITE TONE;
18. INTERIOR FLOORING IN PARQUET 17.5 X 180 MM, REFERENCE OAK AUSTER LIVELY, WITH MATT VARNISH FINISH, 11 MM THICK, APPLIED AS PER THE MANUFACTURER'S SPECIFICATIONS;
19. LIGHTING FIXTURES – AS INDICATED IN THE ATTACHED DRAWING (ONLY RECESSED LUMINAIRES ARE INCLUDED);
20. GUARDRAILS IN GLASS, 110 CM HIGH;
21. FIRE LINE BIOETHANOL FIREPLACE, 1200 MM IN LENGTH, BY NEVERDARK®;
22. INTERIOR DOORS OF THE 'ESSENCIAL' RANGE, MATT WHITE FINISH, FITTED WITH CONCEALED BLACK HINGES BY VICAIMA® AND BLACK HANDLES BY TUPAI®.
23. SUSPENDED CEILING FINISHED WITH WHITE PAINT.





16. MINIMALIST ‘OS’ SERIES ALUMINIUM FRAMES IN CHAMPAGNE FINISH, FITTED WITH DOUBLE TEMPERED LOW-EMISSIVITY AND SOLAR CONTROL GLASS BY SOSOARES®. PREPARED FOR THE INSTALLATION OF ELECTRIC CURTAIN OR BLACKOUT SYSTEMS;
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18. INTERIOR FLOORING IN PARQUET 17.5 X 180 MM, REFERENCE OAK AUSTER LIVELY, WITH MATT VARNISH FINISH, 11 MM THICK, APPLIED AS PER THE MANUFACTURER’S SPECIFICATIONS;
23. SUSPENDED CEILING FINISHED WITH WHITE PAINT;
24. COUNTERTOP AND ISLAND WORK SURFACES, ALONG WITH KITCHEN CABINET FRONTS, FINISHED WITH BOOST STONE IVORY BY ATLAS CONCORDE®;
25. BACKSPLASH AND ISLAND CLADDING PANELS IN HIGH-PRESSURE LAMINATE (HPL) WITH A WOOD FINISH, HARMONISED WITH THE APPROXIMATE COLOUR AND TEXTURE OF THE FLOORING;
26. APPLIANCES:
  - PURA INDUCTION HOB WITH INTEGRATED EXTRACTOR – RECIRCULATION SYSTEM, NIKOLATESCA SWITCH BY ELICA®
  - REFRIGERATOR SIEMENS® KI81RAFE0
  - FREEZER SIEMENS® GI81NAEFO
  - WISHWASHER SIEMENS® SN97YX03CE
  - 2 X OVEN SIEMENS® HB676G0S1





16. MINIMALIST 'OS' SERIES ALUMINIUM FRAMES IN CHAMPAGNE FINISH, FITTED WITH DOUBLE TEMPERED LOW-EMISSION AND SOLAR CONTROL GLASS BY SOSOARES®. PREPARED FOR THE INSTALLATION OF ELECTRIC CURTAIN OR BLACKOUT SYSTEMS;

18. INTERIOR FLOORING IN PARQUET 17.5 X 180 MM, REFERENCE OAK AUSTER LIVELY, WITH MATT VARNISH FINISH, 11 MM THICK, APPLIED AS PER THE MANUFACTURER'S SPECIFICATIONS;

22. INTERIOR DOORS OF THE 'ESSENCIAL' RANGE, MATT WHITE FINISH, FITTED WITH CONCEALED BLACK HINGES BY VICAIMA® AND BLACK HANDLES BY TUPAI®.

23. SUSPENDED CEILING FINISHED WITH WHITE PAINT;

27. DRYWALL FINISHED WITH WHITE PAINT;

28. RECESSED PVC SKIRTING BOARD;

29. WARDROBES WITH SLATTED DOORS CONSTRUCTED FROM MATT WHITE PLYWOOD, INTERIORS IN CHIPBOARD WITH 'LIGHT LINEN' MELAMINE COATING, EQUIPPED WITH METAL RUNNERS, MATT-FINISHED DOORS, NATURAL-TONE INTERIORS, AND FITTED WITH HANDLES ON BOTH DOORS AND DRAWERS;

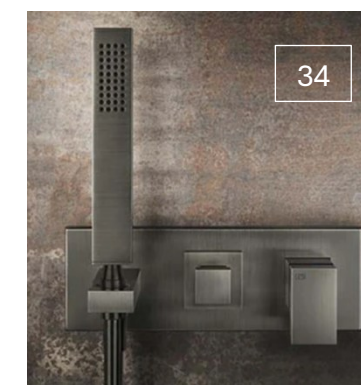




- 23. SUSPENDED CEILING FINISHED WITH WHITE PAINT;
- 27. DRYWALL FINISHED WITH OYSTER LIGHT PAINT;
- 28. RECESSED PVC SKIRTING BOARD;
- 31. CERAMIC CLADDING, REF. GUBI BY LIVING®, LIGHT COLOUR, INSTALLED USING ADHESIVE SYSTEM AND JOINTS IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS;
- 32. HEATED MIRROR;
- 33. SHOWER SCREEN IN GLASS;

NOTA: A Note: The light cove remains between the bedrooms, and the sanitary installations will not be carried out.





34. TAPS/MIXERS FROM THE RETTANGOLO SERIES, IN BLACK METAL FINISH BY GESSI®;
35. WALL-MOUNTED BATHROOM FURNITURE WITH NATURAL OAK VENEER FINISH, FEATURING DRAWERS AND A SOLID SURFACE COUNTERTOP WITH QUADRA LIFE STYLE EDGES, IN MATT WHITE FINISH;
36. WALL- SANITARY WARE AND FITTINGS:
- WALL-HUNG TOILET ZERO NF 55 IN SATIN WHITE BY CATALANO®;
  - SFERA SOFT-CLOSE ULTRA-SLIM TOILET SEAT IN SATIN WHITE BY CATALANO®;
  - SKATE COSMOPOLITAN ACTUATOR PLATE, BRUSHED HARD GRAPHITE FINISH BY GROHE®;
  - SHOWER CHANNEL ADVANTIX VARIO BY VIEGA®.



## OTHER SPACES AND ROOMS

VILLA 2 – ENCOSTA DA LUZ



## LAUNDRY AREA (INTEGRATED WITHIN THE LAUNDRY ROOM)

- SUSPENDED CEILING FINISHED WITH WHITE PAINT;
- DRYWALL FINISHED WITH WHITE PAINT;
- FIRE-RESISTANT DOOR;
- FLOORING – POWER FLOATED CONCRETE WITH SURFACE HARDENER, FINISHED WITH EPOXY COATING;
- WORKTOP IN TECHNISTONE CRYSTAL ABS WHITE, 12 MM THICK, WITH 40 MM THICK EDGE;
- FURNITURE / CABINETS WITH LAMINATED DOORS (MATT WHITE – COLUMNS);
- STAINLESS STEEL SINK;
- WASHING MACHINE SIEMENS® KI81RAFE0.

## GARAGE

- SUSPENDED CEILING FINISHED WITH WHITE PAINT;
- DRYWALL FINISHED WITH WHITE PAINT;
- FIRE-RESISTANT DOOR;
- FLOORING – POWER FLOATED CONCRETE WITH SURFACE HARDENER, FINISHED WITH EPOXY COATING;
- SECTIONAL DOOR IN BROWN COLOUR.

## TECHNICAL RACK AREA

- SUSPENDED CEILING FINISHED WITH WHITE PAINT;
- DRYWALL FINISHED WITH WHITE PAINT;
- FLOORING – POWER FLOATED CONCRETE WITH SURFACE HARDENER, FINISHED WITH EPOXY COATING;
- ALUMINIUM DOORS IN CHAMPAGNE COLOUR.

## TECHNICAL AREA

- CEILING PAINTED IN WHITE COLOUR;
- WALLS CLAD WITH 20X20 CM WHITE CERAMIC TILES;
- FLOORING – POWER FLOATED CONCRETE WITH SURFACE HARDENER, FINISHED WITH EPOXY COATING;
- ALUMINIUM DOORS IN CHAMPAGNE COLOUR.



## LIGHTING

- ACCORDING TO THE LDPLAN PROJECT ATTACHED.

## HVAC

- AIR CONDITIONING SYSTEM COMPRISING FAN COIL UNITS, SUPPLIED BY DAIKIN®;
- RADIANT FLOOR HEATING SYSTEM WITH HYDRONIC (WATER-BASED) INSTALLATION;
- VMC SYSTEM – POWER BOX® 95 BC 3 AIR HANDLING UNITS BY AIRFRANCE®, WITH HYDRONIC HEAT EXCHANGER;
- 2 SKR500 SOLAR THERMAL COLLECTORS ON THE ROOF BY SONNENKRAFT®;
- DHW (DOMESTIC HOT WATER) STORAGE TANK BY SONNENKRAFT®.

## OTHERS

- ALL OPENINGS WITH DIRECT ACCESS TO THE EXTERIOR ARE FITTED WITH BLACKOUT AND SCREEN SYSTEMS. IN THE MASTER BEDROOM, THE GLASS PARTITION SEPARATING THE BATHROOM FROM THE BEDROOM ALSO INCLUDES A BLACKOUT SYSTEM.

## OPTIONALS

- HOME AUTOMATION;
- SMART WATER RECYCLING SYSTEM – HYDRALOOP H600.