

3 Bedroom Garden Apartment Specification

Property Description	: 3 Bedroom garden apartment
Structural System	: 30cm Insulated concrete Slab and steel
Concrete Grade	: BS25
Roof Structure	: 30cm Insulated concrete Slab with pitched roof
Damp Proofing	: Damp proof course to Roof, Base , Walls and Bricks
Wall Structure	: Bricks/Blocks Beams
Floor Materials	: Porcelain Flooring throughout /Marble Staircase
Internal Doors	: E3 Doors – Fully Fitted
Windows & Doors	: Aluminum double glazed units
Wrought Iron Work	: Balconies and Terraces

Electrical:

All lighting and electrical sockets to be fitted and installed to the approved electrical project in compliance with the Cyprus Turkish Electrical Engineers Association standards.

Water System:

1 tonne water tank on roof , solar panels and hot water immersion heater system. All plumbing including pipe work, taps and water pumps included as standard.

Structural Guarantee : 5 Years

Livingroom:

- TV point
- Telephone point
- Electrical points
- Airconditioning point (no unit fitted)
- Plaster Coving
- Suspended ceiling with led down lights

Kitchen Dinner:

- The kitchen units will be fully fitted fitted and will be made of either solid pine or MDF based profile. Granite worktop and the sink will be stainless steel. The customer will have a choice of styles & colour.
- Electrical points for fridge freezer, Washing Machine, Dishwasher, Oven / Hob and extractor. (These appliances are not included as standard)

Master Bedroom 1 :

- TV point
- Air conditioning point (no unit fitted)
- Telephone point
- Electrical points
- Build in wardrobes: Choice of doors from selected range
- Suspended ceiling with led down lights

Ensuite :

- Fully fitted shower unit
- Sink
- Wall tiling: Colour optional from a selected range
- Wall mounted toilet
- Underfloor heating

Bedroom 2 :

- TV point
- Airconditioning point (no unit fitted)
- Telephone point
- Electrical points
- Build in wardrobes: Choice of doors from selected range
- Suspended ceiling with led down lights

Bedroom 3 :

- TV point
- Airconditioning point (no unit fitted)
- Telephone point
- Electrical points
- Build in wardrobes: Choice of doors from selected range
- Suspended ceiling with led down lights

Family Bathroom

- Fully fitted showerunit
- Sink
- Wall tiling: Colour optional from a selected range
- Wall mounted toilet
- Underfloor heating