

1. **Framework:** Anti seismic reinforced concrete according to the Cyprus standards.
2. **The Houses will be constructed to receive an A ENERGY EFFICIENT CERTIFICATE.**
3. **Walls:** Hollow bricks, internally two coats of plastering then 5cm polystyrene and finish with peletico. External paintwork will consist of 3 coats and with the 3<sup>rd</sup> coat peletico finishing and exterior paint.
4. **Floor Finishes:**
  - a. Living areas, kitchen: ceramic tiles €15.00/m<sup>2</sup> (including vat)
  - b. **Bedrooms:** ceramic tiles €15.00/m<sup>2</sup> (including vat) or laminate parquet of your choice €20.00 (including vat, purchase price including installation)
  - c. Veranda, patios: anti slip ceramic tiles €15.00/m<sup>2</sup>. (including vat)All floors are finished with skirting, this is included in the amount mentioned above.
5. **Wall Finishes:**
  - a. Bathroom area glazed tiles €15.00/m<sup>2</sup> (including vat)
  - b. Kitchen: glazed tiles €15.00/m<sup>2</sup>. (including vat)
6. **Staircase:**

Marble staircase €35/m<sup>1</sup> (including vat)
7. **Windows & Sliding Doors:** Double glazed opening windows & doors MU2075 THERMAL, sliding doors & windows MU3000 THERMAL.
8. **Carpentry:** High quality laminate structure, with choice of colour, according to architectural plans. Including internal doors, wardrobes, kitchen units, bathroom vanity units. Dimensions as shown on the Architects plans.
9. **Kitchen Worktop Covers:** Granite (€100 including vat per m<sup>1</sup>)
10. **BBQ worktop:** Granite (€80 including vat per m<sup>1</sup>)
11. **Entrance door:** Aluminum MU2075 Thermal.
12. **Sanitary Fittings:** All sanitary ware, all mixers, washbasins, sinks, toilets, shower/bathtubs for all areas including bathrooms, guest WC, kitchen, BBQ area (€1800 including VAT for all)
13. **HPL:** External HPL as per Architects specifications

14. **Stone:** external stone ceramic or marble as per Architects specifications
15. **Veranda Railing:** Glass railing for verandas as per Architects plans.
16. **Staircase Railing:** Metal design as per Architects specifications
17. **Gates:** Metal Sliding gates with electric Provision for gate motor installation
18. **Heating:** Provision for electric convection heaters.
19. **Photovoltaic System:** Installation of Photovoltaic system & panels as per Engineers plans.
20. **Energy Efficiency:** Energy efficiency certificate A specifications will apply to the house.
21. **Plumbing and Sanitary installation:** According to EU standards. Pex-al-pex pipes for drainage and cold-water supply and pex-al-pex with insulation for hot water supply.
22. **Water Supply:** Solar panels to be installed at roof level. Water tank and fresh water supply to kitchen sink.
23. **Pressurized Water:** There will be pressurized water system (pump).
24. **Roof Insulation:** The roof will have moisture insulation Polystyrene 8cm (Πολυστερίνη 8εκ. + σκριτ ρύσεων 7χιλ. ελάχιστον + κατρόχαρτο με ψηφίδα 5.5kg)
25. **Antenna:** Installation of an antenna system for local channels.
26. **Electrical Installation:** All electrical installation will be according to EAC regulations 17<sup>th</sup> edition.
27. **Air Conditioning/Heating:** Provisions for A/C units in kitchen, sitting area and bedrooms for both cold and warm air.
28. **Garden:** The garden areas will have soil, for future development of the garden by the owner.