CONSTRUCTIONS

FOUNDATION, PLINTH	Foundation - reinforced concrete piles with a reinforced concrete grid. Additional thermal insulation - stone wool - under the floor covering of the first floor.
EXTERNAL WALLS	Precast 3-layer reinforced concrete panels with a supporting reinforced concrete layer and thermal insulation. Outer layer - tinted and painted concrete.
ROOF	Precast 1-layer reinforced concrete panels. Roof covering - PVC membrane. Internal rainwater drainage system. Thermal insulation - in accordance with energy efficiency requirements.
LOAD- BEARING WALLS	Precast 1-layer reinforced concrete walls.
INTERMEDIATE COVERINGS	Precast hollow-core concrete slab panels with local monolithic sections or massive reinforced concrete slabs.
WINDOWS	PVC window frames, a triple-pane glass unit.
EXTERIOR DOORS OF THE BUILDING	Glazed aluminium doors.
INTERIOR PARTITION WALLS (BETWEEN ROOMS)	Metal frame lined with double plasterboard on both sides and filled with cotton wool.
WALLS BETWEEN APARTMENTS AND PREMISES FOR COMMON USE AND APARTMENTS	Precast 1-layer reinforced concrete walls.
BALCONIES AND LOGGIAS	Balconies: Precast reinforced concrete slab. Glass railing. Equipped with an outdoor socket. Loggias: Precast reinforced concrete slab. Glass railing. Metal decorative bars on the side. Equipped with an outdoor socket.
TERRACES	Ground floor terraces – tile flooring. Equipped with an outdoor socket. Lawn area and greenery in front of terraces that seperate the private space from the common use facilities. Exit from the terrace to the common use facilities. Roof terraces – concrete slab finish. Equipped with an outdoor power socket, water tap for irrigation, and glass balustrades.
STAIRS AND RAILS	Precast reinforced concrete stair flights and landings. Painted metal railings.
ELEVATOR	2 elevators that stop at every floor, except for the common use room on the rooftop of the building.
COMMON USE PREMISES	A common use room for storing bicycles and prams on the ground floor of the building. A common use entrance hall with furniture on the ground floor. A common use lounge with a kitchen, a WC and a terrace on the rooftop of the building.
TERRITORY, FACILITIES	At the first residental floor level - closed facilities with a children's playground, paved sidewalks, lighting, greenery, gazebos with tables, and plant boxes with a garden tool storage cabinet. At the main entrance of the building and at the street level - paved sidewalks, parking places, bike racks, carriageway, driveway to the covered parking place, lighting, greenery and waste containers.
PARKING PLACES	2 types of parking places at the main entrance level of the building: open type parking places (outside the building) and covered type parking places (inside the building). All covered parking places can be equipped with an EV charging

	system. EV charging infrastructure will be built - racks designed for cables, without cables.The covered parking place is equipped with a garage gate. The free height of parking places is mostly 2.2m, while for individual parking places - 1.9m. The covered parking place - without heating. There is a CO extraction system.A bicycle cleaning area with a sink and a bicycle maintenance stand is located in the parking of the building A2

ENGINEERING NETWORKS

HEATING	District heating. Primary heating is provided by a geothermal heat pump with energy piles. Hot water is provided through district heating. Underfloor heating in apartments and common corridors. A thermostat is provided in each room of the apartment. Electric heated towel rail in the bathroom. A heating meter of each apartment is located in the engineering communications pit of the common use room on the respective apartment floor. Remote meter reading.
COOLING	During summer, a geothermal heat pump with energy piles provides room cooling through an underfloor heating system. Cooling ensures a 2 degree difference between the air temperature and the floor temperature (the floor is 2 degrees colder than the air temperature).
ADDITIONAL AIR COOLING	The infrastructure for connecting an additional cooling system is provided in all outdoor spaces (balconies. loggias, teracces) in the wall - a socket, in the facade - an opening for pipes to connect external and internal units of the cooling system. All outdoor premises can be equipped with an air cooling device. External and internal units of the cooling system are installed by the customer at their own expense.
WATER SUPPLY	Centralized water supply. Hot and cold water meters of each apartment are located in the engineering communications pit of the common use room on the respective apartment floor. Remote meter reading.
ELECTRIC POWER SUPPLY	Each apartment has a 3-phase 16A connection to the electric power grid. There is a switchboard in each apartment. Built-in sockets, lighting switches. Connection points for kitchen appliances. Built-in lights - in WCs, bathrooms and individual places where plasterboard suspended ceilings are installed. The customer installs the rest of the lights at their own expense.
VENTILATION	Each apartment has its own air handling unit (recuperator) with a heat recovery function. Air supply is provided in the living room and each bedroom, while an exhaust is provided from the kitchen area, bathrooms and laundry room. The air unit is located either in the laundry room or in the bathroom near the ceiling. Air intake and exhaust take place in the facade of the building. Kitchen hoods should be chosen with a recirculation function and a charcoal filter. The customer installs the hood at their own expense.
TELECOMMUNI-CATIONS	Each apartment has a place for the internet connection in the telecommunications switchboard.
SAFETY MEASURES	Video surveillance of the territory. Video intercom in every apartment. Smoke detectors in every apartment and in common corridors on each floor. Entrance to the building, the staircase, pram room, storage rooms, common use lounge, parking place with a chip card. The gate of the covered parking place is equipped with an access controller.
STORAGE UNITS	2 types of storage units: storage units in the parking place - without heating, and storage units in the building - with heating. Storage unit walls are frame walls with cement fiberboard cladding. Almost all storage units have one reinforced concrete wall. Storage unit walls have an opening between the wall and the ceiling. Painted light metal doors with a lock. Storage units have a lighting fixture with a sensor. In the building A2 – storage units in the parking place, without heating.

*The technical description and the technical solutions included therein may be changed without prior notice and replaced with analogous or technologically equivalent solutions, in accordance with the Construction Project.