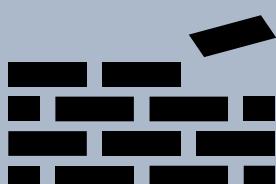
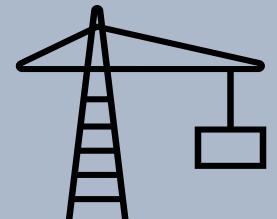
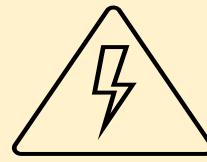
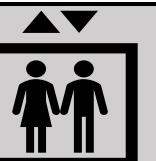
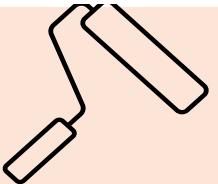


# STANDARD CONSTRUCTION SPECIFICATIONS

|                                 |  |   |  |
|---------------------------------|--|---|--|
| SKELETON                        |  | Seismic Study AS PER EUROPE AND CYPRUS STANDARDS<br>Reinforced Concrete by using high-strength concrete (C30/37)  | Thickness 20 cm according to the structure study.  |
| FOUNDATION                      |    | Foundation of the building by using high-strength concrete (C30/37) and be high-strength steel weldable grade B500C (based on British standards "BS 4449:2005 Steel for the reinforcement of concrete - Weldable reinforcing steel"). | Thickness 70cm according to the structure study.   |
| MASONERY WALLS                  |  | Exterior walls<br>Interior walls  | The external walls generally will consist of perforated bricks with a thickness Min of 25cm  |
| PLASTERBOARD WALLS AND CEILINGS |  | Interior duct walls and bathroom ceilings   | Plasterboard walls (e.g. around the main electrical conduit, ducts next to wardrobes and baths). A fire-resistant plasterboard system (1 hour) should be installed around the main electrical conduit of the corridor.   |
| COATING                         |  | Interior walls<br>Interior columns and beams<br>Ceilings  | Internally, all wall surfaces will be coated with three coats of plaster and finished with a spatula, except for the walls where cladding will be installed, behind the bedroom wardrobes, kitchen cabinets, and behind door/window reveals, where only two coats of plaster will be applied.<br><br>Beams, columns, and concrete walls (interior) that will be plastered should be primed with a Baupickel or equivalent primer before plastering. The application of the bonding material should be done according to the manufacturer's instructions. Then they should be plastered.<br><br>All concrete ceilings interior and exterior will be plastered that should be primed with a Baupickel or equivalent primer before plastering. Surfaces that will be covered by a false ceiling (ceilings in bathrooms, upper parts of wardrobes and kitchens) should remain unpainted. |
| THERMAL INSULATION              |  | Polysterine 8 cm as per energy efficiency legislation for buildings<br>British standards  | Final coating of external thermal insulation on external surfaces will be according to the drawings.   |
| ELECTRICAL INSTALLATION         | Photovoltaic   | All Common Areas and Pool   |   |
|                                 | Common Areas   | lighting with sensors   | LEGEND OR SIMILAR  |
|                                 | Entrance Gate  | lighting with sensors and video phone   |  |
|                                 | Entrances for the 2 buildings  | video phone   |  |
|                                 | Parking Spaces   | 1 socket for each flat for charging electric car  |  |
|                                 | Pool Area  | lighting with sensors, general lighting at the plants, led stripe at the BBQ and waterproof sockets   |  |
|                                 | Living Room  | 4 Double sockets 13A, Television & 2 internet   |  |
|                                 | Bedrooms   | 3 Double sockets 13A Television, 1 internet in each room  |  |
|                                 | Kitchen  | 2 double sockets 13A, Micro socket, electric oven socket, Cooking stove socket, hood socket, socket for washing machine and for dishwasher  |  |
|                                 | Bathrooms  | Security plugs for hairdryer and shaver   |  |

|                             |  |   |  |
|-----------------------------|--|---|--|
|                             | Balcony  | Waterproof plug for TV and double socket  |  |
| FLOORS WITH TILES           | Floors and Walls   | European ceramics   | 120X60 cm  |
|                             | Entrance and Common Areas  | Marbles Look European Ceramics  | 120x60cm   |
|                             | Pool Area  | European ANTISLIP ceramics at the area around the pool and mat inside the pool                                | 120X60 cm  |
|                             | Roof Garden  | European ANTISLIP ceramics  | 120X60 cm  |
|                             | Kitchen Wall Between the Capboards   | Marbles Look European Ceramics  | 120x60cm   |
|                             | Barbeque Top and Walls   | Marbles Look European Ceramics  | 120x60cm   |
|                             | Stairs   | Granite or White Marble or Similar  |  |
| FLOORS WITH GRANITE/ MARBLE | Window Caps, Boundary Wall Caps  | White marble  | Thasou or Pigion from Greece   |
|                             | Parking  | Reinforced concrete floor   | <p>In the covered ground floor areas (where there is a general foundation of the building), a concrete floor of C25/30 strength should be constructed, with reinforcement of Y8/200#, according to the plans.</p> <p>In the remaining outdoor areas, where the plans show a reinforced concrete floor, a 150mm thick concrete slab (raft foundation) with Y8/150# reinforcement should be constructed.</p> <p>The above-mentioned floors should include expansion joints ("isolation joints" and "control joints") according to the plans.</p> |
| CONCRETE FLOORS             | Building Entrance  | Aluminium, antiifire security glass (Fire resistance 1 hour as per Cyprus regulations) with thermal isolation | Muskita MU 2075  |
|                             | Staircase doors to roof garden   | Aluminium door with thermal isolation half glass and half fixed loovers for ventilation.                      | Muskita MU 2075  |
|                             | Building gate  |   |  |
|                             | Main Entrance for flats  | Melamine wood Anti Fire resistance 30 minutes as per Cyprus Regulations with certification                    | Color white  |
| CLOSETS                     | With opening doors   | Melamine wood   | Color At Buyer Choice  |
| KITCHEN                     |  | Melamine Wood   |  |
|                             |  | Top Granite or Similar  |  |
|                             |  | Stainless Steel or Resin Sink, Grohe Mixer or similar   |  |
| ALUMINIUM                   | Sliding door and windows   | Muskita MU 3000   |  |
|                             | Opening door and windows   | Muskita MU 2075   | EXTERNAL THERMAL INSULATION WITH 6mm NEUTRAL 60/40 TEMPERED GLASS AND INTERNAL CLEAR 3.31 LAMINATE MAT   |
|                             | Pool area pergola  |   |  |
|                             | Glass rails in all verandas  | Glass rails with laminate glass 8mm+8mm and an aluminium base   |  |
| PLUMBING                    |  | Plastic pipes for hot and cold water  |  |
|                             |  | From Roof to Appartments PPR  |  |
|                             |  | Plastic water tank  |  |
|                             |  | PVC for Drainage  |  |
|                             |  | Plastic Tanks for Each Apartment  |  |
|                             |  | Plastic Tanks for Common Areas  |  |
|                             |  | Solar Energy for Hot Water 200 Liter  |  |
|                             |  | Taps on Main Balcony and Common Areas   |  |
|                             |  |   | European Origin  |

|                  |  |   |  |                          |
|------------------|--|---|--|--------------------------|
| SANITARY         | Guest WC   | Built-in toilet   |   | European Origin          |
|                  | main bathroom  | Back to wall toilet   |  |                          |
|                  | ensuite wc   | Back to wall toilet   |  |                          |
|                  | Washbasins Guests and Bathrooms  | Concealed washbasine in furniture with Melamine wood and Mirror                       |  |                          |
|                  | Taps and Mixers Guests and Bathrooms   | Grohe or Similar  |  |                          |
|                  | Shower Cabins  | Security Glass  |  |                          |
|                  | Accessories  | Toilet paper Holder, Handrail, etc  |  |                          |
| INSULATIONS      | Foundation slab and boundary walls   |    | All concrete works that will be backfilled should be coated with 2 layers of asphalt emulsion, type "SIKA-IGOFLEX 181GR"-thickness 1mm.<br>On all vertical surfaces of concrete works to be backfilled, a drainage membrane of type "Fondaline" should be applied  |                          |
|                  | Verandas   |   | To apply cementitious liquid waterproofing of type "MAPEI-MAPELASTIC", reinforced with a special anti-alkaline mesh type "MASTERNET CLASSIC 160gr." Elastic tape type "MAPEI-MAPEBAND" should be placed in the corners.  |                          |
|                  | Floors in all bathrooms  |   | In all baths to apply elastic fluid waterproofing membrane type "MAPELASTIC SMART" with "MAPEI FIBERGLASS" on the floors and surfaces of the walls surrounding the shower/bathtub at a height of 1500 mm from the finished floor, while on the remaining vertical surfaces apply at a height of 300 mm from the finished floor. In the corners, place a special elastic tape "MAPEI-MAPEBAND". |                          |
|                  | Slaps at windows and doors   |   | In all parapets (upper part), window sills, and thresholds of exterior doors on roof terraces, apply 2 layers of cementitious liquid waterproofing type "MAPEI-MAPELASTIC", reinforced with a special anti-alkaline mesh according to the plans and details.   |                          |
|                  | Swimming pool  |   | Apply a liquid waterproofing system of type "SIKA- SIKALASTIC 152" with a special anti-alkaline glass mesh (150-160g/m <sup>2</sup> and thickness 0.47mm) according to the general specifications and instructions of the manufacturer. All corners should be reinforced with a sealing tape of type "SIKA – SEATAPE F".   |                          |
| METAL STRUCTURES | Roof   |  | To be installed, thermal insulation made of expanded polystyrene with a thickness of 100 millimeters type "DOW STYROFOAM ROOFMATE SL-A", concrete of slopes C25/30 (type SCR-4/U1) with a minimum thickness of 60 millimeters, and two layers of asphalt felt according to the general specifications.   |                          |
|                  | Railing / Handles of a shared indoor staircase                                       |   | The railing and handles of the common internal staircase will be constructed according to the plans and painted in gray color like the aluminum.   |                          |
|                  | Pergolas at roof garden  |   | metallic structure painted white   |                          |
| ELEVATOR         |  | letterboxes & Ground floor entrance gate  | In the area of the main pedestrian entrance on the ground floor, a metal door with an alucobond covering of the same color as the aluminum windows should be constructed, along with a structure for mailboxes, according to the architectural drawings. The door will have an electric lock and an intercom for the 2 buildings.  | Doppler Brand or similar |
|                  |  | Electrical Speed type 1m/second   |  |                          |
|                  |  | Capacity 8 people / 630kg   |  |                          |
|                  |  | Cabin 110X140cm   |  |                          |
|                  |  | Stainless Steel sliding Doors cabinet walls melamine                                  |  |                          |
|                  |  | Cabinet Melamine  | The colors must be executed in accordance with the drawings and general specifications.<br>Paints should be delivered to the construction site in closed boxes and used according to the manufacturer's instructions. All paints will be done with "DULUX" or "BENJAMIN MOORE" or "SHERWIN WILLIAMS" type paint. To carry a CE certificate of conformity. The emulsion paints                  |                          |
|                  |  | External walls  |  |                          |
|                  |  | Interior walls and ceilings   |  |                          |
|                  |  | Boundary walls  |  |                          |
|                  |  | Ceilings at baths   |  |                          |

|                                    |  |   |   |
|------------------------------------|--|---|---|
| PAINTING                           |  | interior Metallic surfaces  | must be acrylic of first quality.   |
|                                    |  | Outdoor Metallic surfaces   | The oil paints on the metal surfaces must be of first quality. Stabilizer and emulsion paints to allow the substrate to breathe, to be resistant to solar radiation, frost, rain and adverse and sudden changes in weather conditions.  |
|                                    |  | Parking space signs   | To be done according to the plans, with special acrylic paint (suitable for concrete floors) type "KRAFT- ROAD LINER PROFESSIONAL" or another of equivalent specifications. The color should be chosen by the supervisor. The markings for parking spaces should have a width of 100mm.   |
| AIRCONDITION                       | All Rooms  | Full white inverter A/C in all rooms  |   |
| POOL                               |  |  | The communal swimming pool of the roof garden, to be dried according to the plans and details, as well as the general specifications.   |
| METALLIC PERGOLA FOR CARS          |  |   |   |
| EEC SERVICE ROOM                   |  |   |   |
| TRASH CAN                          |  |  | On the exterior of the ground floor, a garbage storage area should be constructed according to the plans, details and specifications.   |
| LANSCAPING                         |  |  | Planting / Landscaping<br>The planting and landscaping of the outdoor areas will be done by a specialized workshop according to the plans, details and general specifications.  |
| SIDEWALKWAYS/ROADS & CONSTRUCTIONS |  |  | <br>To build new sidewalks / roads, according to plans and specifications.<br>Repair any damage caused during the work phase to existing adjacent sidewalks/roads.<br>For the repair or construction of new roads/sidewalks, the standard specifications for road and technical works of the Department of Public Works must be observed.<br>Also, the contractor is liable for the restoration of any damage caused to existing constructions adjacent to the development plot inside and outside the work boundary. |