



## Type F

### **Masonry work**

Pouring of bond beam at mid height of all walls where wall height exceeds 3 meters.

### **Water proofing works**

A complete waterproofing system based on hot applied SBS elastomeric membrane for basement walls and roof top. For water tanks: cement-based elastic.

Elastic Cement-based waterproofing system for Pool and Water tanks.

### **Plastering works**

2 coats of ready mixed plaster with spatterdash coat and wire mesh where required.

N.B: exterior and interior plastering to be worked using no more than 3 meter board.

### **Painting works**

Walls finished in smooth paint. 3 coats of putty & 3 coats of paint: Tinol or equivalent.

### **Flooring**

Reception area: Marble 60\*60cm as per architect's selection.

Bedrooms: Laminated Parquet as per Architect's selection.

Bathrooms: Ceramic tiles.

Kitchen: Ceramic tiles.

### **Wood works and Doors**

Solid Wood Frame with Veneered wood leaf for Entrance door and reception area as per Architect's design.

Painted MDF leaf doors with approved solid wood frame doors for Bedrooms area.

MFC (Egger, Kronoswiss or equivalent) under counter closets in Master bath and Visitor's WC.

Bedroom Closets with sliding mirror leafs as per Architect's design.

### **Electrical works**

European electrical wiring accessories: Gewiss, Electrocanali or equivalent.

Wires and cables: Liban cables. Earthing system. Surge protection system.

Collective antenna TV system. Generators for backup power supply.

### **Sanitary works**

Polypropylene for water supply pipes. UPVC pipes for drainage and sewage.

High quality Mixers: Ideal Standard or equivalent.

High quality sanitary wares: Ideal Standard or equivalent.

**Heating/AC**

Concealed units in living area and bedrooms. Split unit in kitchen.  
Aluminum radiators in reception, living and bedrooms.  
Aluminum towel dryer in Master and Kids bathrooms.

**External Cladding**

Travertino texture finish and WPC or equivalent cladding as per Architect's design.

**External Doors & windows**

Powder coated Aluminum with clear Double-glazing.

**Fly screens**

On all aluminum windows and doors.

**Kitchen**

Countertop: Quartz or marble countertops.  
High and low cabinets painted high-gloss MDF.

**Swimming pool**

Each building will have a swimming pool on the roof with WPC wood finish tanning area.

**Parking**

2 Parking for 4 cars.

**Smart Home Automation**

Smart services to control and monitor the Energy, HVAC and Lighting through a user-friendly touch screen control panel.

**Gypsum**

Decorative false ceiling in reception area as per Architect's design.

**Roof Furniture**

Roof top deck furniture as per Architect's selection.

