



Specification of apartments T2, DUPLEX, S-2
DuarGema – House of Diaspora



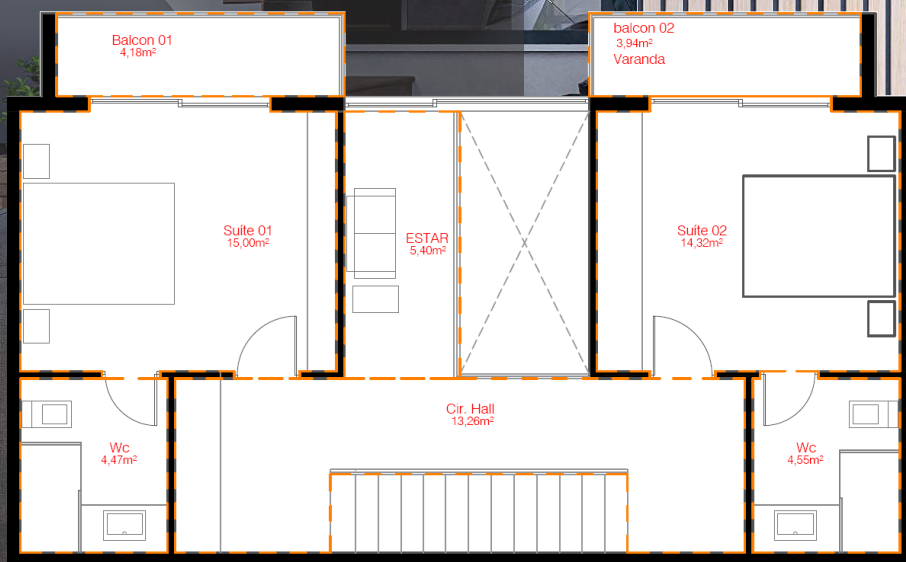
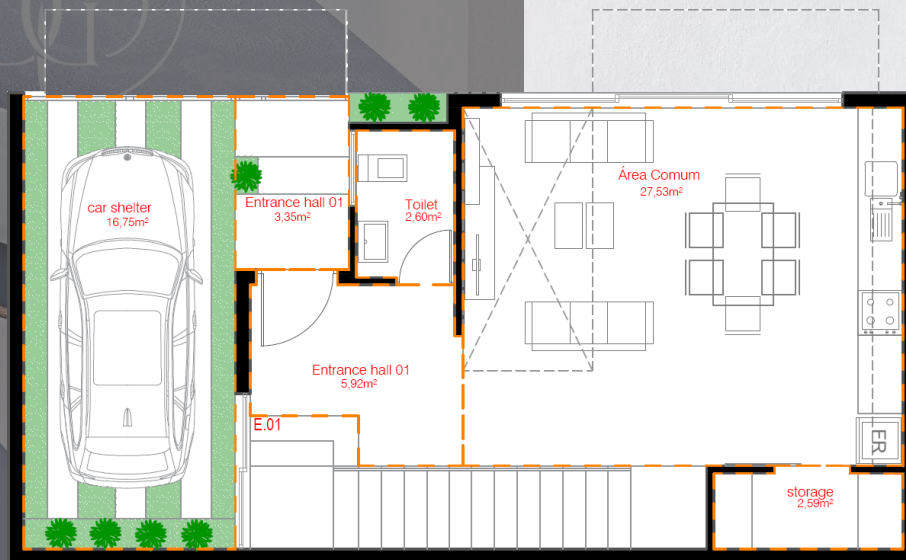


S04

S03

S02

S01



Total area 124,00 m²

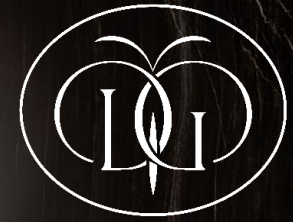
Interior area 98,99 m²

Balconies 8,12 m²

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1. Interior doors made of beech wood, 4 cm thick.
 2. Entrance doors made of beech wood, 4.5 cm thick.
 3. Pre-installation (preparation for connection) of air conditioning in each bedroom and living room.
 4. Windows with aluminum frames and laminated glass, European quality (see visualizations).
 5. Floor tiles, e.g., 100x100 cm.
 6. Internal staircase made of concrete with an aluminum railing. European standard. Elegant and safe.
 7. Terrace tiles, e.g., 100x100 cm, same as indoors.



Basic Equipment



8. Shower enclosure, wall-hung toilet, and washbasin with a mixer tap on a cement or wooden countertop.
9. Support for the washbasin made of wood or cement.
10. Floor and wall tiles as shown in the visualizations.
11. Built-in ventilation fan for the bathroom.
12. Water heater with a capacity of 120 liters.
13. Plasterboard ceiling in the bathroom, kitchen, and living room for lighting installation.



Bathroom

14. Water distribution to the kitchen, toilets, and bathrooms.

15. Recessed LED spotlights throughout the apartment.


16. Electrical switches and sockets.

17. Kitchen prepared for the installation of a kitchen unit (water, lighting, sockets, waste).

18. An individual offer can be prepared for additional apartment installations.



Water and Electricity



19. Partition wall between apartments on terraces made of concrete.

20. French windows.

21. Insect screens in frames on windows and doors, with an opening mechanism.

22. All terraces equipped with glass railings.

23. Spotlights on terrace ceilings or walls, and outdoor electrical sockets.



Balconies



24. Structural components made of high-quality concrete.

25. Exterior plaster in white color.

26. Complex amenities: swimming pools, fitness center, and shops.

Additional Documentation
Provided by the Developer

27. Structural engineering project.

28. Complete architectural project.

29. Electrical, plumbing, and waste system plans.

30. Project completion within 15 (maximum 18) months from the start of construction.

31. A 3-year warranty from the date of project handover.

Building

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All photos are for illustration only. Apartments are supplied with bathroom facilities. A range of kitchens will be available after the tender process. Please check our website for changes and further information.



Contact us