

# CANA ESSENCE



## SPECIFICATIONS MEMO

### CANA ESSENCE EQUIPMENT

- From its pedestrian access, on the first level, you will find: Entrance Hall and Reception, and administrative office.
- In the interior courtyard: Star Lobby, Swimming Pool, Gym, Spa, Multi-use Parking, Stairs, Elevator, and Hallways providing access to the apartments.
- On the third level: Swimming Pool and social area with a bar.

### STRUCTURE AND FOUNDATION

- Reinforced concrete structure, formed by columns and slabs (designed according to current regulations). Seismic design. Concrete control and testing by certified laboratories.
- The foundation is designed based on the conclusions of the Geotechnical Study.

### FACADES



Facade design with a combination of colors, textures, and elements that harmonize with the overall project and the natural environment.

- Covered with a layer of cement mortar and paint.
- In the most exposed areas, it will be finished with natural stone (Coralina).
- Decorative elements and finishes resembling wood.
- Terraces with safety glass and European-designed aluminum joinery.

## ROOFS



- Gable roof design, softening the architectural impact with the natural surroundings.
- Terraces (solarium) paved with wood-look porcelain tiles and a swimming pool.
- Technical and functional space of the building.

## ALUMINUM JOINERY AND GLASS



- P92 aluminum joinery (black color).
- Laminated glass ¼" with stainless steel fixings, providing high thermal and sound insulation properties.
- In railings: Clear laminated safety glass 4+4, fixed with stainless steel bolts and high-quality stainless steel handrails.

## INTERIOR JOINERY

- Main doors made of solid wood or aluminum (gray color), with stainless steel hinges and an intelligent security lock.
- Interior doors made of veneered MDF (light gray color), with stainless steel hinges and a lever handle lock (silver color).
- Closets made of veneered MDF (light gray color), with invisible pressure hinges and concealed handles.

## INTERIOR FINISHES



- Walls with smooth plaster finish and a coat of stucco putty with a superior acrylic paint finish in fresh colors.
- Ceilings with gypsum and a latex adhesive for a longer-lasting finish, with acrylic paint (white).
- Bathroom and kitchen ceilings covered with sheetrock panels, puttied and finished with acrylic paint (white).
- Interior flooring in apartments, porcelain tiles 60 x 120 cm (light gray, cement).
- Terrace flooring: Non-slip porcelain stoneware tiles 22.50 x 120 cm (gray wood imitation).

## KITCHEN

- Modular high and low cabinets, made from water-resistant MDF.
- Doors and drawers with automatic soft-close; first-quality hardware.
- Countertop in quartz or natural granite (2 cm).
- Equipped with built-in electric stove or hob, built-in electric oven, extractor fan, sink, and single-handle faucet. Refrigerator and washing machine.

## BATHROOMS



- Wet areas covered with tiles, combined with the flooring.
- White sanitary fixtures and a designer vanity unit with integrated sink, single-handle faucet, and mirror.
- Shower area with tempered glass partition and faucets.

## SWIMMING POOLS

- Structure with reinforced concrete walls.
- Finished with ceramic tiles (gresite) combined with pool cot.
- Coping piece with the same material as the terrace flooring.
- Equipped with filtration and purification system.
- Glass front with infinity effect.

## GENERAL INSTALLATIONS



### SANITATION

- Polypropylene PPR pipes for potable water and PVC for drainage, according to the project.
- General shut-off valves and independent shut-off valves in each wet area.
- Hot water: Line heater system

### AIR CONDITIONIN

- Pre-installation for air conditioning, with drainage, electricity, and refrigerant lines.
- Air conditioning system: Split type.

### ELECTRICITY AND TELECOMMUNICATIONS

- Equipped with the necessary electrical and telecommunications outlets, embedded with THHN wire, according to the project.
- TV/FM system in the living room and master bedroom.

## PARKING SPACES

- Distributed in the basement of the building. Polished concrete flooring, with marked and numbered parking spaces.
- Includes parking spaces for people with disabilities and electric vehicle charging stations.
- Parking at the upper and rear part of the project for golf carts and bicycles, including electrical outlets for charging them."

## EXTERIOR LANDSCAPING



- Grass and native vegetation (Jicaco Batatilla Palms), with green vegetation fencing (Callena, Coralillo), adapted to the natural surroundings.
- Automatic drip irrigation system.