

Technical specification of the three villas in Roussospiti.

## **1.0. Completion year.**

The three villas will be available for the clients by the end of October 2008. This summer the villas will be rented out. The villas were completed in April 2007.

The project contains of three villas and the two of the villas have the size of 212m<sup>2</sup> and the third villa have the size of 142m<sup>2</sup>.

## **2.0. The property.**

The project is situated in the village of Roussospiti and the distance from Rethymnon city is 5 kilometer. The project property is one of the absolutely best properties in the area. The view from each villa is an 180dgrs. panoramic view of Rethymnon and the surrounding areas.

The sizes of each property are 500m<sup>2</sup> and are fully developed with flowers, bushes and trees, barbecue area and a beautiful swimming pool.

## **3.0. Technical specifications.**

### **3.1. General descriptions.**

### **3.2. The walls.**

The walls are made as double walls with insulation between the inner and outer wall. The walls are made of bricks. All walls have been treated with tree layers of a cement mixture.

### **3.3. The roofs.**

The roofs are made as concrete roofs with either a waterproofed cement layer or roofs tiles put on top.

### **3.4. The floors.**

All indoor floors are made with tiles on top. Different colors have been used. The normal tile sizes, except on the bathroom floors, are 33cm\*33cm.

### **3.5. The electrical system.**

The electrical material that is used is of top quality, such as Legrand and ELKO standards. Outlet contacts for both TV and internet are installed in many of the rooms.

### **3.6. The heating and hot water system.**

The heating system contains of both a fireplace and hot-water wall element system. The heating system is made as a separate system for each villa, and the burner in the heating system uses diesel as fuel.

The hot water is made either by an electrical hot boiler system or by solar heating system, with

electrical panel installed on the villas roof.

### **3.7. The painting system.**

All indoor and outdoor walls are painted with three layers of an acrylic paint.

### **3.8. The kitchen.**

The kitchens are made in wood, with brown color. In the kitchen there is installed oven with ventilator, dish washer, refrigerator and a micro-wave oven.

### **3.9. The living area.**

The living area is connected to the kitchen as an open solution design. (see photos). Direct from the living area it is an entrance to a nice terrace.

### **3.10. The bedrooms and bathrooms.**

In the big villa there are 5 bedrooms and 4 bathrooms and in the smaller villa there are three bedrooms and 2 bathrooms.

In each bedroom there are installed one air-condition unit.

### **3.11. The car parking and Storage room.**

In the back side of the ground floor it is made a big indoor car parking area and some big storage rooms.

### **3.12. The Ground floor.**

In the ground floor it is a separate apartment with two bedrooms, one bathroom and one integrated kitchen and living area. It is direct entrance to the swimming pool and garden area.

### **3.13. The First floor.**

On the first floor it is one beautiful apartment with three bedrooms and three bathrooms, each bedroom have entrance to one separate terrace. A big kitchen and living area, with direct entrance to one terrace. In the apartment it is also a staircase leading down to the car parking and storage area.

## **4.0. Furniture.**

Each villa will be delivered fully furniture. A separate furniture list will be attached to each sales contract.