



LOMAS DEL HIGUERÓN
by TOP GESTIÓN

MATERIALS CATALOGUE

LOMAS 4



A vertical strip on the left side of the page shows a modern house with multiple balconies featuring glass railings and wooden cladding. Below the house is a green lawn. The page has a dark blue header and footer.

6

FACADES AND CARPENTRY

8

COVERINGS

10

ATMOSPHERE SELECTION

14

BATHROOMS: FITTINGS & FURNITURE

18

BARBEQUE & JACUZZI

20

KITCHENS

22

FACILITIES

24

COMMUNAL AREAS

[This dossier features non-contractual advertising pictures]

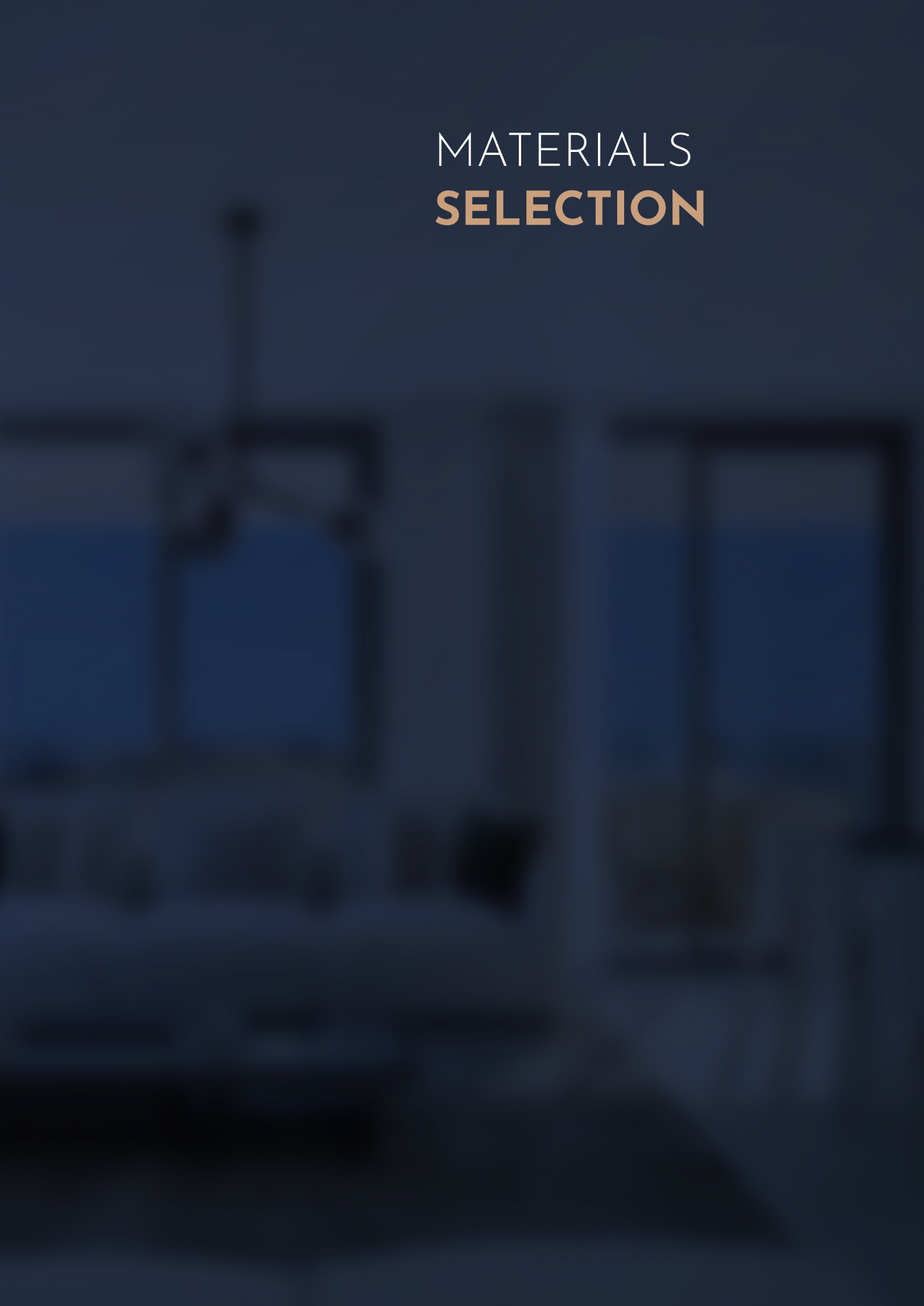
Nota: The project management reserves the right to replace the materials with others of the same or higher quality.

We know that choosing a new home is a key decision. Our clients are what matter the most to us. **We want to offer you the highest quality and comfort**, with designs that take care of very single detail. We feature below the materials we have elected for you.

The most important thing is to know well the characteristics of each of the materials you can find in your future home.

Living in Lomas del Higuerón means living while leading your own lifestyle, We offer exclusive designs tailored to the tastes.

MATERIALS **SELECTION**





FAÇADES

Exterior finishes **with white mortar rendering with combinations** in some areas in other tones and/or with decorative pieces according to the development.

CARPENTRY

EXTERIOR CARPENTRY

Exterior carpentry in **aluminium / PVC**, with top-of-the-line insulation features for energy efficiency.

Sliding doors in all rooms except in bathrooms. Thermal and acoustic double glazing with security camera in areas at risk of impact.

Railings on property terraces that feature locks and glass elements. As well as pre-installed motorised blinds in bedrooms and living rooms.



INTERIOR CARPENTRY

Interior doors with smooth lacquered panels with a height of 2.10 m and with rubber seals for increased watertightness.

Built-in wardrobes in bedrooms with sliding or hinged doors (according to plan), featuring smooth lacquered panels, lined interior, hanging rail and drawer unit.

We combine the selected qualities with a professional and thorough construction.





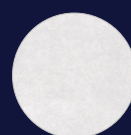
INTERIOR COVERINGS

Interior coverings of the house
painted with white plastic paint.



EXTERIOR FLOORING

Top quality non-slip 75 x 75 cm
rectified porcelain tiles will be used
on exterior terraces and rooftop
terraces.



Uptown blanco
75x75





ATMOSPHERE **SELECTION**



We care about you, your comfort and your peace of mind. Our exclusive homes represent everything you can dream of. In our spaces, you will find comfort, harmony and well-being.

LOMAS WHITE



FLOOR OF THE WHOLE HOUSE



Home flooring
Uptown White

75 x 75



MAIN | SECONDARY
BATHROOMS



Tiling
Uptown White

37,5 x 75

LOMAS PEARL



FLOOR OF THE WHOLE HOUSE



Home flooring
Uptown Pearl

75 x 75



MAIN | SECONDARY
BATHROOMS



Tiling
Uptown Pearl

37,5 x 75

LOMAS NORDIC



FLOOR OF THE WHOLE HOUSE



Home flooring
Articwood Camel

23 x 120



MAIN | SECONDARY
BATHROOMS



Tiling
Alaska

30 x 60

LOMAS LUXURY WHITE



FLOORING



Home flooring
Uptown White

75 x 75



MAIN BATHROOM



Flooring
Alaska

60 x 60



Tiling
Asaro White

40 x 120



SECONDARY BATHROOMS



Flooring
Uptown White

75 x 75



Tiling
Uptown White

37,5 x 75

LOMAS LUXURY PEARL



FLOORING



Home flooring
Uptown Pearl

75 x 75



MAIN BATHROOM



Flooring
Alaska

60 x 60



Tiling
Asaro White

40 x 120



SECONDARY BATHROOMS



Flooring
Uptown Pearl

75 x 75



Tiling
Uptown Pearl

37,5 x 75



BATHROOMS: FITTINGS AND FURNITURE

MAIN BATHROOM



BASIN FITTINGS

TEKA, collection:
CHROME ALAIOR.
High spout mixer, 104
mm.



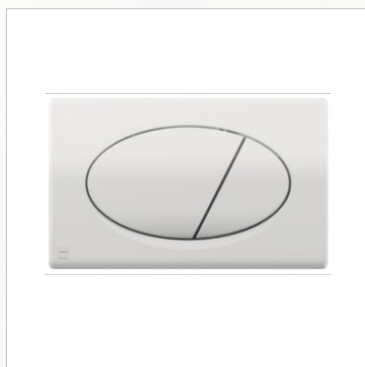
TOILETS

TEKA, collection:
CHROME NEXOS.
Compact white ceramic
toilets with ultra-slim s/c
seat, suspended with
soft close and rimless
technology.



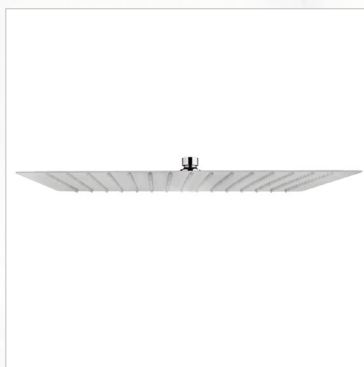
BASIN

Round resin countertop,
diameter: 38 cm. Made of
synthetic resin and marble
dust.



PUSH BUTTON

TEKA, model: STROHM.
Colour: white.



SHOWER HEAD

TEKA, model: ULTRA
SLIM SPA2 300 x 300
mm. Colour: chrome.



SHOWER KIT

TEKA, model: STREAM.
Anti-limescale,
adjustable holder.
Colour: chrome.



SHOWER SCREEN

Chrome shower screen, model: MANHATTAN, with transparent anti-limescale glass. *According to infographic.*

SHOWER TRAY

With gel coat resin with custom cuts and white slate finish. *According to infographic.*



MIRROR

120 x 80 cm, LED light with touch sensor. *According to infographic.*

BATHROOM UNIT

CORFU unit, with 2 suspended 120-cm drawers. Light wood colour (**CAMBRIAN FINISH**). *According to infographic.*



BATHROOMS: FITTINGS AND FURNITURE

SECONDARY BATHROOM



FITTINGS

TEKA, model: SOLER.
Mixer. Colour: chrome.



TOILETS

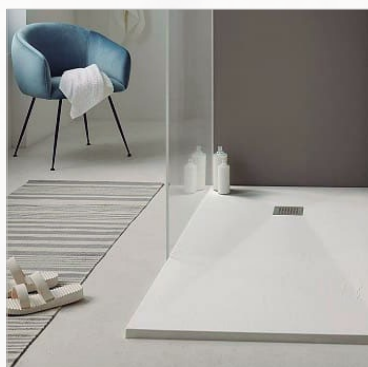
TEKA, collection:
CHROME NEXOS.

Compact white ceramic
toilets with ultra-slim s/c
seat



PUSH BUTTON

TEKA, model: STROHM.
Colour: white.



SHOWER SCREEN

Fixed chrome shower
screen, model:
MANHATTAN, with
transparent anti-limescale
glass.



SHOWER COLUMN

TEKA, model: SOLLER.
250 X 250 cm
thermostatic shower head,
colour: chrome.



SHOWER TRAY

With gel coat resin with
custom cuts and white
slate finish.



MIRROR

60 x 80 cm, LED light with touch sensor. *According to infographic.*

BATHROOM UNIT

CORFU unit, with 2 suspended 60-cm drawers and a drop-in basin. Colour: light wood. **(CAMBRIAN FINISH)**. *According to infographic.*



SKY SOLARIUM JACUZZI



SPA BASIC TRIDENT

Capacity for 5 people (2 lying down + 3 sitting). Total filled weight: 1150 kg. Includes 40 jets and LED lights.

Size: 200 x 200 x 90 cm.

Colour: whit

Brand: FAVELS SPAS

Model: DELUXE RANGE BASIC TRIDENT.



PVC outdoor furniture
Colour: graphite grey.

SKY SOLARIUM BARBECUE



CREACIONES MERCHAN MODEL: PLAN 0

White concrete grill barbecue,
recommended for 5 people.

Size: 60 x 192 cm.





KITCHEN

Fully equipped kitchens featuring upper and lower cabinets, Silestone or similar worktop, panelled electrical appliances: ceramic hob, oven, microwave, extractor hood, refrigerator, dishwasher, washer/dryer.







FACILITIES

AIR CONDITIONING AND HOT WATER

- Hot-cold air conditioning system in bedrooms and living room.
- Underfloor heating in bathrooms.

OTHER INSTALLATIONS

- Home automation system with smoke detection and flood sensor with the option of upgrading to integrate the system via smartphone app.

ELECTRICITY AND TELECOMMUNICATIONS

- Installation of TV system with sockets in living room, bedrooms and terrace.
- Jung or similar brand control panel, mechanisms and plugs.
- Video intercom will also be installed.







COMMUNAL AREAS

- Two parking spaces and storage room.
- Lighting control with motion detectors.
- Sauna.
- Equipped gymnasium.
- Business centre.
- Swimming pools and solarium.
- Communal garden areas and rest areas.
- Pre-installation for electrical vehicles charging points.







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HIGUERÓN
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