

SHORT CONSTRUCTION SPECIFICATION

The superstructure will be created and certified in accordance with the MINERGIE P standard.

INTERIOR FIT-OUT APARTMENTS

ENTRANCE/LIVING/EATING/ROOMS

Classic floor:

Belt parquet, oak, sealed, skirting board

Garden floor:

Belt parquet, oak, sealed, skirting board

Urban floor:

Anhydrite, sanded, sealed

Walls:

Fibreglass wallpaper, white

Classic/garden ceilings:

White plaster, painted

Urban ceilings:

Exposed concrete

Curtain rails:

At all windows

KITCHENS

Kitchen appliances:

Integrated refrigerator with separate freezer compartment, induction stove, oven, separate steamer, dishwasher, ventilation hood, air circulation with active charcoal filter

Front/visible side:

Synthetic resin, white

Lighting:

LED under-cabinet lighting

Classic covering:

Stone shape, black-grey/Rear panel: glass

Garden covering:

Quartz stone, white/Rear panel: quartz stone, white

Urban covering:

Chrome steel, light grey/Rear panel: chrome steel, light grey

WASHING

Appliances:

Washing machine and tumbler in the apartments.

REDUIT

Classic floor paving:

Fine stoneware, beige

Garden floor paving:

Porcelain stoneware, pebble grey

Urban floor paving:

Stoneware, quartz grey

Walls:

Fibreglass wallpaper, painted

Classic/garden ceilings:

White plaster, painted

Urban ceilings:

Exposed concrete

BUILT-IN CUPBOARDS

Wardrobes:

Open, storage compartment, clothes rail, shelves partially adjustable, white

Built-in wardrobe in master bedroom of Apartments 407.1061 and 401.502:

Open, shelves, white

WET CELLS

WC/bath:

Individual washbasin and mirror cabinet

Classic floor paving:

Fine stoneware, beige

Garden floor paving:

Porcelain stoneware, pebble grey

Urban floor paving:

Stoneware, quartz grey

Classic wall tiling:

Ceramic tiles, beige

Garden wall tiling:

Ceramic tiles, beige

Urban wall tiling:

Ceramic tiles, turquoise

Classic/garden apartment ceilings:

White plaster, painted

Urban ceilings:

White plaster, painted

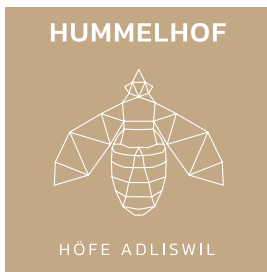
Showers:

Floor level, glazed shower-partition

Bathtub:

ProCasa Uno





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WINDOW/SHADING

Wood-metal window with thermal insulation-insulating glazing. One side-hung sash per room. Electrically operated Venetian blinds. Loggias/patios with hinged doors or lift and slide windows. Window doors with a pull handle and catch. Electrically operated vertical blinds. Sun blinds for loggias: electrically operated articulated arm or vertical awnings.

LOGGIA

Floor:
Fine stoneware, beige-grey
Wall:
Exposed brick
Ceiling:
Wood wool acoustic panels, brightly painted

ELECTRICAL SYSTEMS

Intercom:
Video intercom
Provider:
Swisscom, Sunrise UPC (glass fibre present)
Multimedia:
There is at least one multimedia socket in the living rooms and master bedroom. The other rooms are equipped with empty conduits.

HEATING

Heat production with a geothermal probe and brine/water heat pump, low temperature underfloor heating. Heating is regulated for all bedrooms and living rooms and wet cells via an electrical room thermostat.

VENTILATION

Controlled living room ventilation in each apartment, three-step switch to regulate the air flow.

Ventilation in rooms Apartments 407.1061 and 401.502 with wood panelling, white

GENERAL BUILDING COMPONENTS

FAÇADE

Double-shell masonry, exposed brick

ENTRANCES/STAIRWELLS

Ceiling:
Exposed concrete, glazed
Wall:
Exposed concrete
Apartment entrances:
Door leaf on staircase side natural veneered wood, white inside
Floor:
Fine stoneware tiles, cream beige
Staircase run:
Fine stoneware tiles, cream beige, One lift per stairwell, Letterboxes in the staircase or in the entrance area

ANCILLARY ROOMS

One cellar compartment per flat, partition walls made of standard metal elements, with triple 230 V socket from the apartment meter and LED lights.

PARKING HALL

Below-level garage with automatic mesh door system, parking spaces with the possibility of installing charging stations, IV parking spaces and motorcycle spaces.

SURROUNDINGS

Green inner courtyard with shrubs, plants and tree islands as well as seats and lighting. Playground.

Last updated November 2021



Minor changes are reserved. The lease documents and relevant enclosures represent initial information and do not constitute an offer. The documents are not part of the lease agreement to be concluded later.

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