

BUILDING CONSTRUCTIONS

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| Foundation | Monolithic reinforced concrete structures. |
| External walls | Ventilated, 510 mm thick silicate brick wall insulated with PAROC eXtra (b = 150 mm); anti-wind film, facade wooden boards with decorative laths (fire safety requirements ensured). Gypsum plaster inside. |
| Partitions | 270 mm thick walls separating the apartments and the common areas are made of Bauroc ACOUSTIC Class 1 aerated concrete blocks (b = 150 mm). Aerated concrete is known for its "breathable", sound and heat insulation properties. The wall is double-sided with additional sound insulation of stone wool and double gypsum plasterboard (b = 75 mm on each side). In moist areas, special Knauf BLUE is used – extremely durable, waterproof and fireproof, with stronger sound insulation. |
| Flors/Finishing | Multilayer parquet BOEN in the rooms, tiles in the bathroom. |
| Ceilings | Hollow reinforced concrete panels (b = 220 mm) with layers of expanded clay concrete (10 mm to 60 mm), mineral wool soundproofing (b = 30 mm) and Estrich concrete layer (b = 60 mm) to suppress noise from adjacent rooms. The ceiling height in the room is 2.55 m ± 7%, depending on the chosen finish and floor number. |
| Roof | Special attention in the residential project has been paid to roof construction. The roofs are made of hollow reinforced concrete slabs (b = 220 mm) with several layers: vapor barrier layer, two-layer thermal insulation (b = 240 mm), additional drainage polymer membrane with geotextile layer for moisture removal. The roofs are covered with ICOPAL bitumen membrane (Denmark) with resistance to vegetation. |
| Elevators | Two stairwells with KONE EcoSpace (Finland) elevators, dimensions: 1100 mm × 1400 mm and 900 mm × 1400 mm, height 2200 mm. The elevators are specially designed for residential use, providing easy access to the tenants. |
| Balconies and terraces | The ground floor apartments have terraces with impregnated deck. The 2-5 floor apartments have balconies made of aluminum and wooden structures corresponding to the façade design. |
| Windows | REHAU gray PVC profiles (Germany); glass – AGC Clearvision (USA) triple glass with the highest transparency factor (b = 40 mm) and a silicone membrane for air supply, UV 0,86. The windows provide active ventilation. |
| Apartment entrance doors | Reaton (Latvia) fire-resistant doors (safety class EI 30) with natural ash wood veneer finish. |
| Accessibility | The main staircase entrance has an additional access ramp for more accessibility. |

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| Parking | A paved parking lot on the territory next to the building. |
| Territory | The area adjacent to the building is landscaped and offers paved paths, lanterns, several recreation areas with benches, groups of greenery with various decorative plants and trees, as well as bicycle sheds. The area has a private, 14 thousand square meter backyard park surrounded by a pine forest. The park features recreation and sports infrastructure, as well as a children's playground and a pavilion/gazebo for comfortable relax. |

ENGINEERING COMMUNICATIONS

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| Heating | The building has its own gas boiler; individual heat meters are provided for each apartment. Apartment heating systems are constructed of multi-layer heat-saving pipes. |
| Radiators | Smooth steel Vogel & Noot (Austria) radiators with elegant design. |
| Water and sewage | Centralized municipal water supply and sewerage system of the city (SIA Jurmalas Ūdens). Individual water meters are provided for each apartment. |
| Plumbing | Stone bathtub PAA (Latvia) or built-in shower with full glass wall (for three-room apartments) or built-in shower (for one-room and two-room apartments). VITRA (Turkey) plumbing fixtures and fittings or other design decoration by choice. |
| Electricity | 25 A, single phase. Smart and modern layout of switches and sockets matching the chosen finish. Each apartment has its own electric meter. The apartment owners can choose and install lighting fixtures according to their wishes. |
| Communications | Built-in TET fiber optic cable and other TET telecommunication opportunities. |
| Safety | Video surveillance of the territory. Smoke/heat detector with alarm in each room of the apartment. |