

What comes with a Moraira Dreams Property?

1. All Villas are designed and built by Moraira Dreams, a highly reputable company established in Moraira for 20 years
2. Our company is universally recognised as constructing the highest quality, best finished, most complete specification, deploying the very latest building standards & achieving high customer satisfaction levels
3. We use the most environmentally responsible materials possible
4. Each villa is designed & built to ensure minimum maintenance. The idea is that you enjoy owning your villa and that **it serves you**.
5. If you are considering **renovating a resale villa** – no mean thing in a foreign country - it is likely to wind up costing more than a brand new Moraira Dreams villa - considered to be the Rolls Royce of villas. You might prefer to avoid the fuss and enjoy choosing the design, layout and finishes you *actually* want *and* getting a brand new up-to-date villa with a new 10 year warranty in the process? We try to be competitive with resale's
6. Our detailed Technical Descriptive Memorandum, which lists in considerable details the minutia of what goes into our constructions and finishing, is being re-drawn at present. Please contact us should our eventual email attaching the revised version fail to reach you for whatever reason.
7. **A standard Moraira Dreams villa Interior Specification includes:** see Descriptive memorandum for full info
 - a. A very high quality kitchen with upper and lower cabinets, double edged granite work tops. The kitchen includes the following electrical appliances; fridge-freezer, dish-washer, vitro-ceramic hob, self-cleaning oven, hood extractor, microwave and washing machine
 - b. High quality fully equipped bathrooms and shower rooms
 - c. Gas central radiator heating
 - d. Air con pre-install
 - e. Alarm pre-install
 - f. Choice of high quality ceramics for walls and floors
 - g. Fireplace
 - h. Satellite
 - i. Choice of interior woodwork finishes. The roller blinds of white aluminium, or in bedrooms, in a wood colour with thermal-acoustic insulation. All windows have rolling mosquito nets
 - j. Fitted and dressed wardrobes with a choice of finishes
 - k. Glazing: climalit glass, with a security grade of 5x5+4
8. **A standard Moraira Dreams villa Exterior Specification includes:** see Descriptive memorandum for full info
 - a. Plot of your choice
 - b. The villa, the design of your choice
 - c. An 8m x 4m fully specified high quality swimming pool complete with 2 pool lights, Roman steps
 - d. Water purification treatment plant *normally sited under the terrace*
 - e. A porch
 - f. Terraces: 3 bedrooms 60m² 4 bedrooms 96.8m²
 - g. Outside shower
 - h. Exterior boundary walls up to 1.8m high and 207m² in area
 - i. Elevations, to a maximum of 1.5m
 - j. Car port
 - k. Driveway 65m² of pressed and polished concrete
 - l. External building for gas bottles
 - m. Pedestrian gate with entry video phone and remote access
 - n. Motorised electric gates to the driveway in white lacquered aluminium
 - o. Villa perimeter paving of approximately 50m²
 - p. Clear and prepare the garden ready for planting adding topsoil where necessary
 - q. Solar panels
9. As you would expect, we fully snag, clean and prepare your villa, inside and out before handing it to you