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BUILDING FINISHES BRIEF

GOLD

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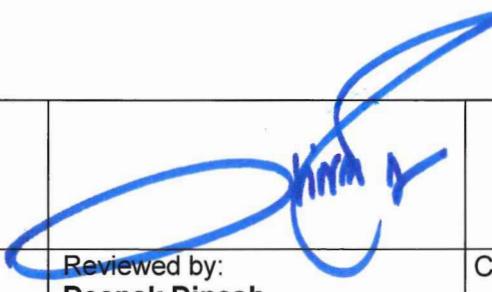
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1.1. List of Abbreviations used

DCD	Dubai Civil Defence
LED	Light-Emitting Diode

1.2. List of figures

Not Applicable

1.3. List of tables

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1.4. Definitions

Not Applicable

TYPICAL FOR APARTMENT BUILDINGS - (GOLD)

Section 01: Interior - Common Areas

NO.	AREA	FINISHES	DESCRIPTION	COMMENTS
1	Entrance Lobby	Floor:	Marble alike Flooring (Large Porcelain Tiles)	
		Walls:	Wallpaper and/or Marble Cladding / Porcelain Tiles and/or wood cladding.	
		Ceiling:	Gypsum Ceiling with cove lighting	
		Furniture:	Reception desk, Sitting Area furniture & Accessories	
2	Amenities Gym	Floor:	Vinyl Flooring (Specialist Gym Floor)	
		Walls:	Predominantly Paint with veneered panel details to feature wall	
		Ceiling:	Paint with cove lighting	
		Equipment's:	Gym equipment as per gym specialist	
3	Amenities Changing Rooms	Floor:	Porcelain flooring	
		Walls:	Porcelain Tiles / Paint & Mirrors	
		Ceiling	Moisture Resistant Hygiene Emulsion Paint and cove lighting / Gypsum /Aluminum Grid wherever applicable.	
		Accessories	Vanity Counters (Powder counter), Water closet, showers, dressing area, benches & lockers	
		Other	Sauna and Steam - finishes by specialist	
4	Typical Lift Lobby	Floor:	Marble alike Porcelain Tile	
		Walls:	Porcelain Tile.	
		Ceiling:	Gypsum Ceiling with cove lighting	
5	Typical Corridor	Floor:	Porcelain Tiles	
		Walls:	Porcelain Tiles	
		Ceiling:	Paint on Gypsum ceiling + Cove Lighting / Aluminium Ceiling Tiles	

Table 1

Section 02: Interior - Apartment Areas

NO.	AREA	FINISHES	DESCRIPTION	COMMENTS
1	Foyer	Floor:	Porcelain Tiles	
		Walls:	Paint	
		Ceiling	Paint	
2	Living & Dining Room	Floor:	Porcelain Tiles	
		Walls:	Paint	
		Ceiling:	Paint (On slab soffit – no gypsum ceiling)	

Table 2

Section 02: Interior - Apartment Areas (Continued)

NO.	AREA	FINISHES	DESCRIPTION	COMMENTS
3	Kitchen	Floor:	Porcelain Tiles + Skirting	
		Cabinet finishes:	Shutters in High Quality Laminate. Carcass in Melamine	
		Countertop	Granite / Porcelain Slab / Engineered Stone	
		Backsplash	Marble like Porcelain or Equivalent	
		Appliances:	Built in Appliances: cooker, Fridge, oven, hood, Dishwasher where applicable, washing machine (if possible)	Washing Machine is in Kitchen if the unit doesn't have a laundry room
4	Master Bedroom	Floor:	Porcelain Tiles Plank (Timber look)	
		Walls:	Paint	
		Ceiling	Paint (On slab soffit – no gypsum ceiling)	
		Wardrobe	Wood veneer Door Leaf. Melamine carcass or equivalent	
5	Bedroom	Floor:	Porcelain Tiles	
		Walls:	Paint	
		Ceiling	Paint (On slab soffit – no gypsum ceiling)	If applicable
		Wardrobe	Wood veneer or equivalent Door Leaf. Melamine carcass or equivalent.	
6	Bathroom	Floor:	Porcelain Tiles	
		Walls:	Porcelain Tiles	
		Ceiling	Hygiene Emulsion Paint finished MR Gypsum Bulkhead with Cove with light where applicable	
		Vanity	Washbasin with laminate vanity unit or equivalent.	
		Sanitary ware	Wall mounted water closet with concealed water tank. Walk in Shower and bathroom accessories	
		Cabinet	Wall storage cabinet above water closet	If applicable
7	Maids Room (If Applicable)	Floor:	Porcelain Tiles + Skirting	
		Walls:	Paint	
		Ceiling	Paint (On slab soffit – no gypsum ceiling)	If applicable
8	Maids Bathroom (If Applicable)	Floor:	Porcelain Tiles	
		Walls:	Paint and Porcelain Tiles	
		Ceiling	Paint (On slab soffit – no gypsum ceiling).	
		Sanitary ware	Water closet, wall mounted washbasin, Shower with curtain rod	
9	Laundry (If Applicable)	Floor:	Porcelain Tiles + Skirting	
		Walls:	Paint	
		Ceiling	Paint (On slab soffit – no gypsum ceiling)	

Table 2

Section 03: External Community Landscape				
NO.	AREA		DESCRIPTION	COMMENTS
1	Streetscape		Avenue of palm trees	Only Applicable in Masterplans developed by AZIZI Developments.
			Avenue of flowering trees	
			Different softscape for each zone	
			Jogging track and bike lane	
2	Open Park		Benches, seat walls, shade structure	Only Applicable in Masterplans developed by AZIZI Developments.
			Open lawn	
			Outdoor exercise equipment's	
			Sports court	
3	Family Park		Play equipment for different ages	Only Applicable in Masterplans developed by AZIZI Developments.
			Benches, seat walls, shade structure	
			Open lawn	
			Food Kiosk	
4	Water Body		Dancing Fountain	Only Applicable in Masterplans developed by AZIZI Developments.
			Water features	
			Beach style swimming pool	
			Lagoon	

Table 3

Section 04: Architecture				
NO.	AREA		DESCRIPTION	COMMENTS
1	EXTERNAL		Porcelain tile / External Paint / Aluminum cladding on façade.	Based on the approved Architectural Design
			Curtain wall double glazed windows and large sliding door opening.	
			Balconies with glass balustrades or equivalent.	
			Landscape features - water features, pergola and trellis shades, planter boxes.	
			Wayfinding signage.	
			Service areas concealed with louvers.	

Table 4

Section 05: MEP (Mechanical, Electrical and Plumbing)				
NO.	AREA		DESCRIPTION	COMMENTS
1	APARTMENT AND TYPICAL COMMON AREAS		Provisions for WIFI enabled Home Automation.	If applicable
			LED lighting	
			Integrated BMS system to monitor most of the equipment's performance and energy consumption of the building common areas.	
			Integrated energy-efficient MEP equipment's throughout the building to minimize environmental impact and reduce energy costs.	
			Fire Fighting Systems to be as per DCD Requirements	

Table 5

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