

QUALITY SPECIFICATIONS



Is an exclusive residential complex consisting of **48 homes**, set in a unique natural environment in La Cala de Mijas, right on the front line of the La Cala Golf course.

With unmatched views of the sea, the golf course, and the mountains, Sunrise Golf Residences is an ideal place to live and experience the Mediterranean lifestyle, thanks to its landscaped gardens and shared community activity areas.

Additionally, the complex is located in a gated area, with mechanical access gates and a concierge booth.





FINISHES



FAÇADE

Exterior cladding with thermal and acoustic insulation, finished with painted mortar. Internal partitions and walls between homes constructed with plasterboard panels, ensuring high acoustic comfort between dwellings and rooms.



ROOFING

The roofs are designed to ensure waterproofing against leaks and moisture, making them completely sealed.

Walkable roofs will feature non-slip flooring in designated areas, while the remaining areas will be for utility purposes and covered with gravel.



CEILINGS

Plasterboard false ceilings are installed in the home's interior as required for each space. The false ceilings in bathrooms and kitchens are accessible through registers.



PAINTING

Smooth, white plastic paint on walls and ceilings.



INTERIOR PARTITIONS

Separation between homes is constructed with brickwork, steel plate, plasterboard, or tiling according to the project specifications and layout.

Interior partitions within the home are built with ceramic brickwork and/or plasterboard on galvanized structures, as per the project's requirements.



FLOORING

High-quality porcelain tiles throughout all rooms.

Non-slip finish for outdoor areas.

Two options are available to choose from.



ALUMINUM EXTERIOR CARPENTRY

- High-efficiency exterior aluminium joinery with thermal break.

Double-glazed windows with an air chamber for greater energy efficiency, ensuring home comfort.

- Opening systems include sliding or hinged windows as specified in the project.

- The living room-dining room exterior joinery leading to the terrace will have concealed profiles for a seamless extension of the living space.

- Shutters in bedrooms and pre-installation for blinds in the living room.





DOORS

ENTRANCE DOOR

Security door with panoramic peephole, lacquered on both sides.

INTERIOR DOORS

Smooth, white lacquered MDF doors with metal hardware.

Bathroom doors include locks.

WARDROBES

Floor-to-ceiling wardrobe fronts match the interior doors.

Sliding or hinged white lacquered MDF doors with recessed handles.

Includes hanging rail and luggage shelf.

CUSTOMIZATION

Built-in wardrobes with interior lining and drawers available upon request.

INSTALLATIONS



LIGHTS

Each interior space of the homes will include a light point.
Recessed lighting fixtures in hallways and bathrooms.



HOME AUTOMATION

Pre-installation for home automation system in all homes.



HEATING AND AIR CONDITIONING

Climate control system using aerothermal technology integrated into the domestic hot water system and underfloor heating.



WATER SUPPLY

Individual domestic hot water production that complies with regulations and energy efficiency standards.





BATHROOMS

WALL TILES

- Floor-to-ceiling tiling in the shower and sink area.
- Tiled skirting board combined with smooth plastic paint on other walls.

TAPS

Chrome single-lever faucets.

MAIN BATHROOM FIXTURES

- Wall-mounted toilet.
- Double sink vanity unit, white lacquered.
- Rectangular backlit mirror.
- Non-slip resin shower tray with fixed screen.

SECONDARY BATHROOM FIXTURES

- Floor-mounted toilet.
- Single sink vanity with lower shelf.
- Rectangular mirror.
- Non-slip resin shower tray with fixed screen.



KITCHENS

High-quality, spacious kitchens designed with functionality in mind.

Porcelain countertop that matches the kitchen furniture.

CUSTOMIZATION: three colour combinations are available for selection.

APPLIANCES

- Stainless Steel Sink.
- Refrigerator.
- Range hood.
- Induction hob.
- Microwave-oven combo.
- Dishwasher.
- Washing machine.
- Pre-installation for a dryer.



PRIVATE POOLS

CUSTOMIZATION: Option to install a private pool in selected penthouses and ground-floor homes.





EXTERIORS



PARKING

- Access to private garages via remote control.
- Pre-installation for electric vehicle charging points.
- Elevator access from the basement floor.



SWIMMING POOL & ZONA DE WELLNESS

- Sunbed area and infinity pool for the community.
- Wellness area with jacuzzi, Turkish bath, sauna, and hydrotherapy in the SPA.
- Female and male changing rooms with showers and toilets.



GYM

- Fully equipped gym with various machines for strength and functional exercises.
- Music and TV system.



GASTROBAR

Private gastro bar with lounge area, kitchen, and projector screen option.