

## Dane techniczne:

Kubatura:	1462 m <sup>3</sup>
Powierzchnia zabudowy:	277.46 m <sup>2</sup>
Powierzchnia całkowita:	445.33 m <sup>2</sup>
Powierzchnia netto:	329.14 m <sup>2</sup>
Powierzchnia użytkowa:	324.67 m <sup>2</sup>
Wymiary domu:	17.13 x 22.47 m
Minimalne wymiary działki:	27 x 30.47 m
Wysokość do kalenicy:	9,37 m / 30,73 ft
Powierzchnia dachu:	377.88 m <sup>2</sup>
Kąt nachylenia dachu:	30 degrees

## Koszty realizacji:

Realizacja stanu surowego otwartego:	80 140
Realizacja stanu surowego zamkniętego:	131 590
Koszt robót wykończeniowych:	119 530
Realizacja domu pod klucz:	251 110

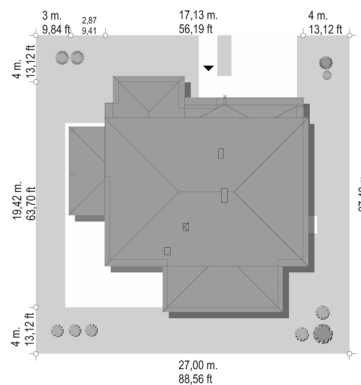
Koszty są podane w cenach netto, należy doliczyć podatek VAT

## Materiały:

- Foundations - concrete bench and foundation walls with concrete blocks
- External walls - brick walls - porotherm 25 blocks + polystyrene + thin-layer plaster
- Ceiling - monolithic reinforced concrete
- Elevation - thin-layer plaster on polystyrene
- Roof - ceramic tile



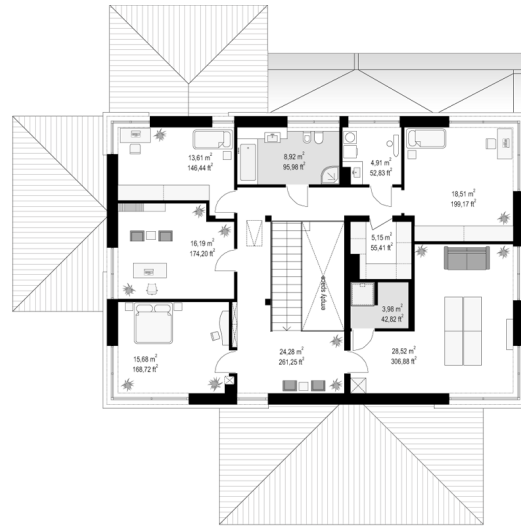
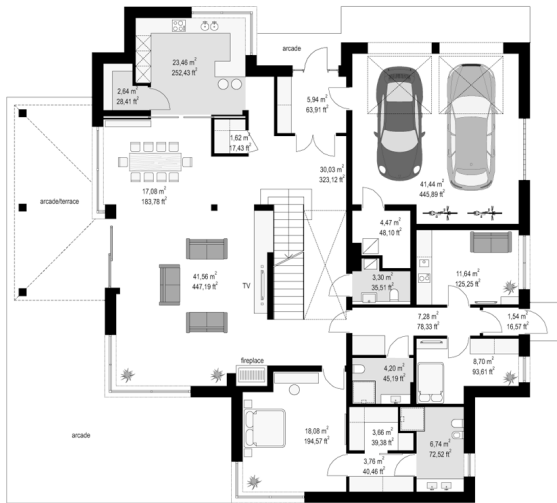
## CENA PROJEKTU: 1970.00 \$



	Energy-saving package	bezpł.
	Ventilation and fireplace package	90
	Central vacuum package	70
	The electronic version of the project	120
	Solar installation package	70
	Underfloor heating package	80
	Heat pump package	70
	Water jacket package	70
	Boiler for solid fuel package	80
	Air conditioning package	80
	Fencing projects	140
	Septic tanks sealed package	bezpł.

Vila comfortable house plan is a sister project of our popular project "Villa with pool". However, it differs from its origin project mainly because there is no pool area. The house is a comfortable residence for a two- or three-generation family. On the first floor we have five bedrooms, and on the ground floor we have a parents' apartment, and an additional separate apartment - for seniors, or nanny or a housekeeper living in the house. Really the interior is very spacious and can be used in many ways. An additional flat can also be an office, a study or a home-based company. Architecture of the house: the building is multi-storey, its main body is covered by a hip roof. One-storey annexes are added to the main block of the house. Elevations are divided into horizontal stripes finished with different materials - stone and plaster. The windows, mostly corner, underline the modern villa style. The whole creates a very attractive, representative city residence. A real headquarters. We enter the house through a wide entrance door with transoms, watched from the corner window in the kitchen to the vestibule and further to the lobby. The lobby with representative stairs connects here with a beautiful living room connected to the dining room. From the living room through the corner glazing there is a view of the surrounding terraces and garden. The kitchen is slightly separated from the rest of the house - it can be closed with sliding tucked doors. From the dining room we go to a beautiful garden covered terrace. On the other side of the house we have a garage and utility part with a double garage and boiler room, an additional apartment - an apartment, and a parents' apartment with a bathroom and a double wardrobe. On the first floor there are five rooms, two bathrooms and a dressing room. The hall on the first floor is connected to the hall on the ground floor empty next to the stairs. It adds to the interior of the charm and the representative appearance and sense of large space. A comfortable villa to a great proposition for investors who need a complex utility program and many rooms, and - what can I say - for lucky people who can afford a large house. If you are looking for a house with an area of over 300 m<sup>2</sup>, then our project may be a good choice. The building has a fairly simple shape, it does not have a very complicated structure, it is well insulated, it has modern installations. It will be rather difficult to build and quite inexpensive in later operation.

## Rzuty:



## Elewacje:

