



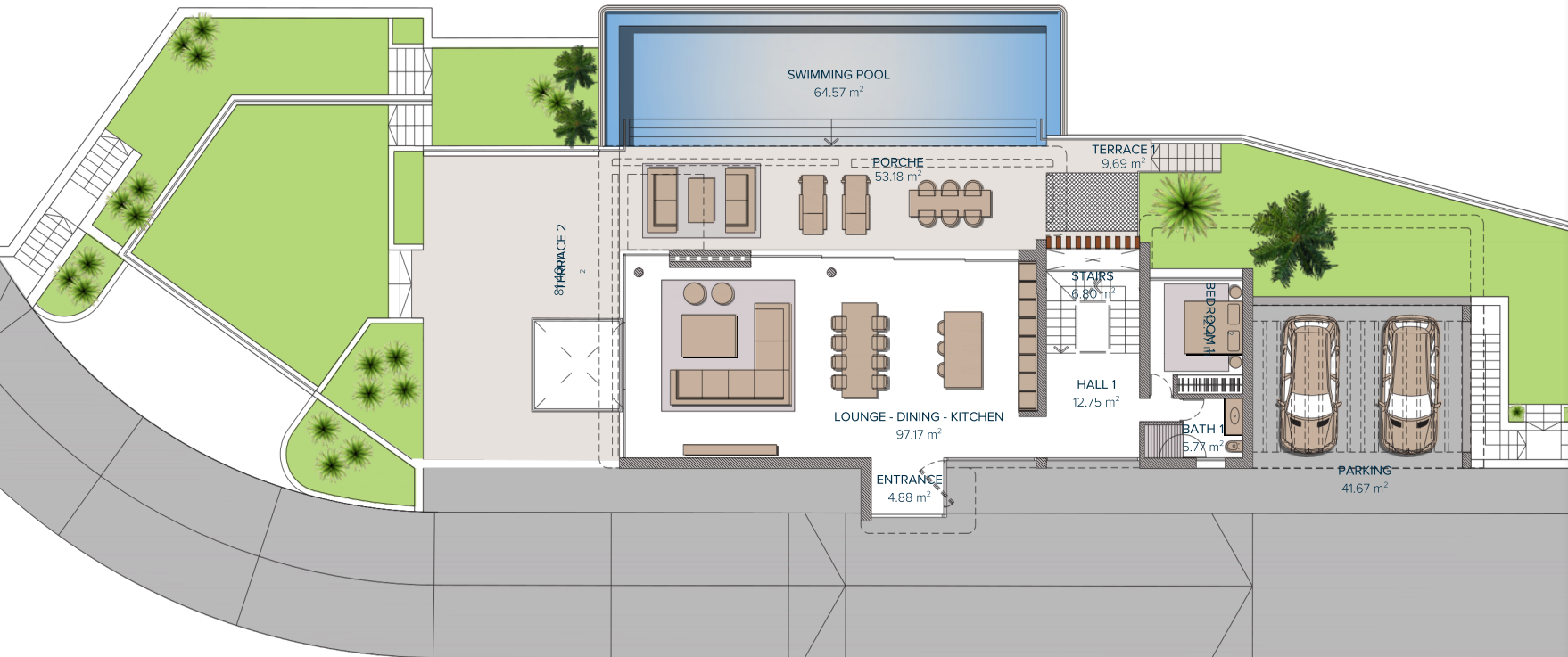
## VILLA AURION

FIRST FLOOR	165,36 m <sup>2</sup>
GROUND FLOOR	112,70 m <sup>2</sup>
BASEMENT	434,00 m <sup>2</sup>
<b>TOTAL</b>	<b>712,06 m<sup>2</sup></b>

PORCHES	55,22 m <sup>2</sup>
TERRACES	149,87 m <sup>2</sup>
PERGOLAS	24,72 m <sup>2</sup>
CARPORIT	42,00 m <sup>2</sup>
COMUN AREAS	8,70 m <sup>2</sup>
<b>TOTAL</b>	<b>992,57 m<sup>2</sup></b>

**PLOT 9.644,00 m<sup>2</sup>** GARDEN 250,91 m<sup>2</sup>  
 SWIMMING POOL 64,57 m<sup>2</sup>  
**TOTAL USEFUL AREA 651,09 m<sup>2</sup>**  
 DECREE 218/2005

These images are not contractual but only for illustrative purposes. The images are subject to technical, legal or commercial modifications approved by the project management or the competent authority. The 3D images corresponding to the facades, common elements, and the rest of the spaces are merely indicative and will be subject to verification or Modification in the technical projects. The furniture of the 3D images is not included and the equipment of the villas will be indicated in the corresponding building and quality specifications. The energy certification corresponds with the one established in the project in process. All the information and documentation will be provided according to the terms established in the Royal Decree 515/1989 and in the rest of the autonomous or state regulations currently in force that could complement the Mentioned Decree.



## GROUND FLOOR

### ENTRANCE & LIVING AREA

ENTRANCE	4,88 m <sup>2</sup>
HALL 1	12,75 m <sup>2</sup>
STAIRS	6,80 m <sup>2</sup>
LOUNGE-DINING - KITCHEN	97,17 m <sup>2</sup>
BATHROOM 1	5,77 m <sup>2</sup>
BEDROOM 1	12,47 m <sup>2</sup>
<b>TOTAL</b>	<b>139,84 m<sup>2</sup></b>

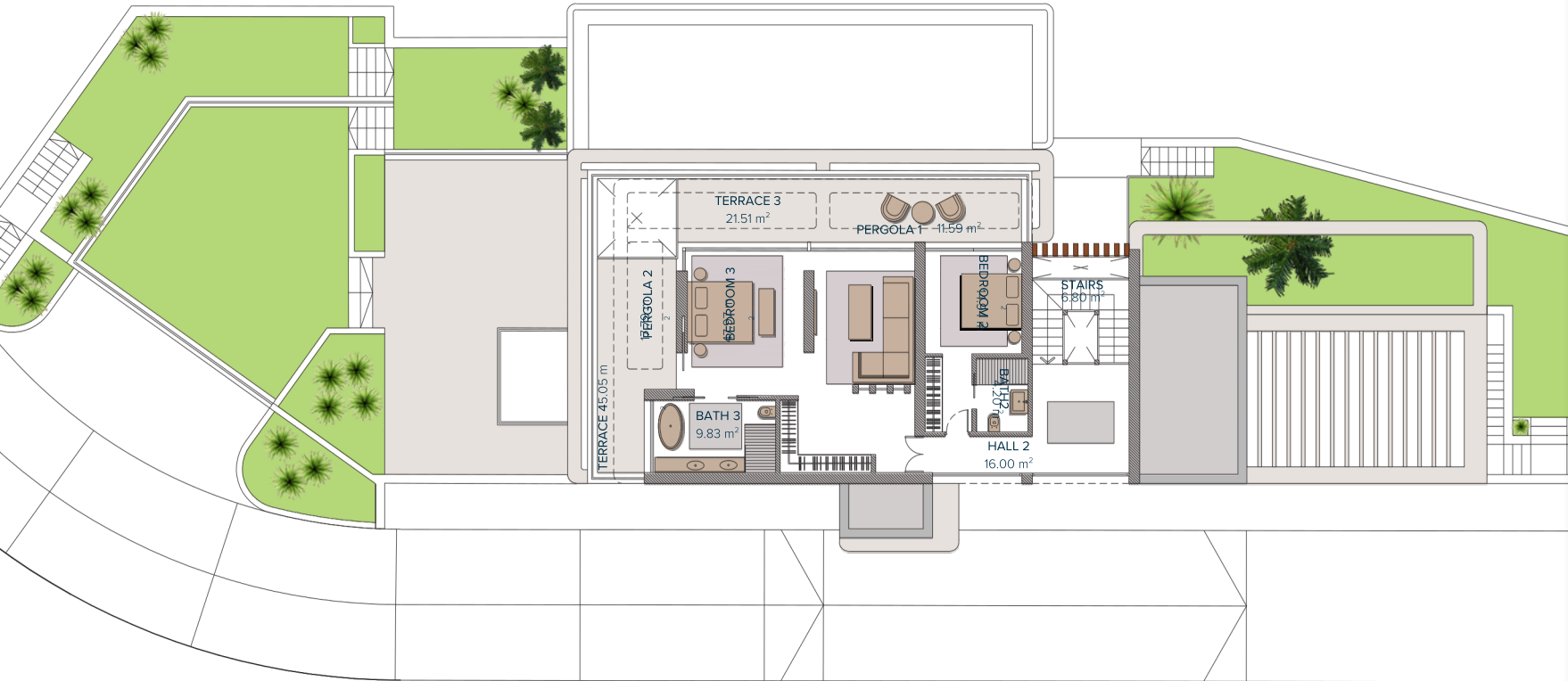
PARKING (PERGOLA)	41,67 m <sup>2</sup>
<b>TOTAL</b>	<b>41,67 m<sup>2</sup></b>

### PERGOLAS & TERRACES

TERRACE 1	9,69 m <sup>2</sup>
PORCHE	53,18 m <sup>2</sup>
TERRACE 2	81,40 m <sup>2</sup>
<b>TOTAL</b>	<b>144,27 m<sup>2</sup></b>



Entrance 1  
0  
-1



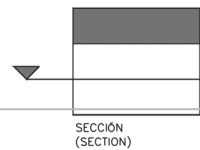
## FIRST FLOOR

### BEDROOMS

HALL 2	16,00 m <sup>2</sup>
STAIRS	6,80 m <sup>2</sup>
BATHROOM 2	4,20 m <sup>2</sup>
BEDROOM 2	14,94 m <sup>2</sup>
BATHROOM 3	9,83 m <sup>2</sup>
BEDROOM 3	47,97 m <sup>2</sup>
<b>TOTAL</b>	<b>99,74 m<sup>2</sup></b>

### PERGOLAS & TERRACES

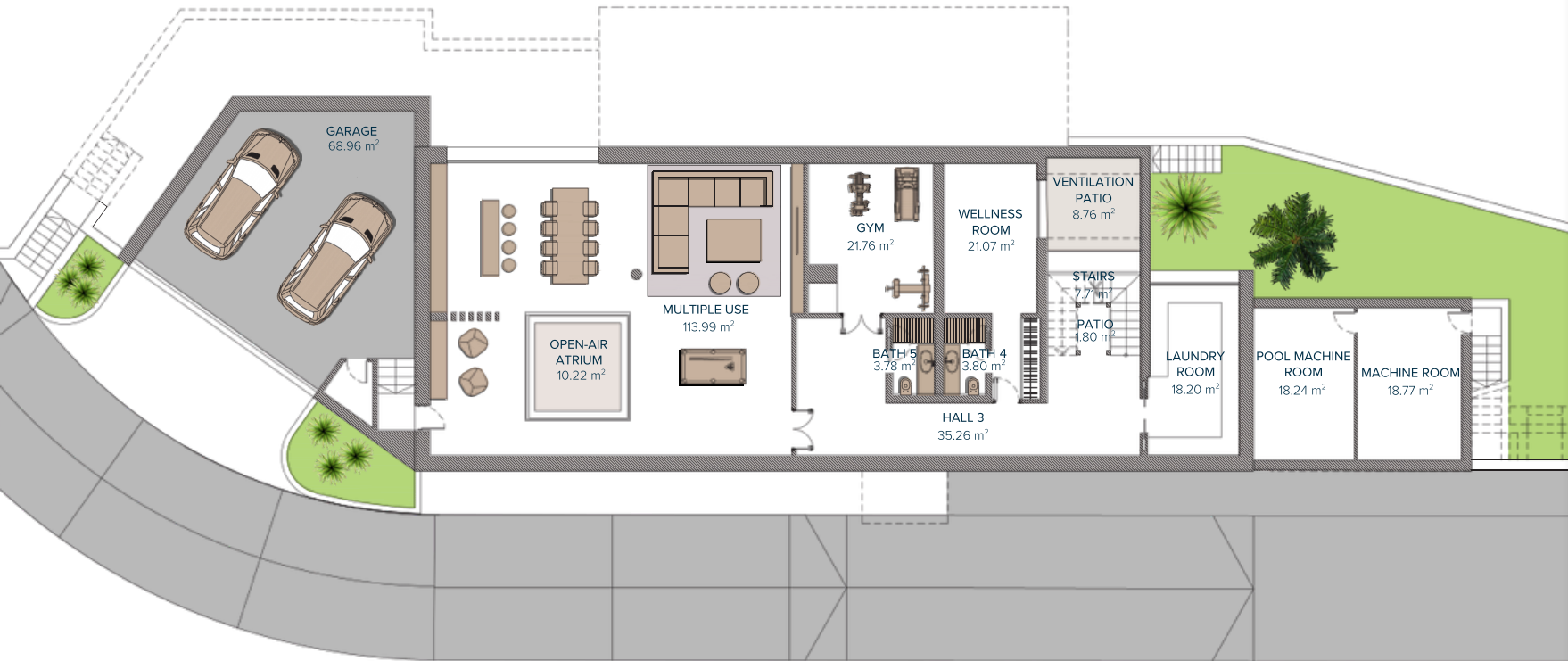
TERRACE 3	21,51 m <sup>2</sup>
PERGOLA 1	11,59 m <sup>2</sup>
PERGOLA 2	17,79 m <sup>2</sup>
TERRACE 4	5,05 m <sup>2</sup>
<b>TOTAL</b>	<b>55,94 m<sup>2</sup></b>



ESCALA GRÁFICA  
(GRAPHIC SCALE)  
1:150



GRAPHIC SCALE  
1:100

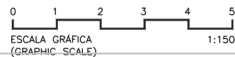


## BASEMENT

HALL	335,26 m <sup>2</sup>	STAIRS	7,71 m <sup>2</sup>
VENTILATION PATIO	8,76 m <sup>2</sup>		
WELLNESS ROOM	21,07 m <sup>2</sup>		
BATHROOM	43,80 m <sup>2</sup>	GYM	21,76 m <sup>2</sup>
BATHROOM	53,78 m <sup>2</sup>	MULTIPLE USE	113,99 m <sup>2</sup>
OPEN AIR ATRIUM	10,22 m <sup>2</sup>	LAUNDRY ROOM	18,20 m <sup>2</sup>
POOL MACHINE ROOM	18,24 m <sup>2</sup>	MACHINE ROOM	18,77 m <sup>2</sup>
MACHINERY ROOM	18,77 m <sup>2</sup>	PATIO	1,80 m <sup>2</sup>
<b>TOTAL 352,32 m<sup>2</sup></b>			



SECCIÓN  
(SECTION)



ESCALA GRÁFICA  
(GRAPHIC SCALE)

1:150



Entrance



GRAPHIC SCALE

1:100