

PRODUCT STANDARDS  
**STANDARD PENTHOUSE**



Marina Island

PRAGUE



An architect gets on rare occasion a free hand because most of projects have their economic limits. But when you meet an investor who properly understands the quality of the site and the building can stand a high level, so you're in luck. Such an investor listens architect who tries to reconcile design and interiors designed to bring the level of the whole project.

Even if you have a relatively free hand in the selection of materials and without the proper space do nothing. Height ceilings, large glazed surfaces and vistas on the terrace without disturbing the railing creates the perfect foundation on which to build. Choice of standards has been optimized for a specific type of future users. These standards are aligned to form a unit and complement one another. Qualitatively, the material can not be the only reminder always were selected products from the European Union's well-known brand manufacturers, but it can be a difference of opinion on the design.

In your apartment you live yours. You have your life experience, prefer a certain lifestyle, you have some favorite fashion, architecture, art – all this affects you, creating requirements for subsequent furnishings. It is therefore normal that the original proposal can only be some fundamental idea on which we build further, to create an interior in which you feel good – and this is the aim of your new home.



Ing. arch. Mojmír Ranný





Illustrative photo

## BATHROOMS AND TOILETS – VARIANT STONE MIX

Stone Mix series has many advantages: technical – high mechanical strength, excellent cleanability, absolute dimensional accuracy – and design – digital printing creates an incredibly faithful to the design of non-repeating pattern. From this series chose architect Six of the best colors that are suitable for bathrooms, but they can also be used in the lobby, kitchen, dining room, or even in the living room. Size 60×120 cm will give the whole interior high prestige.

This material with a matte surface contrasts with its design with classic shiny cladding elements. The bathroom Stone Mix series, in any color, linked to other areas of your apartment will cool timeless interior.



Illustrative photo

# BATHROOMS AND TOILETS – VARIANT STONE MIX



Travertino Cream naturale  
60×120 cm



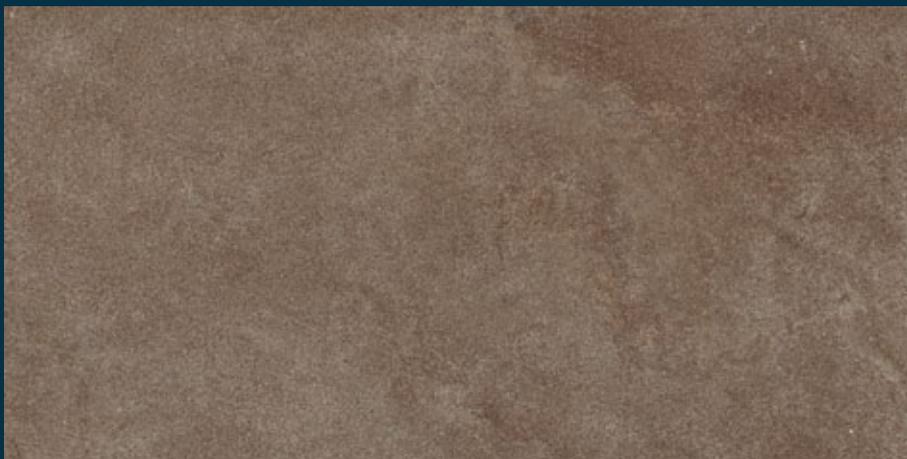
Striato White naturale  
60×120 cm



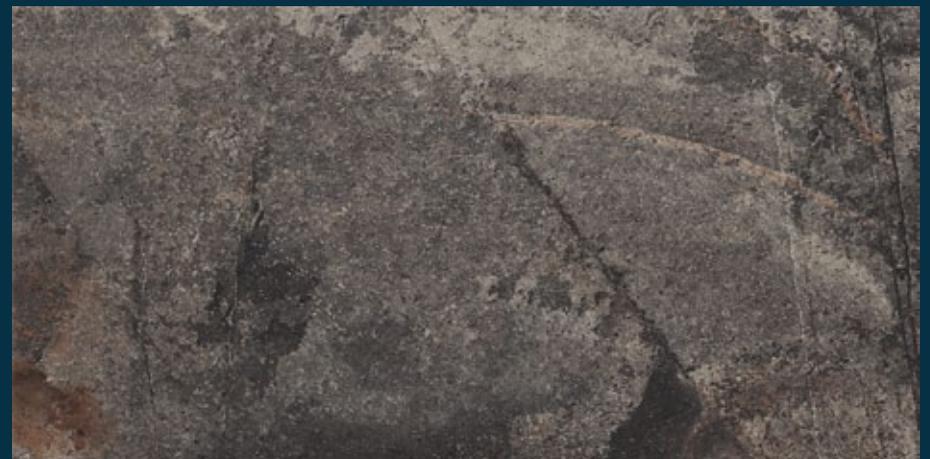
Limestone Honey naturale  
60×120 cm



Quarzite Grey naturale  
60×120 cm



Limestone Brown naturale  
60×120 cm



Ardesia Black naturale  
60×120 cm



Illustrative photo

## BATHROOMS AND TOILETS – VARIANT SYMPHONY

Symphony is the second proposed standard. The series is interesting its format 30×120 cm, which is more recommended for horizontal tiling bathrooms. Tiles format 60×60 cm from the bathroom can move smoothly into the entrance hall, a kitchen, but also to the dining room. The series features two very fine drawings limestone with a velvety surface. These materials are used in architecture for a long time, but we consider this an appropriate design for modern interiors.

In many cases, we are struggling with views on the purity of modern design – concrete screed, in most cases monochromatic gray tiles. Many customers would like to have a clean, modern design, is able to adapt the selection of furniture, but the floor surfaces are waiting for a feeling of warmth and home comfort. Symphony series is the nice compromise.



Illustrative photo

BATHROOMS AND TOILETS – VARIANT SYMPHONY



Almond naturale  
30x120 cm



Beige naturelle  
30x120 cm



Almond naturelle  
60x60 cm



Beige naturelle  
60x60 cm



Illustrative photo

## BATHROOMS AND TOILETS – VARIANT ARDOISE

Series Ardoise is very specific. There are still required for the basic aspects – quality, Italian origin, large format. Design artwork was slate. Natural stone would, of course, in such interior can not be used. Effloresces material and the layers are peeled off. In this paving is no need to worry about such problems. Relief between layers is not so pronounced and thus paving has a very good cleaning.

In the bathroom, we recommend using Multi-format M3 where the wall combine three different formats that can underline or highlight design stone. To create a contrast for your interior, may be just the series is the right choice.



Illustrative photo

# BATHROOMS AND TOILETS – VARIANT ARDOISE



Gris naturale  
40x80 cm



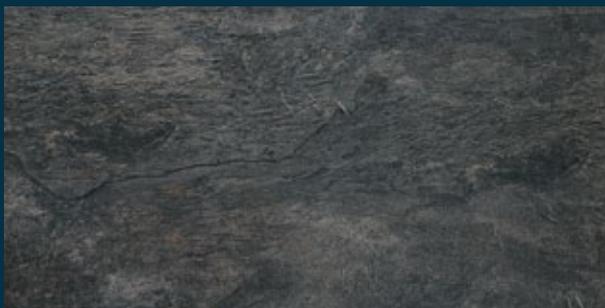
Multi-format M3 Gris naturale  
40x80 cm



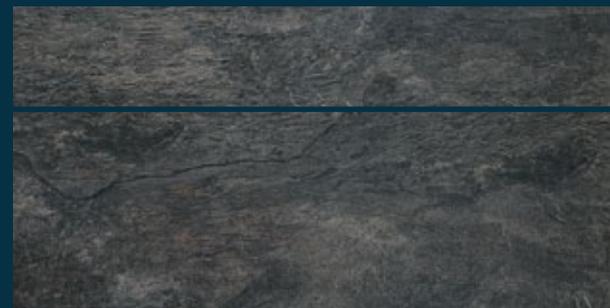
Ecrú naturale  
40x80 cm



Multi-format M3 Ecrú naturale  
40x80 cm



Noir naturelle  
40x80 cm



Multi-format M3 Noir naturelle  
40x80 cm

A high-angle photograph of a light beige tiled floor. The tiles are large and square, with a subtle, natural stone pattern. In the upper right corner, a dark leather chair and a black coffee table are partially visible. The coffee table has a magazine on it. The lighting is soft and even, highlighting the texture of the tiles.

For chamber and technical background is selected as the standard series of Natural Stone in the format 60×60 cm. This series of Italian manufacturer Impronta has been used in many prestigious projects. Come look at this series and understand how high standards have been set for your apartment. Of course, the problem is not to unify the tiles in the bathroom with the other rooms of the apartment, including technical support.

# CHAMBERS – VARIANT NATURAL STONE



Lipica Visone naturale  
60x60 cm



Fussena naturale  
60x60 cm



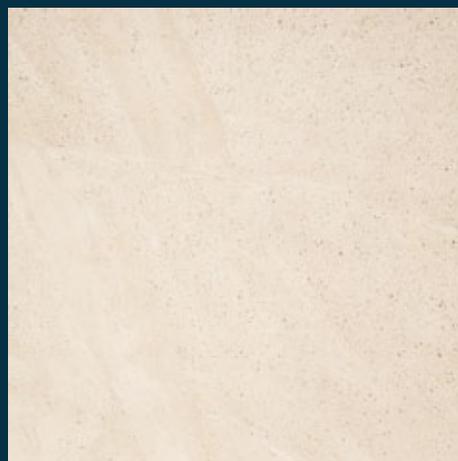
Basaltina naturale  
60x60 cm



Brera Bianca naturale  
60x60 cm



Lipica Tortora naturale  
60x60 cm



Brera Beige naturale  
60x60 cm



Savana naturale  
60x60 cm



Illustrative photo

## BATHROOMS AND WC – MIXERS

Mixers in your bathroom is not just a design element, but it is primarily a functional product with many components, which are exposed to external influences. Nevertheless, the water should be clean and the correct hardness is not always the case. Assuming you want to tap the mixer lasted as long as the other materials used, must choose a quality product from a brand. German manufacturer Hansgrohe with a tradition of 115 years is the best guarantee.

Logis series was launched in 2015 and, moreover, that meets all the required technical parameters, as well as its design fits into the concept of the project.



Logis mixer basin 100 cm



Logis mixer bath concealed on iBox



Logis mixer basin 70 cm  
Logis mixer basin 70 cm with drain  
Push Open (sink Living 100 cm)



Logis mixer concealed shower on the iBox



Shower set with rods



Bath set



Illustrative photo

# BATHROOM AND TOILET – SANITARY CERAMICS

Swiss brand Laufen is now the Czech market synonymous with quality. Few know, however, that the name of this producer gave the village, which was the first production built in 1892 and a modern plant there still resides.

Marina Island project was selected series of prestigious Palace in a modern design that offers the duraplastovým Softclose toilet seat, a vast series of washbasins in different sizes and a wide range of furniture. Standards are defined dimension in the design documents and can be seen from a supplier of sanitary ware ProCeram, Inc.

Below are the photographs most often defined standards.



Laufen Palace washbasin 60 cm



Laufen Pro S washbasin 48x28 cm



Laufen Palace washbasin 45 cm



Laufen Palace wall-hung toilet bonneted  
Laufen Palace seat soft close



Detail designového provedení pantu sprchového koutu Aura.

Shower is another highly-loaded element in the bathroom. At the initial point of view you can not tell the difference between high quality and low quality product. The basic parameters that must be considered are the quality of glass and its treatment against limescale, quality profiles and their scratch resistance and processing travels, on which depends the life of the stall.

All these reasons led us to choose a branded manufacturer HÜPPE that has all the tests and certifications and meets the most stringent requirements of the German market. Quality can not be built on anything other than traditional proven brands. Design and size of the stall is dependent on the available sizes and en suite facilities.

The illustration fotu a shower Aura (120×80 cm, swing door with fixed segment + fixed side wall), which is one of the standard version.



**Shower Aura**  
120×80 cm (swing door with fixed  
+ segment of the fixed side wall)  
silver shiny

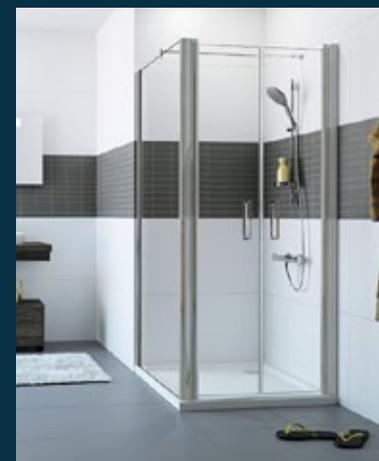


**Sliding shower door in a niche Aura Elegance**  
110 cm, fixing left / right, clear glass,  
silver shiny, adjustability 106–110 cm  
120 cm, fixing left / right, clear glass,  
silver shiny, adjustability 116–120 cm  
130 cm, fixing left / right, clear glass,  
silver shiny, adjustability 126–130 cm  
140 cm fixing left / right, clear glass,  
silver shiny, adjustability 136–140 cm



**The shower door in a niche Twist**  
90 cm with fixed segment – setting  
88.5–90 cm, left / right  
100 cm with fixed segment – setting  
98.5–100 cm, Left / Right

**Shower Twist**  
90×90 cm × 2 swing door with fixed  
segment



**Shower Classic 2**  
with the side wall to the bath custom made,  
silver semi swing door 90cm  
Setting door 88–90.5 cm,  
with the side wall to the bath custom made,  
silver semi swinging doors 100 cm,  
Setting door 98–100.5 cm



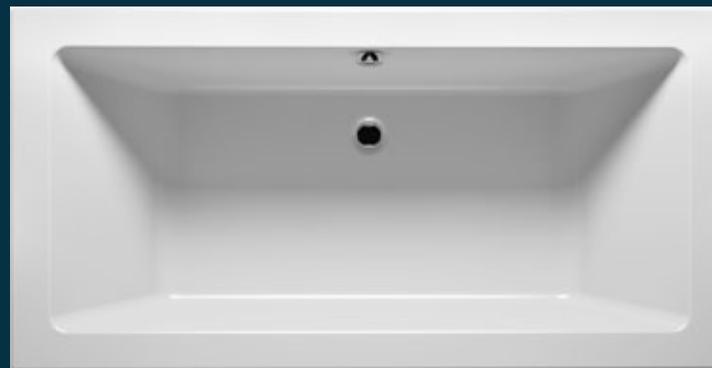
Illustrative photo

Dutch manufacturer Riho for several years establishing itself on the Czech market. Moravia built a modern production plant that a large part of its production is exported to Western Europe.

Riho Bathtubs are made of cast acrylic, which is a high quality non-porous plastic which is colored throughout the thickness. Special surface is safe against slipping, but also has the highest parameter for easy maintenance. Acrylate has a sound damping effect, as the movement in the bath and in the filling. Disturb neither you nor neighbors. Thanks to its non-porous surface prevents the formation of bacteria and sediment.

Prestigious Marina Island project was selected the highest number of van – a series of Lusso. Modern clean design is fully compatible with other selected products. Size tubs available depends on the size and en suite facilities.

The illustration photo shows a bathtub Lusso (170×75 cm waste on middle), which is one of the standard version.



**Bath Lusso**  
170×75 cm (waste to middle)  
180×80 cm (waste to middle)  
**Bath Lusso plus**  
170×80 cm (waste to the region)



Illustrative photo



## Three-layer wooden flooring MAGNUM

Three-layer wooden flooring is usually installed by floating on the top of the sound insulation undelayment and vapour-tight foil.

Layer consists of about 3 mm solid oak with UV hardened varnish finish. The usual way of installation is on the free bond as well as on illustrative picture.

Technical parameters:

- size of planks 190×2200 mm,
- thickness 13 mm + 2 mm sound insulation,
- a parquet pattern (3-strip),
- wooden veneer skirting 16×40mm,
- threshold strip 40 mm



Illustrative photo

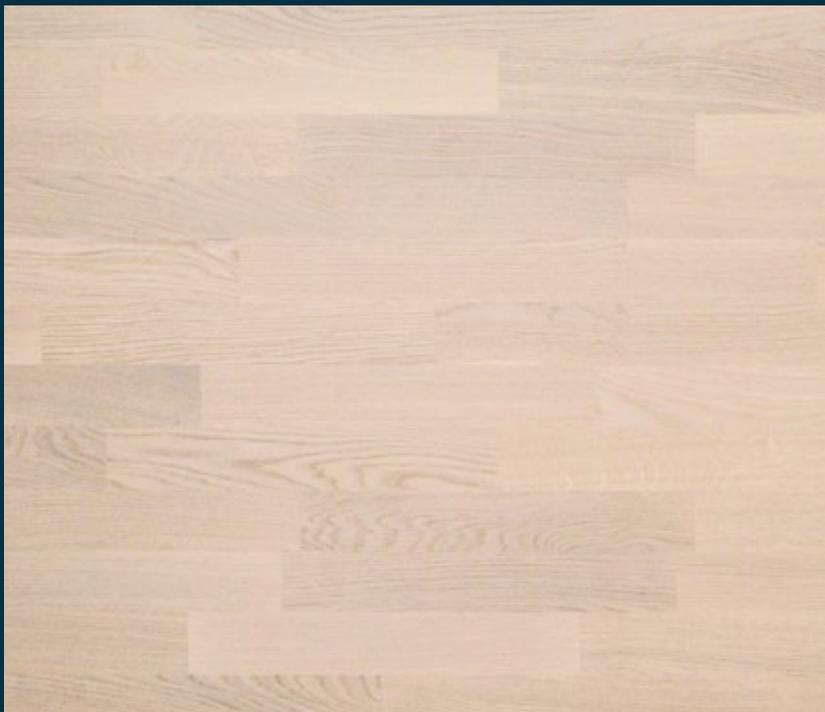
HALLWAY, KK, LIVING ROOM, BEDROOM – WOODEN FLOOR



Oak Grey Oyster



Oak Cocoa



Oak Vanilla



Oak Natur Vario



Illustrative photo

Traditional Czech manufacturer, the company HANÁK NÁBYTEK, as has in its portfolio in addition to any interior furniture and custom luxury interior doors that are currently the finest in the Czech market.

Quality doors HANÁK demonstrates a number of certifications (for detailed information on the manufacturer's website) and original, and patented solutions. Perfect surface treatment, top-level design and perfect design typical of the brand HANÁK. All this represents interior doors HANÁK that raise not only aesthetically, but also financially, the value of the entire interior, respectively. property. From the structural advantages are, for example, concealed hinges, magnetic lock with adjustable metal counter, bezlištové glazing and more. Another important competitive advantage is called. INTERIOR CONCEPT HANÁK.

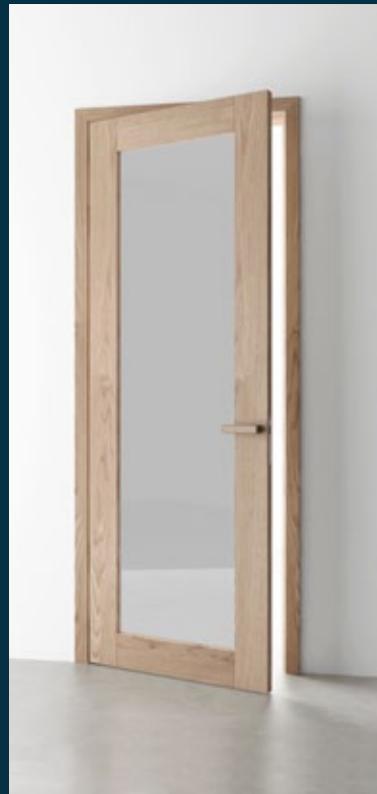
Interior doors are aligned in the same design and quality with selected furniture HANÁK. No other manufacturer in the Czech Republic does not offer interior furniture and doors. That is the offer of the company HANÁK FURNITURE unique and unsurpassed.



Oak Granite, Grey Oyster



Cocoa



Oak Crystal, Vanilla



Oak



White mat



Illustrative photo

## INTERIOR DOORS

Interior doors HANÁK are made to measure, even in atypical spaces, including the possibility of different heights door. There are both veneered doors of the highest quality veneers and lacquered doors. They are equipped with premium 7-layer HANAK varnish, which is the most advanced surface treatment not only at home, but probably in the whole of Europe. Doors HANÁK are available in both full wing and partially or fully glazed doors and sliding doors.

Interior doors HANÁK are interchangeable in all its parameters and bear the hallmark of quality and originality of HANÁK, which accentuates their uniqueness. Doors HANAK become imaginary piece of furniture and helps create a homely atmosphere.



Oak Granite, Grey Oyster



Cocoa



Oak Crystal, Vanilla



Oak



White mat



Illustrative photo

Handles



Glass



The perfect image of the interior is enhanced details. The unique design of interior doors HANÁK are selected hardware from the Czech manufacturer, company M&T, which is in production cranks market leader both in terms of design, easy installation, as well as surface technology, which provides superior durability handles. Stainless steel fittings M&T's construction and design is designed for all types of interior and use. All the hardware is ready for a system called. Fast assembly and is protected by patents and industrial designs.

Open your interior light. Glazed interior door model allows you to perceive doors HANÁK completely different way. If you choose glass doors, you have a choice of clear and frosted glass. Clear (transparent) glass is most commonly used glass filler, which ensures hundred percent light transmission. Satinato Matelux is unilaterally across the board etched glass that is not transparent, but translucent. Its most common use is in the area where it is not desirable to complete transparency.

ProCeram Inc. the project Marina Island supplier of ceramic wall and floor tiles and sanitaryware. Currently, the company has ProCeram majority share in the supply of these commodities for development projects on the Prague market. Over the last three years we have supplied more than 51% of all housing units kolaudovaných.

Our experienced team of dealers will introduce standards set for the project, and then help you with any client changes, which should adapt material selection your views on the design and pricing.

Investing in your apartment is distinguished by step and we supply the commodity in the apartment last 20 years or more. Individual elements must therefore be chosen with great care to give you the whole time and operate simultaneously made happy.



Pavel Basl  
*Member of the Board*



The new store **New Living Center** will provide a complete service for your new apartment or any other property. Our motto is basically simple idea “whole apartment with one hand.” Simplicity is beauty, however. The uniform design concept increases the value, intellectually interlinks the individual rooms and possibly unify the interior and exterior.

New Living Center has its own architect, who will be paid from the outset or may be invited to have the implemented project.

We will design the optimal solution for your bathroom, kitchen, living room, bedroom, dressing room and possibly exteriors.

The **New Living Center** will provide:

- advice on materials, design solutions, layout options respecting the principles of ergonomics, technical consulting, 3D visualization
- the supply of materials and products, including the realization, professional installation
- customer service

Building New Living Center is easily accessible by car and public transportation. It has its own parking lot with a capacity of 135 parking spaces. You will find us in Prague 5 - Nové Butovice, Šafránkova 1

A total area of over 8,000 square meters and four floors at one single place you can find really everything to implement the construction or reconstruction. You need your property.



Floor coverings are in the exclusive Marina Island project delivered by Barkotex Praha spol. s ro, which since 1991 with supply and professional installation of flooring not only in development projects. On the Czech market exclusively represent leading US manufacturer nationwide carpet or are exclusive importers of the major brands vinyl floors, which are presented in full scale at the showroom in Prague 9 Poděbradská Street 777/9 or visit [www.barkotex.cz](http://www.barkotex.cz). Other types of floor coverings that offer and can be selected as an option, for example, laminated wood flooring, laminate flooring or linoleum flooring.

A handwritten signature in white ink, appearing to read "Jan Sommer", written in a cursive style.

Jan Sommer  
*company director*



As a traditional Czech producer with more than 25-year tradition bazírujeme on the high quality of our furniture. We are one of the most modern factories in Europe and our indoor furniture including doors are delivered to end customers and businesses, as well as being in a prestigious development projects in the country and abroad. We are delighted that we got to a narrow group of companies that are exclusive suppliers for the project Marina Island.

A handwritten signature in white ink, appearing to read "Stanislav Hanák", written in a cursive style.

Stanislav Hanák  
*Chairman of the Board*

### **NACONI s.r.o.**

Are you the owner of a flat in the Marina Island residential project and you would like to design your future housing the way you want it? Thanks to the system of client changes it is possible and we will try to accommodate you to the utmost extent.

Who know better what your perfect home should look like than you? Our goal is for you to feel as comfortable as possible in your flat. You can choose according to your taste from a wide variety of tiles, flooring and even from your preference of electrical outlets, switches, bathroom fixtures or radiators. Thus your decisions can influence each and every detail in your home.

If you would prefer to consult with an expert, we offer you the services of an interior designer, who will help you create a flat to match your vision.

Arrange a meeting with the Manager of Client Changes today and you can start realising your dreams!

**Office**  
Jankovcova 14  
170 00 Praha 7

# DARAMIS

®

Daramis is a real estate investment company engaged in the acquisition, development and management of residential and income-producing properties, established in 2000. Daramis has completed 10 real estate projects covering circa 1200 apartments. The company currently has developable areas in ongoing residential projects aggregating to 2800 apartment units in Prague, Brno and Pilsen. Among Daramis finished residential projects belong for example Sedmikráska, Nad Motolským Hájem I and II, Rezidence Tupolevova I and II, River Lofts and Nad Vltavským údolím. Daramis has also in its portfolio commercial projects (Kodaňská Office Centre) and hotels (Parkhotel Praha).

# LIGHTHOUSE GROUP

Lighthouse Group operates in the Czech Republic since 2000. The first project of the Lighthouse Towers office complex with 23,000 square meters of office space. Lighthouse Towers complex was a milestone in the reclamation Holešovice port. She followed him to the construction of a residential project **Prague Marina**, which offered 340 exclusive “waterfront” housing units. In place of Holešovice port was then the office complex **Prague Marina Office Center** with 13,600 square meters of office and retail space. Lighthouse Group also develops its activities in Prague 9, next to O2 Arena, where he grew up first **parking garage** and later shopping center **Galerie Harfa**.



