

FAQ TREE60°

Land and Layout

1. What are the dimensions of the land, and what percentage is developed?

The land covers **20,000 m²**, of which only **6% (1,200 m²)** is developed, leaving the rest in its natural state. The land dimensions are **100 meters of street frontage by 200 meters in depth**.

2. Does the project have perimeter walls or any type of boundary?

The project does **not** have side or front walls; the natural jungle itself serves as a protective barrier. However, there is a **security booth** at the entrance of the condominium.

Units and Construction

3. What are the unit sizes?

The unit sizes can be found in **points 3 and 4** of the descriptive report.

4. What is the height of the Spirit and Essence units, and why do they appear taller from the facade?

The **Spirit and Essence units** have an interior height of **3.5 meters**, but since they are **elevated 1.40 meters above natural ground level**, their total height from the facade exceeds **4.9 meters**.

5. What materials are used for the terraces and flooring inside the units?

All terraces in the project are made of **washed concrete or a similar material**. The interior flooring of the units is **polished concrete**.

6. Is the paint used on the units weather-resistant?

Yes, the paint used is **suitable for outdoor conditions and resistant to weather exposure**.

7. Are the units delivered fully furnished?

Yes, **all units come fully furnished**.

8. Do the units come with internet service?

No, the units are **delivered with only the necessary wiring for internet installation**.

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Infrastructure and Services

9. How does the project supply water, and what type of filtration system does it use?

Tree 60 has **two water wells**. Based on lab analysis, the water system includes an **advanced filtration system**, featuring:

- **Iron retention filter**
- **Automatic zeolite filter**
- **Automatic activated carbon filter**
- **Twin softener system**

10. How does the drainage system work in Tree 60?

The drainage system uses a **primary biological wastewater treatment**, combined with a **fixed-bed biofilm reactor (BBR) technology**. After this stage, the water undergoes an **extended aeration process**, which **oxygenates and improves its treatment**.

11. How does the energy system in Tree 60 work, and what does it mean to be off-grid?

Tree 60 is a **100% off-grid project**, meaning it does **not** rely on the conventional power grid. It features a **solar energy system** with **battery storage** for the villas. This system is distributed into **five independent zones**, each supplying up to **seven houses**.

Amenities and Common Areas

12. What amenities does the project offer?

The project's **amenities** are detailed in **points 1 and 2** of the descriptive report.

13. What is the gym like, and what type of flooring does it have?

The gym is **functional and features gravel flooring**.

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Parking and Maintenance

14. How many parking spaces does each unit have, and are they assigned?

Each unit has **one parking space**, but **spaces are not assigned**. The parking area is located **at the front of the property, next to the roadway**.

15. What will the maintenance fee be, and what will it include?

The **maintenance fee** will be approximately \$_____, and it will include _____ (pending confirmation).

Unit Features

16. Are the kitchen stoves gas or electric?

The **stoves in the units** run on **gas**.

17. Do the units come with air conditioning or at least a pre-installation?

The **units do not come with air conditioning**, but they are **pre-wired for installation**, should the client wish to add it (this applies only to **Villas Soul and Essence**).

Benefits of Elevated Design

18. What are the advantages of raising the units above ground level?

Elevating the units **1.40 meters above the ground** offers two main benefits:

- **Better ventilation and cooling:** The design allows **dominant winds** to pass through the units more effectively, keeping the spaces cooler. Additionally, the **air circulates underneath the structure**, naturally cooling the floor.
- **Protection from insects and wildlife:** The elevated design **reduces the presence of bugs and small animals** inside the units.

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