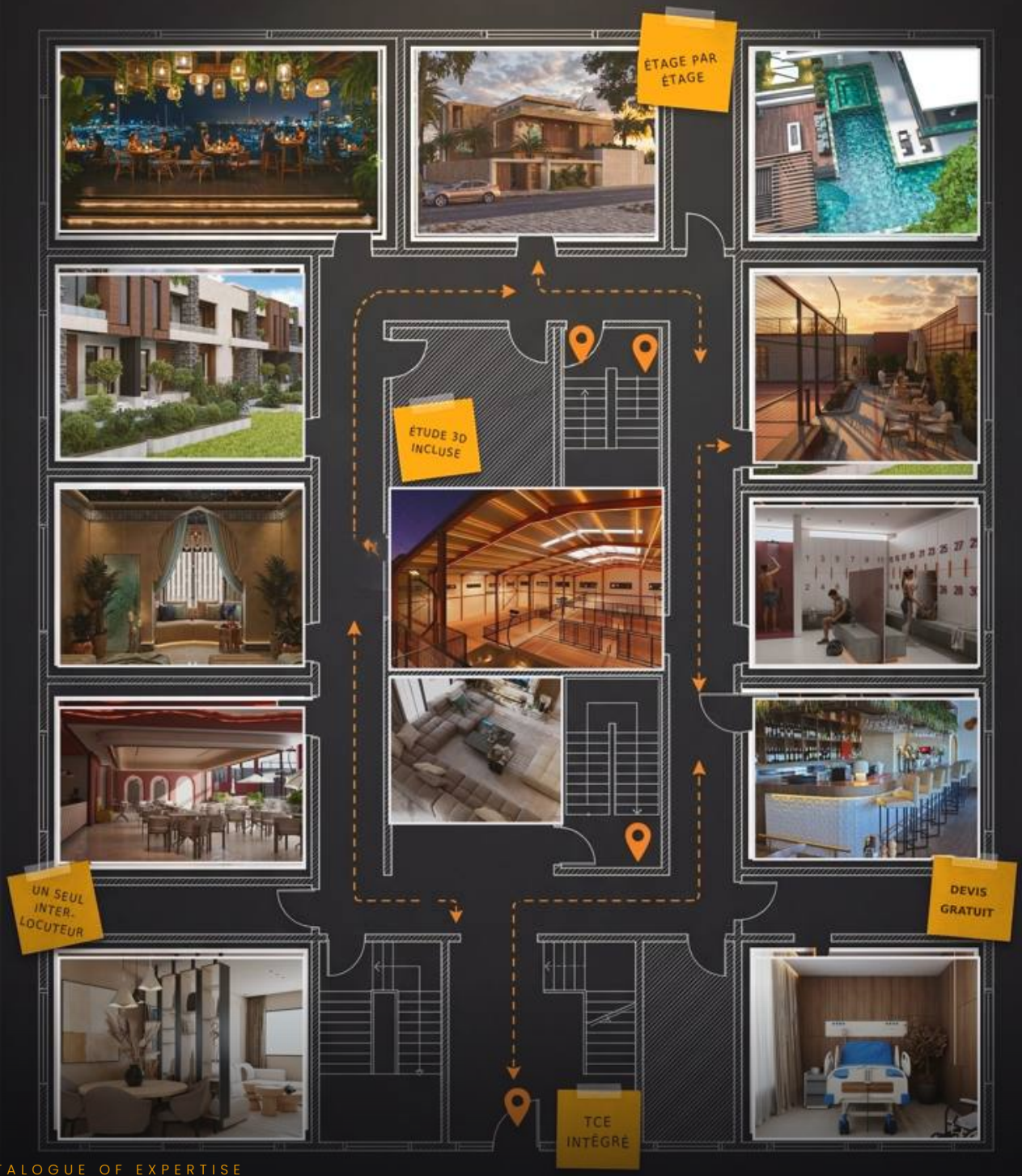
FUSSIO CONSTRUCTIONS

A DIVISION OF THE FUSSIO FACILITY & UTILITIES GROUP



CATALOGUE OF EXPERTISE

THE MASTER PLAN FOR YOUR WORKS

In-house design office · All trades · Site supervision — Hotels & resorts · Villas & residences · Offices & premises · Clinics & hospitals

SEE OUR PROJECTS

@fussio.ma

Free, no-obligation quote

06 61 37 90 39

constructions@fussio.ma · www.fussio.ma

FUSSIO CONSTRUCTIONS · FUSSIO METALS · FUSSIO INSTALLATIONS · FUSSIO CLEANING · FUSSIO DISTRIBUTION

OPERATING THROUGHOUT MOROCCO | FIT-OUT & RENOVATION | WWW.FUSSIO.MA

TANGIER · OPERATING THROUGHOUT MOROCCO

Five divisions. One point of contact.

FUSSIO brings five trades under one management. You sign one contract, you call one number, and coordination between trades stops being your problem.

over 100
PROJECTS DELIVERED

over 10,000 m²
OF DESIGN

over 20
INTERNATIONALLY RENOWNED CLIENTS

FUSSIO CONSTRUCTIONS

YOU ARE HERE

The group's technical and creative core: **3D design, all trades, joinery and flooring**, from study to handover.

Electrical, plumbing, partitions, tiling, painting · doors, wardrobes, lounges and upholstery · flooring: epoxy resin, quartz, mosaic, marble, parquet and carpet · scheduling, safety and snagging.

FUSSIO METALS

ALUMINIUM, GLASS & STEEL

- **Aluminium** and steel joinery
- **Glazing** — laminated (Stadip type), toughened, double glazing
- **Conservatories, pergolas** and shutters
- Metalwork, installation and maintenance

FUSSIO INSTALLATIONS

FLUIDS, ENERGY & SAFETY

- **HVAC**, VRF and air treatment
- **Plumbing**, water treatment, pools & SPA
- **Fire protection** — hose reels, sprinklers, extinguishers
- **LV electrical** and low-current systems
- Maintenance of every installation

FUSSIO CLEANING

CLEANING & MARBLE

- **Polishing** of marble and stone
- **Post-construction**, rough and fine
- **Periodic maintenance** and technical cleaning
- Fixed-price hotel packages

FUSSIO DISTRIBUTION

MATERIALS & EQUIPMENT

- **Electrical** and fire safety
- **Tiling, parquet**, hardware, paints
- **Pro kitchen**, sanitary and HVAC
- Site supply

1 CONTRACT | 1 SCHEDULE | 1 CONTACT | 1 HANDOVER

On an operating site, that is where deadlines are won.



DESIGN & 3D CONCEPT

See the project before building it

Drawings, 3D images and material choices are made in-house, by the team that will carry out the works. You approve the space, the lighting and the finishes before the first hammer blow: what you see is what you get.

WHAT DESIGN INCLUDES

CONCEPT

- **Site survey** and 2D / 3D drawings
- **Photorealistic views** per space
- **Moodboards** and material palettes
- **Lighting studies** and services
- **Built-in furniture**, joinery and panelling
- **Façades** and outdoor works

360° VIRTUAL TOUR & REAL TIME

360° panoramas and real-time rendering in **Unreal Engine**: you walk through the project and decide on materials before the works.

"A priced quote based on **approved** drawings, not on an estimate."

Fewer changes during the works, so fewer **variations**. Materials chosen for maintenance, not just for the photo.

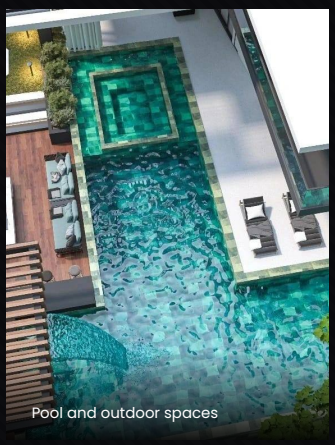
A **written specification** (description of the works) signed before starting, with operating recommendations: durability, energy, maintenance.



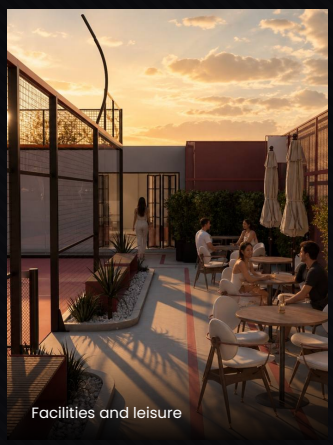
Villa — façade and exteriors



Residence — volumes and materials



Pool and outdoor spaces



Facilities and leisure

01
Visit & survey
Measurements and site constraints

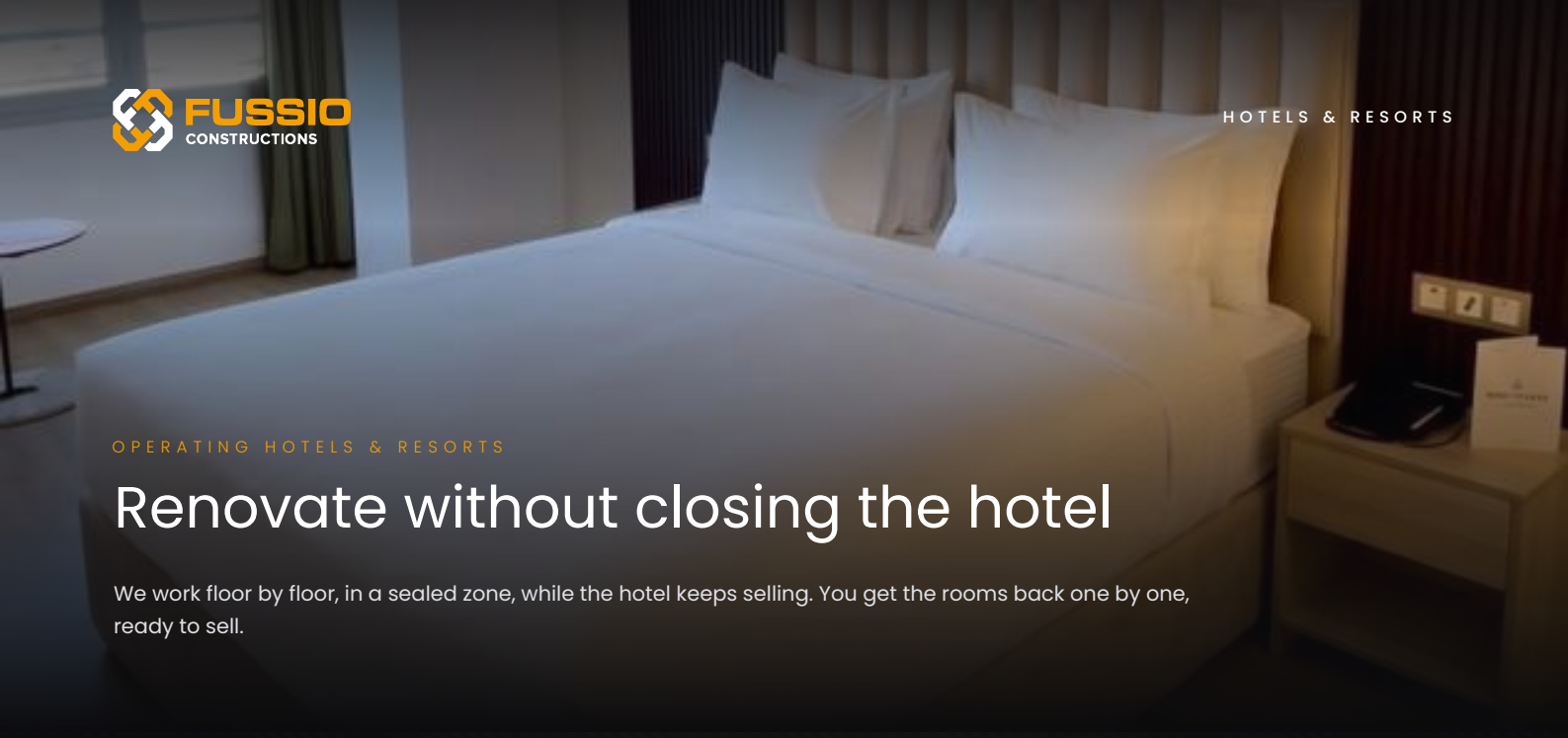
02
3D design
Drawings, views, 360° and materials

03
Approval
You decide before pricing

04
Quote & schedule
Firm price and dates

05
Works
Execution and handover

The project is decided on paper, not on site.



OPERATING HOTELS & RESORTS

Renovate without closing the hotel

We work floor by floor, in a sealed zone, while the hotel keeps selling. You get the rooms back one by one, ready to sell.

3 to 5 d
PER BATHROOM

11 to 15 d
PER COMPLETE ROOM

10 and +
ROOMS IN PARALLEL

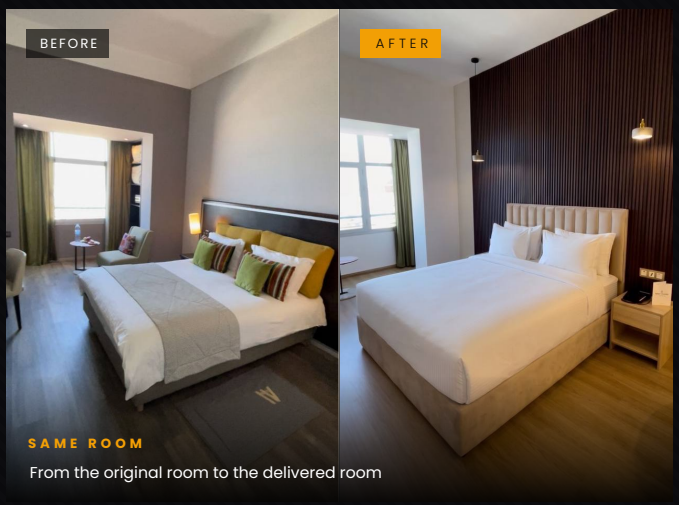
- **ROOMS & BATHROOMS**
- **FIRE DOORS**
- **ACOUSTIC INSULATION**
- **FLOORS, TILING & MARBLE**
- **PUBLIC AREAS**

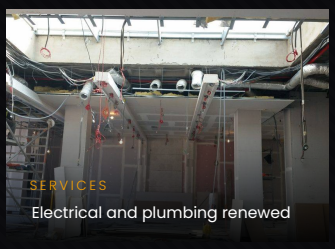
OUR SITE PROTOCOL

- **Sealed zone** separated from guest circulation
- **Dust airlock**, floor and lift protection
- **Prevention plan** and **hot-work permit** before starting
- **Fire detection isolated** zone by zone
- Services, patching, **acoustic lining**, then finishes
- **Liquid waterproofing** under tiling and fast-setting products
- **Rubble removal** and daily cleaning
- **Room-by-room handover** and snagging

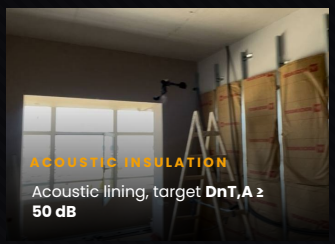
AGREED HOURS

- **Continuous hours** agreed with management
- Noisy works in authorised slots
- Night work for public areas
- Full floors in low season











You keep selling while we renovate.



PUBLIC AREAS & BACK OF HOUSE

What your guests see. What your teams live.

A hotel is not judged in the room alone. The lobby, corridors and restaurant make the guest experience; the changing rooms, canteen and service corridors make your teams'. We renovate both — and we clean during the works, not just at the end.

GUEST SIDE

PUBLIC AREAS

- **Lobby, reception** and lounges
- **Corridors**, lifts and stairwells
- **Restaurant, bar** and terraces
- **Flooring** — marble, tiles, carpet and resin
- **Suspended ceilings**, lighting and wall cladding
- **Doors** and joinery in circulation areas

TEAM SIDE

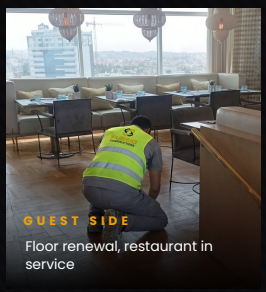
BACK OF HOUSE

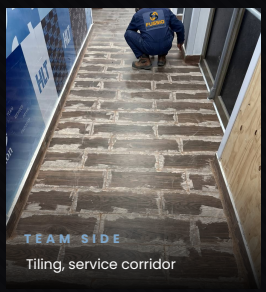
- **Changing rooms** and staff toilets
- **Canteen** and break room
- **Service corridors** and goods lifts
- **Stores, linen room** and plant rooms
- **Non-slip floors** — R10 to R12 by area, class B/C barefoot
- **Signage** and safety measures

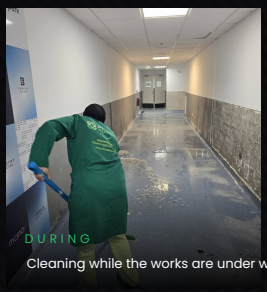
FUSSIO CLEANING

FUSSIO CLEANING cleans during the works, not just at the end.

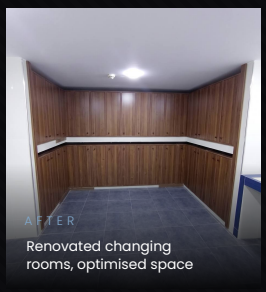
- During the works — daily cleaning, rubble removed and service corridors kept clear for your teams
- At the end of the works — rough and fine cleaning, area handed back ready for use


GUEST SIDE
Floor renewal, restaurant in service


TEAM SIDE
Tiling, service corridor


DURING
Cleaning while the works are under way


BEFORE
Staff changing rooms


AFTER
Renovated changing rooms, optimised space

A hotel that runs well is a hotel that is clean on both sides of the door.



VILLAS & RESIDENCES



OFFICES & PREMISES



CLINICS & HOSPITALS

VILLAS & RESIDENCES · OFFICES & PREMISES · CLINICS & HOSPITALS

Every place has its constraints. The protocol does not change.

Working in an open hotel imposed a method on us: sealed zone, written schedule, one point of contact. We apply it as is to the villa, the office floor and the care unit — only the constraints of the place change.

PRIVATE CLIENTS & DEVELOPERS

Villas & residences

From the drawings to the keys.

- **3D design** and choice of materials
- **All trades** — electrical, plumbing, partitions, tiling, painting
- **Joinery**, wardrobes and built-in furniture
- **Flooring** — marble, epoxy resin, quartz, mosaic, parquet and carpet
- **Terraces, pools** and outdoor works
- **Site supervision** and coordination of trades
- **Handover**, snagging and key delivery
- New villas and apartment renovation

BUSINESSES & RETAIL

Offices & premises

Your teams keep working, the works move forward.

- **Partitions, suspended ceilings** and acoustic correction
- **Electrical**, low-current systems and lighting
- **Flooring** — epoxy resin, quartz, mosaic and carpet
- **Work by zones**, in the evening or at the weekend
- **Floor-by-floor delivery**, workstations included
- **Reception, meeting rooms** and break areas
- **Glass partitions** and aluminium joinery with FUSSIO METALS
- **Services renewed** without stopping the business

HEALTH

Clinics & hospitals

Works compatible with patient care.

- **Negative-pressure work zone** — access airlock and HEPA-filtered extraction
- **Aspergillus risk analysis** and monitoring of measures
- **Washable finishes**, resilient floors and welded coved skirting
- **Fire doors** and safety measures
- **Air treatment** and pressure cascades with FUSSIO INSTALLATIONS
- **Department-by-department work**, without stopping the facility
- **Rooms, circulation** and reception areas
- **Coordination** with the facility's technical department
- **Post-construction cleaning** before return to service

THE COMMON BASE — IDENTICAL ACROSS THE THREE SECTORS

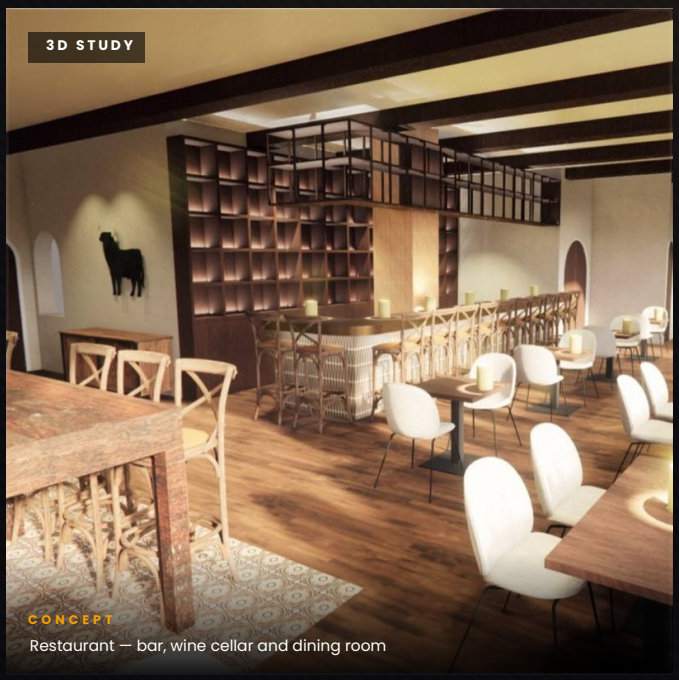
- **Study and quote on approved drawings**, not a rough estimate
- **Written schedule**, agreed hours and sealed zone
- **Prevention plan** and **hot-work permit** in occupied buildings
- **One contract**, one point of contact, all trades
- **Handover report**, snagging and warranty
- **Occupied public buildings** — hotels (type O), healthcare (type U), offices (type W)

The works adapt to your business, not the other way round.

CONCEPT & DELIVERED PROJECTS

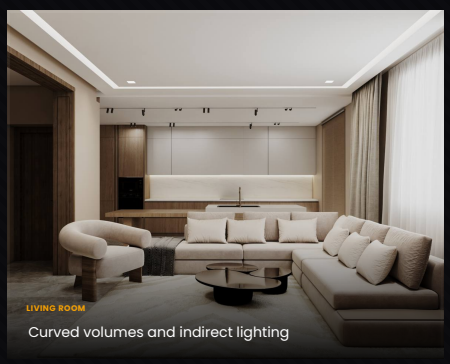
What we design, we deliver.

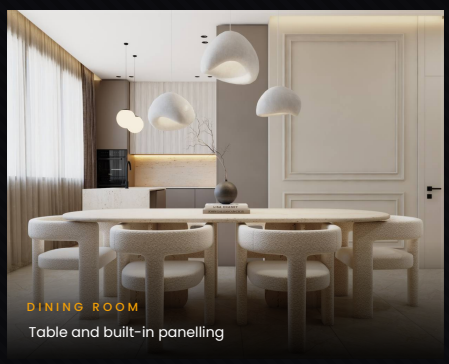
Below, the same room: on the left the 3D study, on the right the delivered project. The same office designs and supervises the works — that is what keeps them alike. The following views are design studies.



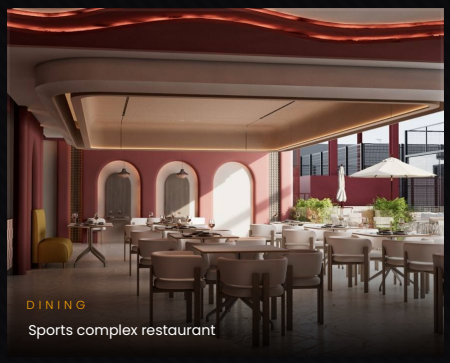


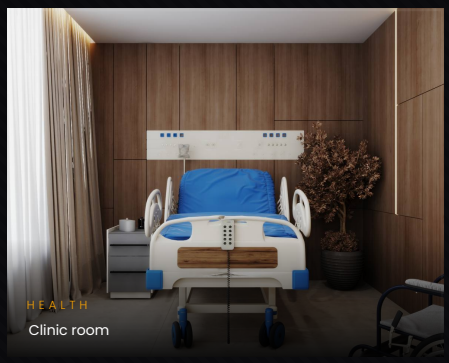






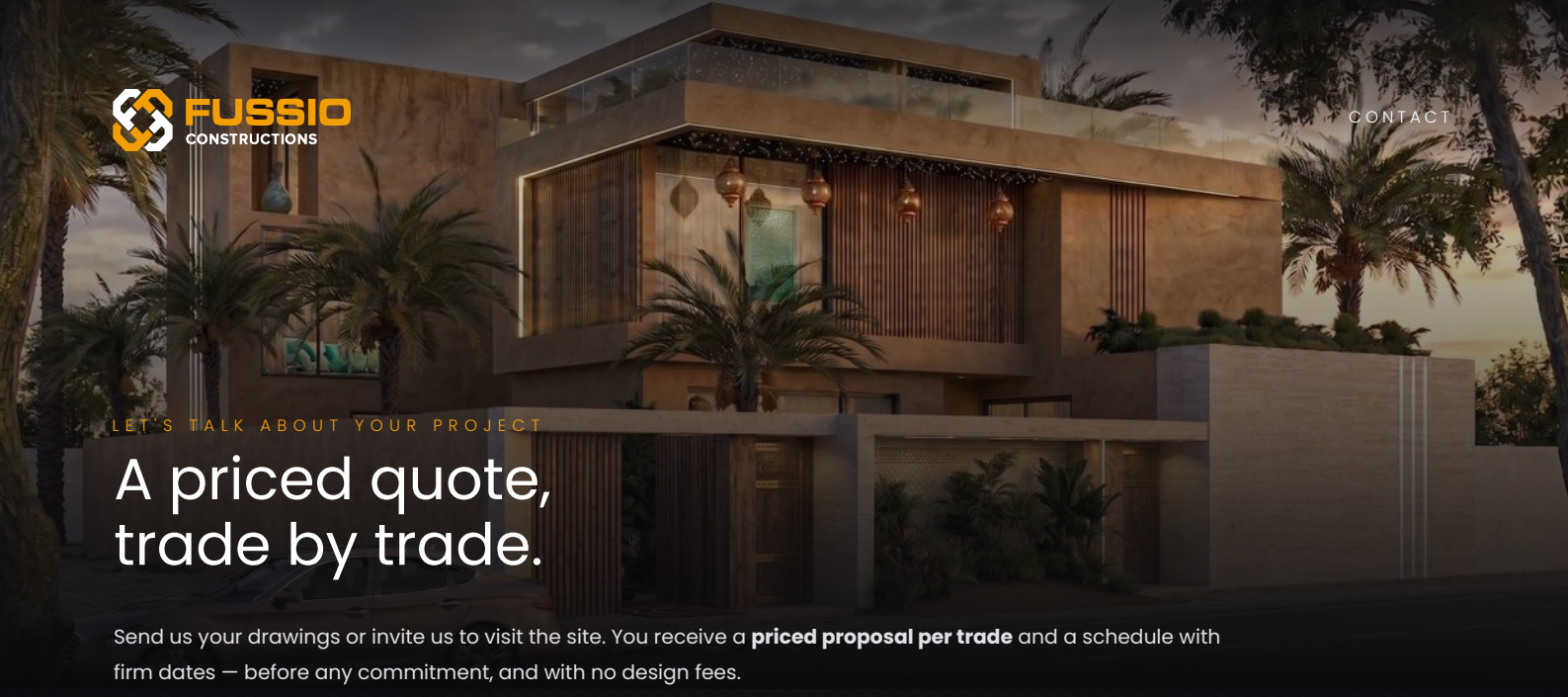






Studies produced in-house in **3ds Max** and **Unreal Engine**, viewable as **360° panoramas** and in **real time** before the works. Execution and site supervision by the same **team**.

You choose from the image, and you receive the image.



LET'S TALK ABOUT YOUR PROJECT

A priced quote, trade by trade.

Send us your drawings or invite us to visit the site. You receive a **priced proposal per trade** and a schedule with firm dates — before any commitment, and with no design fees.

HOW IT STARTS

01 You call us
WhatsApp or e-mail, with the drawings if you have them

02 Site visit and survey
Free and without obligation, on the agreed date

03 Design and quote
3D views, pricing per trade and dated schedule

04 Works
A single point of contact through to handover

WHAT YOU RECEIVE

- **A detailed quote per trade**, not an opaque global price
- **A schedule with firm dates** and delivery milestones
- **A written specification**: what is included and what is not
- **The 3D views and the 360°** of the project before the works
- **One contract** for all trades
- **A handover report** and snagging
- **Ten-year insurance** and professional liability — certificates on request

WHATSAPP & PHONE
06 61 37 90 39
Monday to Saturday

E-MAIL
constructions@fussio.ma
Drawings, specifications and tenders

WEB & SOCIAL
www.fussio.ma
@fussio.ma — our projects
Operating throughout Morocco

REFERENCES

Fairmont · Hilton Hotels & Resorts · Royal Mansour · Barceló Hotel Group · Onomo Hotels · Marina Bay Grand Socco Tanger

The first step costs nothing: a visit and a quote.

FUSSIO CONSTRUCTIONS · FUSSIO METALS · FUSSIO INSTALLATIONS · FUSSIO CLEANING · FUSSIO DISTRIBUTION