

Specifications

01. **Structure** : Seismic III compliant RCC framed structure.
02. **Walls** : 6" concrete block masonry for external walls and 4" concrete block masonry for internal walls.
03. **Doors** : **Main Door:** Teakwood main door with polish on sides, lock, handle, Brass hinges, Tower Bolt and stopper and magic eye.
Other Doors: Hard wood frame with compressed moulded wooden doors with enamel paint on both sides.
04. **Windows** : Sliding aluminum powder coated, three track frames with glass in two tracks and mosquito mesh in one track with MS grill protection.
05. **Flooring** : Drawing, dining & kitchen - Quality Vitrified tiles (2' X 2')
Balconies - Ceramic tiles (1' X 1')
Bedrooms – Rectified tiles (18" X 18") with 4" skirting
Toilets - Ceramic antiskid floor tile (1'X1') and dado (12"X16")
Lobby/Staircase - Vitrified tiles/granite / Cudappah stone
MS handrails for staircase and corridor.
06. **Kitchen** : 20 mm thick polished granite counter top platform with Stainless steel sink and 2' ceramic dadoing above the granite counter top.
Provision for Aqua guard point.
Provision for washing machine in utility area.
07. **Toilets** : Ceramic glazed tiles dado upto 7'-0" ht.
Matching 50% coloured, EWC with flush tank of make Hindware / Paryware / Cera / Equivalent.
Health faucet will be provided in toilets.
One hot & cold mixer unit for shower and all other fittings of make Crab Tree/jaquar/ Ess Ess/marc in toilets.
Wash basin with pedestal.
Concealed master control cock in each toilet shall be provided from inside.
All sanitary and rain water pipes shall be suitable thickness for 6 Kg/Cm2 pressure out let pipes.

- fan. Provision for Geyser & Exhaust
08. **Painting** : OBD paint for internal walls - roller finish. Acrylic emulsion paint for external walls over plastered surface.
09. **Electrical** : One T.V / Telephone point in the living and master bed room. Elegant modular electrical switch of Anchor-Roma/ M.K/Legrand/equivalent make. I.S.I mark P.V.C conduits concealed in the walls, Quality copper cables. Adequate number of light, fan, 5 amps - 15 amps plug points shall be provided. MCB for each room and ELCB for the flat shall be provided.
10. **Power** : 5 KW power supply from KEB and 1 KVA generator backup for each Apartment.
11. **Water Supply** : Potable Borewell/municipal water, pump, sump, overhead tank provided with concealed pipeline
12. **Sanitary / RWP** : Disposal to the STP/ Municipal line; internal soil and waste water and rain water pipes are PVC lines.
13. **Lift** : One 8-Passenger lift and one 13 Passenger lift of reputed make with generator backup
14. **Common area light Fittings** : One time.
15. **Intercom facility** : One connection to each flat.
16. **Security** : 24 Hours Security.

Amenities:-

1. Disabled friendly access
2. 1 KVA Backup Generator for Individual Flats
3. Intercom
4. Rain water harvesting
5. Children's play area
6. Cable T.V Connections