

# Specifications

## STRUCTURE

- RCC framed structure confirming to IS code for earthquake & wind loads.

## WALLS

- 6 inch external wall, 4 inch internal walls with autoclaved aerated concrete (AAC) blocks.

## DOORS & WINDOWS

- Main door: Teak wood door frame both side teak veneer flush door with brass fitting finished with polish.
- Internal doors: Hard wood door frame and HDF moulded panel shutter finished with enamel paint.
- UPVC 3track sliding windows with mosquito mesh and safety grills.
- Locks: Europa or equivalent brand.

## ELECTRICAL

- Wires of Anchor / Havells / lapp India or equivalent make.
- Elegant modular electrical switches of Anchor / Havells make.
- Two earth leakage circuit breaker (ELCB) for lighting & power in each flat off ABB / Schneider or legrand make.
- Miniature circuit breakers (MCB) for lighting & power circuits.
- Telephone points in MBR and living area.
- Video door phone provision in each flat.
- A/C power point in all bed rooms.

- 1 KVA DG power back up for each flat and 100% back up for common area and amenities.

## LIFT

- 2 Nos- 6 passengers and 1 no service lift of (gearless automatic lift) Johnson /Otis or equivalent make)

## PAINTING

- Plastic emulsion for interior Walls with roller finish, OBD for ceiling and ACE & APEX for external wall, Asian/ Nippon paints or equivalent brand.

## FLOORING

- Granite/ Vitrified flooring & cladding in entrance lobby, common passage and staircase.
- Premium quality digital print vitrified tiles of size 3ft X 3ft for living, dining & kitchen.
- Premium quality vitrified tiles of size 2ft X 2ft for master bedroom, children's bedroom & guest bedroom.
- Anti-skid ceramic tiles for balcony, utility & toilet.

## KITCHEN

- Edge polished 30mm granite platform with CARYSIL German engineered steel sink.
- Ceramic tile cladding of 2 feet above granite counter.

- Provisiton for water purifier, instant geyser, chimney and hob.
- Provision for gas cylinder, dish washer & washing machine in utility.

## **TOILETS DITTING AND ACCESSORIES**

- Sanitary fixtures of Hindware white/ ivory wall mount European water closets and wash basins.
- Jaguar or equivalent CP fittings
- Superior quality ceramic wall tile cladding up to door frame level.