

Sipani Pennantia Specifications:

SPECIFICATION AND AMENITIES.

Structure:

- Seismic Zone II compliant
- R.C.C. framed structure
- Cement concrete blocks walls

Wall Finish & Painting

- Exterior finish with weather-proof paint
- Internal walls with water based distemper

Flooring: Common Area

- Lift, lobby, ground floor lobby, upper floors, staircase and corridors: Vitrified tiles flooring

Flooring: Apartment

- Foyer, bedrooms, kitchen, living & dining: Vitrified tiles / MARBLE OPTIONAL
- Balcony & utility areas: Anti-skid Ceramic tiles

Doors

- Main Door Frame: Teak finish frame with veneer door shutter (with SS hardware)
- Bedroom Doors: Decorative laminated frame, with laminated flush shutter
- Toilet Doors: Hardwood frame with flush shutter

Lift

- Passenger lifts of reputed brand

Kitchen

- Modelur kitchen optional on extra pay basis
- Wall mounted kitchen tap
- Provision for a chimney, water purifier, microwave & refrigerator

Utility

- Inlet & Outlet points for Washing Machine

Water Supply

- Underground sump
- Hydro - Pneumatic pumping system

Windows

- Living/Dining: 2 Track UPVC sliding doors (plain glass) windows
- Bedrooms: Three-track UPVC sliding (plain glass) windows with mosquito mesh for all bedrooms.

Toilets

- Anti-skid ceramic tiles flooring
- Glazed ceramic tiles dado up to door height
- Wall mounted European Water Closet (EWC) with health faucet (in all toilets) of reputed brand
- Quality wash basin of reputed brand
- CP fixtures & fittings: Reputed brand
- Provision for electrical geysers in all bathrooms
- Hot & Cold mixer unit for shower with branded CP fixtures

Back up Generator

- 100% power back-up for lights, lifts, water pumps in common areas.
- 0.5 KVA per apartment approx.

Electrical

- Electrical wires of Reputed brand
- Electrical modular switches of Reputed brand
- One Main Circuit Breaker (MCB) for each apartment for lighting, power circuits and safety
- One TV point in the living room
- Provision for TV in the master bedroom for 1/2/3 BHK
- Provision for One A.C. point in the master bedroom

Rainwater Harvesting

- Rain water recharge pits

STP

- Sewage Treatment Plant

Security Systems

- Round the clock security
- 5 Ft height compound wall around the whole campus
- Security Cabin.
