

ANNEXURE – A
(SPECIFICATIONS)
AKSHAY NAGAR – AXIS ANTARA

(The specifications specified hereunder are indicative. The exact specification may change during the design, as per the recommendations by the Architect and as per the allowable area for construction as per statutory guidelines.

However, the Developer shall ensure that such changes do not impact the market positioning of the apartment units in the Project and any such variations will be replaced with equipment / material of equivalent category)

PROJECT SPECIFICATIONS

Structure

- RCC Framed Structure
Foundations: RCC footing as per design
- Internal walls: 150 and 100mm / 6 and 4" solid concrete blocks
- External walls: 150mm / 6" solid concrete blocks
- Roof slab: Reinforced cement concrete / waterproofing with CC screed

Doors

- Teak wood frame for main door with laminated flush shutters
- Bed room doors - hard wood frame with paneled / flush door shutters
- Balcony – powder coated Aluminum / UPVC sliding doors with plain glass in 2.5 tracks with provision for mosquito mesh
- Toilet - hard wood frame with paneled door shutters

Windows

- Windows- powder coated Aluminum / UPVC sliding windows with plain glass in 2.5 tracks with provision for mosquito mesh
- Toilet Ventilators - powder coated Aluminum frames with glass louvers

Railings – Balcony & Staircase

- Staircase – Block Masonry wall / MS Railing as per architect design
- Lobbies: Elegant entrance lobbies
- Balcony - Block Masonry wall / MS Railing as per architect design

Plastering

- Internal walls- smoothly plastered
- External walls- plastered with sponge finish with CM 1:6

Painting

- Interior - walls/Ceilings – OBD paint finish
- Exterior – Exterior grade Apex paint

Flooring and Skirting

- Vitrified Tiles flooring for Living & Dining – 2'x2'
- Vitrified tiles floorings for bed rooms and kitchen
- Anti-skid tile flooring in the balconies & utility – 1'x1'
- Ceramic anti-skid tiles flooring for all the toilets – 1'x1'
- Vitrified floor finish for lobbies
- Granite flooring for staircase

Toilet Fittings and Accessories

- Ceramic glazed tiles dado up to 7 feet - All toilets – 1'x1'6"
- Parryware/Hindware/Ceramic or eq sanitary ware in all toilets
- Jaguar or equivalent make C P Fittings
- Provision for Geyser and exhaust fan

Kitchen

- 18mm thick Black Granite kitchen platform with single bowl stainless steel sink
- 2 feet dado above granite kitchen platform area in ceramic glazed tiles
- Provision for aqua-guard point
- Provision for washing machine in utility area

Electrical

- One TV point in Living
- Fire resistant electrical wire of KEI or equivalent.
- Elegant modular electrical switches of Anchor make or equivalent
- Telephone points in living
- Split A/C provision in master bedroom
- Intercom facility in living

Lift

- Johnson / Surya or eq Suitable capacity and number of Automatic Service lifts

Water

- Water from Bore well / BWSSB (BWSSB source if available one common inlet point)
- Sufficient capacity underground sump and overhead tanks will be provided
- Sewage treatment plant
- Water treatment plant

Power / Backup Generator

- BESCOM Power – 2 KW for 1BHK, 3KW for 1.5 BHK & 2 BHK flats
- Stand by generator for light in common areas, lifts and pumps
- DG Back up for each apartment up to 0.75 KW and 100% for common area