

COMMON AREAS, AMENITIES & FACILITIES IN THE TOWER

1. Corridors and lobbies
2. Staircases, elevator shafts
3. Service rooms within the basements, ground and service shafts within the basements, ground, plus upper floors of the Tower.
4. Earthquake resistant design as per Seismic Zone 3 norms
5. Well-designed entrance lobby
6. False ceiling as per design requirement
7. Well-designed lift lobbies on all floors in combination of composite stone and tiles
8. Power back-up for common area lighting and elevators
9. Kota / Sadarahalli stone for staircase areas
10. Toilet for drivers
11. One private elevator and one service elevator in Tower-I (shown as North/South Wing-Tower A/B in the Building Sanction Plan).
12. Three elevators (passenger, private and service) in Tower-II (shown as North/South Wing-Tower A/B in the Building Sanction Plan)

COMMON AREAS, AMENITIES & FACILITIES IN THE PROJECT

1. Fitness corner
2. Children play area
3. Landscaped Areas
4. Pool and Pool Deck
5. Rain water harvesting
6. Sewage treatment plant
7. Solar lighting in certain landscape areas
8. Organic waste converter
9. Hot water from solar water systems for Clubhouse toilets in health club and 1st floor club area
10. Visitors car parking
11. 24 X 7 security systems with centrally monitored CCTV cameras

12. Boom barrier at important locations
13. RFID reader for secured parking
14. Visitors management system
15. Power back-up for common areas of the Project
16. Clubhouse spread over 2 levels

SPECIFICATIONS WITHIN THE APARTMENTS

General

- Imported marble flooring and skirting in Living, Dining, Master Bedroom, Puja and Passage
- Provision of Home Automation for lights, fan on /off, curtains in Living, Family and all Bedrooms and lights in balconies. Occupancy sensor in all toilets. No Home automation provisions are given in kitchen, maid's room, maid's toilet and utility.
- Laminate flooring and skirting in Family Room & One Bedroom
- Vitrified tiles flooring & skirting in other Bedrooms
- Coloured video phone with intercom and camera outside the main door
- Acrylic emulsion paint
- Exterior grade emulsion for deck/balcony areas
- Cornice for the entire apartment
- Power Back-up within the apartments :
 - 3 BHK : 3 KW
 - 4 BHK : 4 KW
 - 5 BHK : 6 KW

Kitchen and Store Room

- Premium quality vitrified tiles flooring and skirting
- Ceramic tiles dado above Main counter & Service counter
- Main counter in Granite with stainless steel sink with drain-board.
- Service counter in granite
- Provision for water purifier

- Gas leak detector
- Exhaust fan

Electricals

- Provision for split air-conditioning in Living, Dining, Family and all Bedrooms
- Provision for TV point in Living, Family and all Bedrooms
- Telephone point in Living, Family and all Bedrooms
- Provision for internet point in all bedrooms.
- Provision for washing machine in the Utility area
- Adequate power points in the entire apartment
- Modular switches of Legrand make or equivalent

Doors and Windows

- Main door in teak wood frame and shutter with veneer finish from both sides and provision in design for safety door
- Other doors in laminate finish from both sides
- Anodized/Powder coated aluminium windows with one mosquito panel
- Window Sill in composite marble finish

Toilets

- Vitrified tiles flooring and dado up to 8' height in all toilets. Ceramic tile for Master toilet dado
- Composite marble counter top in all toilets
- Wall mounted EWC
- Highlighter wall behind shower in shower area of all toilets
- Mirror above counter wash basin
- False ceiling
- Hot and cold mixer in washbasin and shower area except Powder Toilet
- Exhaust fan
- Storage water heater in all toilets except Powder Toilet

- Glass partition for shower area in Master Toilets
- Premium quality CP fittings and sanitary ware of Grohe / Duravit make or equivalent
- Napkin holder, tissue paper holder, towel rail and robe hooks

Decks/Balcony

- WPC with ceramic tile base for flooring and skirting in balcony with Living Room
- Vitrified tiles flooring & skirting in balcony with Bedroom
- Glass Railing

Utility/ Storage

- Vitrified tiles for flooring
- Ceramic tiles dado up to 2' height above counter
- Counter in Granite with single bowl stainless steel sink

Maids Room

- Vitrified tiles flooring and skirting

Maids Toilet

- Vitrified tiles flooring
- Vitrified tiles dado up to 8' height
- Superior quality CP fittings and sanitary ware
- Wall mounted wash basin
- Mirror above wash basin
- Towel rail
- Instant water heater