

Specifications for Marquis, Whitefield

➤ INFRASTRUCTURE

- RCC Framed Structure
- Walls: Cellular block masonry & Concrete solid block masonry
- Plastering - All internal walls are smoothly plastered with lime rendering Birla Putty. All external walls - Double coat waterproof plastering
- Paint - Cement/Textured Paint on External Walls; Internal Walls and Ceilings in Distemper; Enamel Paint on all MS Railings
- Polishing - Teak wood polish from both sides for main door and bedrooms; Toilet door one side teak wood polish & other side Laminate

➤ FLOORING & CLADDING

- Common Areas & Lift Cladding - Elegant lobbies with combination of elegant granite & Marble
- Living & Dining – Branded Vitrified Tiles
- Bedroom –Laminated Wooden Flooring
- Utility & Balcony - Branded Vitrified tiles
- Kitchen - Double Charged Vitrified Tiles
- Toilets – Branded Vitrified tiles

➤ DOORS & WINDOWS

- Main Door & Bedroom Doors – High Quality Engineered Wood door frames with Paneled Door Shutter Finished with both side teak veneer (polished)
- Toilet Door – High Quality Engineered Wood door frames with Paneled Door Shutter Finished with one side teak veneer (polished) and other side Laminate
- Balcony door - Living room & Bed rooms balconies will be provided with UPVC sliding doors with plain glass,
- Windows - UPVC sliding windows with plain glass

➤ BATHROOMS

- Sanitary ware: Jaquar, Kohler or Equivalent
- Fittings: Kohler, Jaquar, American Standard or Equivalent Premium Chromium

➤ KITCHEN & UTILITY

- Provision of plumbing points for sinks and electrical points to accommodate modular kitchen
- Working platform: Granite platform with 2ft tiling above kitchen platform
- Provision for Water Purifier, Centralized Gas Connection

➤ Lift / Elevator

- 2 high speed lifts with access from basement to terrace with plush interiors & 24/7 functionality – Schindler, Johnson, or similar

➤ ELECTRICAL

- Electrical points: Ample number of points with Elegant designer modular electrical switches of reputed brand (Great White, Schneider, Anchor Roma or equivalent)
- TV and telephone points shall be provided in the each apartment
- Generator back-up 24-hour DG backup for all common areas, Lifts, Pumps & Lighting for Apartment units
- AC Points – Master bed rooms & living room
- Common areas are provided with aesthetically designed lighting fixtures

➤ Security

- Round the clock security
- Intercom facility
- video door phones provision
- CCTV at key locations for security & monitoring