

Specifications

Structure

- Earthquake resistant RCC frame structure

Walls

- 9" thick brickwork masonry for outer walls
- 4" thick brickwork masonry for inner walls

Plaster

- Plain waterproof punty plaster for internal walls
- Sponge plaster and stone cladding for external walls

Toilets

- Designer tile dado up to 7 ft. height
- Granite stone fascia for door openings
- Wash basins with Italian marble/granite counter or with pedestal
- Pastel colour / white sanitary ware, wall hung commode (Hindware / Parryware or equivalent)
- Cubical Jaquar make or equivalent quality CP fittings
- Single lever hot & cold mixer with overhead shower
- Concealed plumbing with insulation for hot water lines
- Cockroach preventive trap

Kitchen

- Kitchen platform with granite top
- S.S. kitchen single bowl sink with drain board
- Designer tiles dado up to lintel level
- Provision for fixing of water purifier

Utility Area

- Washing arrangement with water line and drain
- Ceramic tile dado up to 3 ft. height
- Inlet - outlet provision for washing machine

Electricals

- Concealed fire resistant high quality copper wiring (Finolex, Johnson or equivalent)
- Ample light points with Legrand make or equivalent modular switches.
- TV point in living & all bedrooms
- Telephone point in living and all bedrooms
- AC point in all bedrooms and living room
- Provision of exhaust fan in kitchen & toilets
- Earth leakage circuit breaker

Flooring

- 36" x 36" imported vitrified tile flooring
- Laminated wooden flooring for master bedroom
- Anti-skid tiles in toilets, balconies & terraces

Doors & Windows

- Teak wood frame with both side teak veneered door panel with melamine polish and cylindrical locks
- Premium quality brass fixtures & fittings
- UPVC windows (Finesta or equivalent)

Finish & paint

- Internal walls finished with smooth coating of cement base putty and three coats of velvet touch paint

Amenities

- All services designed by renowned consultants
- Seismic resistant design
- Concrete / paved internal roads and parking area
- Impressive main entrance & lobbies
- Two car parking
- Two automatic passenger lifts equipped with auto level and power back up
- Mini gymnasium and yoga deck on terrace
- Roof top lit swimming pool with paved deck
- Dedicated intercom connected to the ground floor reception lobby
- Video door phone in each apartment
- Dedicated DTH / cable connectivity.
- Fire fighting system
- Power backup for common utilities
- Two overhead water tanks and one underground water storage tank with corporation and well water supply
- Submersible water pump with water level guard
- Rain water harvesting
- Thermal insulation treatment for roof terraces
- Solar lights pole mounted
- Three phase power supply
- Ample lighting fixtures in common areas
- Durable exterior textured painting
- Waterproofing in all toilets
- Stair treads, risers in marble/granite
- Stainless steel railings in staircase
- Granite window sills
- Lightning arresters
- Security guard room
- Sanitation facilities for drivers and servants
- Anti - termite treatment on plinth level
- Anti - bacteria treatment in water tanks
- Provision for split air conditioners
- Decorative main gate
- Landscaping in common areas and garden in reserve area
- Park furniture for seating