

# SPECIFICATIONS

For better safety, structure designed for the highest seismic considerations of Zone V for high rise structures, against Zone IV as stipulated by the Indian codes

Air Conditioned apartment excluding kitchen & toilet.

Air Conditioned Entrance Halls on ground floor.

Eco friendly environment with Rain Water Harvesting system to recharge aquifer, and use of treated water from STP for flushing and horticulture.

Pre-heated water supply through Solar Water Heaters to Kitchens.

## **Living / Dining / Lobby / Passage**

Floor	Imported Marble
Walls	Acrylic Emulsion paint on POP punning
Ceiling	Acrylic Emulsion Paint
Floor	Laminated Wooden Flooring
Walls	Acrylic Emulsion paint on POP punning
Ceiling	Acrylic Emulsion Paint

## **Kitchen**

Walls	Tiles upto 2' above counter & Acrylic Emulsion paint in balance area
Floor	Anti-skid Tiles
Ceiling	Acrylic Emulsion Paint
Counter	Made in Marble / Granite / Synthetic ston
Fittings / Fixtures	CP fittings, Double bowl single drain board SS Sink, Exhaust fan

## **Balcony**

Floor	Terrazzo tiles / Terrazzo cast-in-situ/ Ceramic tiles
Ceiling	Exterior paint

## **Toilets**

Walls	Combination of Tiles, Acrylic Emulsion Paint & Mirror
Floors	Anti-skid Tiles
Ceiling	Acrylic Emulsion Paint
Counter	Made in Marble / Granite / Synthetic stone
Fixtures/Accessories	Glass Shower-partition in toilets (7'Ht), Exhaust Fan, Towel rail / ring, Toilet paper Holder, Soap dish. All of standard make.
Sanitary ware/ CP fittings	Single Lever CP fittings, Wash Basin, Floor mounted /

	Wall-hung WC of Kohler / Roca / Duravit / Parryware or Equivalent make.
CPVC & UPVC piping for water supply inside the toilet & kitchen and vertical down takes.	
<b>Fire Fighting System</b>	
Fire Fighting System with sprinklers, smoke detection system etc. as per NBC norms	
<b>Doors</b>	
Internal & Entrance Doors	Painted / Polished / frame with Painted/ Polished flush door / Moulded Skin shutters.
<b>External Glazings</b>	
Windows/External Glazing single glass unit with tinted / reflective and / or clear glass with powder coated Aluminum / UPVC Frames in habitable rooms and Aluminium / UPVC frames with clear/ Frosted Glass in all toilets.	
<b>Electrical Fixtures/Fittings</b>	
Modular switches of North West / Crabtree / MK or equivalent make, copper wiring and ceiling light fixtures in balconies.	
<b>Power Back-up</b>	
100 % DG Power back-up as mentioned below:-	
<ol style="list-style-type: none"> <li>1. 2 BHK - Not exceeding 5 KVA per apartment</li> <li>2. 3 BHK - Not exceeding 6 KVA per apartment</li> <li>3. 4 BHK - Not exceeding 7 KVA per apartment</li> </ol>	
DG Capacity shall be at 70% of load factor & 70% over-all diversity for apartments as well as for common areas.	
<b>Security System</b>	
Secured Gated Community with access Control at entrances. CCTV in driveway of Parking Basements, Ground Floor & Basement Entrance Lobbies & inside the car of elevators, one intercom point in each apartment.	
<b>Lift Lobby</b>	
Lifts	Passenger and Service Elevators
Lift Lobby Floors	Combination of Granite /Marble/Tiles
Lift Lobby Walls	Combination of Granite/ Glass/ Acrylic Emulsion Paint on POP punning/ Textured Paint.

**Staircases**

Floor

Terrazzo/Mosaic Tiles/Marble/Kota Stone

Walls

Flat oil Paint

**Club Facility**

Multi Purpose Hall with Banqueting Facility, Card Room, Pool Room, Table Tennis, Gymnasium with Modern Equipments, Massage room, Mini Home Theatre / A.V Room, Swimming Pool with Change Rooms, Kid's Pool.

**Conversion Scale**

1 ft = 304.8 mm