

PREMIUM FLOORS

GENERAL SPECIFICATIONS

MASTER BEDROOM / OTHER BEDROOMS

Flooring

Master Bedroom

Branded Wooden Flooring of **Kronotex** laminate floor from Germany in **(22.4" *13.6"= 303.75)** sq.ft area. And **2*2** tiles in **(6*9.10 =54.6) sq.ft** area.

Bedroom 1

A branded **Beige** tile of **32*64** in the area of **(11.1" *16=177.6 +4.7*6=28.2) 205.8 sq.ft** area

Bedroom 2

A branded **Beige** tile of **32*64** in the area of **(15*12.7=190.5)** sq.ft area and **(6*7=42) sq.ft** wooden tiles in the seating area.

MASTER Bedroom 2

A branded **Beige** tile of **32*64** in the area of **(19.4*13.1=254)** sq.ft area and **(8.3*5.9= 48.97)sq.ft** wooden tile in study area.

Walls & Ceiling

POP based false ceiling with (SAKARNI) POP Punning with Asian premium Paint on wall and high quality of wallpapers

Doors & Windows

Main Door 8' ft high and 4' ft wide, Solid Wood with Wooden Frame

All doors 8' ft high, 1 mm Laminated both sides, with Wooden Frame

Others

Triple Track UPVC Doors Fitted with toughened Glass and Mesh

High Quality Wardrobes – Ample storage

Glass Profile Wardrobes ,Study table and

Tv Cabinets Difference style DECO Polish

12 watt LED Lights and many more light

like Spot light , and wall washers lights

Cove Lights.Top of the line Havells Fans

Smart Door Phone with Camera

Provision for Air conditioners in all rooms

BATHROOMS

Flooring MASTER BATHROOM 1

A BRANDED BT55 2*2 TILES ON FLOORS
in the area of **(12.2*6 =73.2) sq.ft** area

Bathroom 1

A BRANDED BT55 2*2 TILES ON FLOORS
in the area of **(6*8= 48) sq.ft** area

Bathroom 2

A BRANDED BT55 2*2 TILES ON FLOORS
in the area of **(9.7*5.6=54.32) sq.ft** area

Master bathroom 2

A BRANDED Wooden flooring tiles 8*40
in the area of **(10.6*22=231) sq.ft** area

Powder Bathroom

A BRANDED BT55 2*2 TILES ON FLOORS
in the area of **(6.1*6.7=40.87) sq.ft** area

Walls

All bathroom walls with High Quality Tiles
fixed with chemicals for best finish/long
lasting life 32*64

Doors & Windows 8 ft high, 1 mm Laminated both sides,
with Wooden Frame

UPVC Windows

Glass Partitions in bathing area,

Others

**ARTIZE WC , QUEO BASINE,
QUEO SHAWERS, JAGUAR TAP ,
BODY SHAWER JAGUAR AND
HANDSHWAER**

BASINE with counter top

**(Granite, Neno white marble
and Italian marble with PU
Vanity)**

Exhaust Fans, Lights Full Size Mirrors
fitted on Big

LIVING ROOM/AND DRAWINGROOM

Flooring	Italian Marble In both drawing and living area (LIVING ROOM – 25.4*16=406.4) SF (DRAWING ROOM 21.7*21.10= 457.87)
Walls & Ceiling	POP based false ceiling, POP Punning with BEEDING IN DRAWING ROOM Decorative Wooden Paneling on walls and ceiling of drawing room And beautiful wooden work is done in the bar area in drawing room.
Airconditioning	Provision for Airconditioners in all rooms and cassette AC

STILT/BALCONIES/TERRACE/OTHERS

Flooring	Granite / Double Charged Vitrified Tiles
Walls	Gliding Tiles/Emulsion Exterior Paint
Stilt Ceiling	False Ceiling with Lights
Windows	UPVC Windows 12 mm thickness
Main Gate	MS Heavy Gate with 4 Big openings
Lift	KONE Lift – Capacity for 6 passengers, 6 stops
CCTV/Door Phone	CCTV in Common Area, Video Door Phone at the main entrance
Terrace	Beautiful Landscape Terrace garden

KITCHEN

Flooring	Italian Marble
Wall	BRANDED QUALITY TILES OF 2*4
Doors & Windows	Triple Track UPVC doors and UPVC Windows fitted with SS Mesh High Gloss PU Coated Cabinet doors, Tinted Glass, Soft close hinges Breakfast Counter
Fittings	Fully Modular Kitchen fitted with Hob/Chimney (Hafele) Top quality Stainless Steel sink and Jaquar CP Fittings
Airconditioning	Provision for Airconditioners

FRONT ELEVATION

- GLASS RELLING
- GRASS WORK
- ACP WORK (HPL)
- TILES WORK IN TWO DIFFERENT COLOURS OF HIGH QUALITY 2*4
- TEXTURE WORK
- MS WORK

STRUCTURAL SPECIFICATIONS

“Spacious Living”

“High Quality Cabinets”

Earthquake Resistance

Structure	As per highest standards, earthquake resistant, tested and designed for the specified load as per number of floors
PCC	Used below foundation, stilt, terrace and levelling sunken areas, platforms for all fixed wardrobes
Concrete	All slabs and beams, RMC of super grade as specified by structure engineer Columns at site mix concrete
TMT Steel	As per structural drawings in compliance with ISO codes (Rathi)
Brickwork	Top quality bricks of Haryana, steel bars at regular distance in the walls
Plaster	Cement Sand Plaster, mesh at joints, and plastic sheet with adjacent walls of neighboring wall
Floor to Ceiling	Height 9.2 ft
Taraai/Curing	As per ISO specifications to ensure proper strength and avoid cracks
Waterproofing	Dr. Fixit on Terrace, bathrooms, mummy and underground water tanks
Airconditioners	Provision : Coppers Pipes with 10 mm insulation and 4 core wire of 1.5 sq mm thickness. Approx pipe length 30 ft for each Airconditioner indoor and outdoor unit
Anti Termite	Done at plinth level with Bayer Anti Termite Chemical

PLUMBING SPECIFICATIONS

Water Meters	Provision for water meters as per the law
Pipes	Suprme Pipe Fittings, Flexible and with fewer joints to prevent seepage Wastewater and Sewage Pipes - Suprme
Tanks	Underground tanks 5000 liters for each floor, constructing with best quality waterproofing, ceramic tiles mounted walls Overhead tanks 1500 liters for each floor, 7 layers tank, placed on mumty on Terrace as per the law
Rain Water Harvesting	As per standard norms
Taps	In balconies, stilt and terrace
Plumbing Design	Piping is underslung for hygiene and comfortable access, partly sunken slabs, and the entire pipes are camouflaged.
Anti Termite	Done at plinth level with Bayer Anti Termite Chemical

“Premium Quality Concealed Fitting”

ELECTRICAL SPECIFICATIONS

Electricity Meters	Provision for meters as per the law
Connected Load	As per the project service consultant
Wires & Circuits	Fire resistant low smoke wires, copper core) from finolex wire Main panel to Distrubution Board 16 mm wires Light circuit 25 mm wires AC 4 mm wires, 4 core wires Light points, earthing 15 mm wires Power Points, Geysers 4 mm wires TV / Telephone / Internet wiring done with CAT 6
Conduits	Separate conduits for Power and Light Points (BEC/Polycab)
Switches	L & T
Eathing Pit	3 Earthing Pits
MCB/ELCBs & Distribution Board	L & T

“Fire Resistance Low Smoke Wires”