

SPECIFICATIONS

MATERIALS, FITTINGS AND FINISHES.



STRUCTURE

RCC framed structure (Seismic Zone II) with solid block masonry walls.



DOORS

Main Door: 7.5' feet high opening with pre-molded flush shutter and frame in wood, polished on both sides.

Other Internal Doors: 7.5' feet with wooden frames and flush shutters.

Toilet Doors: 7 feet with wooden frame.

External Doors: UPVC frames and sliding shutters for all external doors.



WINDOWS

UPVC Sliding Windows 3 Track framed windows with clear glass and provision for mosquito mesh. Ground Floor units with mild designed enamel painted grills.



FLOORING

Living, Dining: High Quality Vitrified Tiles.

Bed Rooms: Timber Laminated Flooring.

Kitchen, Balconies and Toilets: Anti-skid Vitrified Tiles.

Common Lobbies and Corridors: Vitrified Tiles / Granite.

Common Staircases: Kota Stone / Sadarahalli Granite / Concrete Tiles.

Maid's Room: Ceramic Tiles.



DADO

Kitchen: 2' Ceramic tile above the granite counter.

Toilets: Ceramic tiles on walls up to false ceiling.



KITCHEN

Kitchen Counter: 20mm thick black granite counter.

Stainless Steel Sink: Single bowl and single drain board of reputed make.



TOILETS

Granite wash basin counter in Master Bedroom toilet.

Wash basin with mixer (Hot and Cold) in all toilets, except Maid's Room toilet.

Wash basins, EWCs and overhead shower units of reputed make in all toilets.

CPVC lines for water supply.



PAINTING

Internal Wall and Ceilings: Acrylic Distemper.

External finish: Texture Paint.

Basement: White-wash for ceiling.



ELECTRICAL

1591 SFT: 5 KW power supply and 100% generator back up.
 1885 SFT and 2015 SFT: 6KW power supply and 100% generator back up.
 Standby generator for lifts, pumps and common area lighting.
 Concealed PVC conduits with copper wiring.
 Modular Switches of reputed make.
 TV and telephone points provided in the living area, family area and all bedrooms.
 Provision to install split AC in living area, dining area and in all bedrooms.
 ELCB and individual meters will be provided for all apartments.



SECURITY

24 hours round the clock security personnel.
 CCTV at strategic locations for security and monitoring.



LOBBY

Main Lobby and Staircase Lobby on Ground Floor: Combination of polished granite / marble slabs and vitrified tiles.



LIFTS

2 automatic passenger lifts per tower, including one service lift (Schindler or equivalent make).

AMENITIES & OTHER FEATURES

Piped gas connection from utility to kitchen.
 CCTV provision at main security gate, entry / exit from basements, lobbies and periphery of the development.
 Rainwater Harvesting.
 Hydro-Pneumatic System for water pressure.
 Sewage Treatment Plant.
 Water Purification Plant.
 Children's Play Area, Swimming Pool, Pool Deck, Jogging Track, Seating Arena, Tennis Court, Basketball Court, Arched Plaza, Landscaped Garden and Lawn.
 Club House: Large and Exclusive Club House with features like Table Tennis, Library, Multi-Purpose Hall, Fully Equipped Gymnasium.

The Specifications and Amenities are not a legal offering. The company reserves the right to add, delete or alter any details and/or specifications without prior notice.