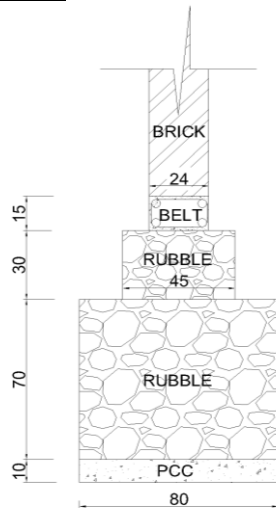


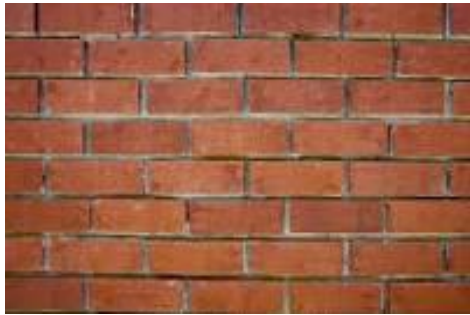
## BUILDING SPECIFICATION\_Rs. 1990/sqft

### Foundation:



- Random Rubble masonry.
- 40 mm coarse aggregate concrete in cement mortar 1:4:8
- PCC for foundation 10 cm thickness
- Cement-Ramco/ Sankar/Dalmia/ Chettinad).

### Structure:



- Country burned brick masonry in cement mortar 1:5 mix.
- RCC for Lintel, Staircase , Ground floor roof slab -1:2:4
- RCC for First Floor slab – 1:1.5:3


### Wall finish :




- All walls are constructed with first class country bricks and cement mortar.
- All walls are plastered and trowel finished.

**Flooring:** Living, Dining, Family rooms, Bed rooms, and Sit outs.



- Size-800x800 vitrified tiles
- Make:Johnson/Nitco/Kajaria/S omany or equivalent
- Rs 60/sq.ft.

<p><b><u>Balcony:</u></b></p>	<ul style="list-style-type: none"> <li>• Anti – skid ceramic tiles</li> <li>• Make: Johnson/Nitco/Kajaria/Somany or equivalent</li> <li>• Rs 50/sq.ft. (If only customer requires)</li> </ul>
<p><b><u>Kitchen/ work area:</u></b></p>	<ul style="list-style-type: none"> <li>• Anti – skid ceramic tiles</li> <li>• Make:Kajaria, Somany, Asian or equivalent</li> <li>• Rs 50/sq.ft.</li> </ul>
<p><b><u>Wall Tiling: Toilet</u></b></p>	<ul style="list-style-type: none"> <li>• Ceramic tiles up to 2.1 meters</li> <li>• Size-600x600</li> <li>• Make:Johnson/Nitco/Kajaria/Somany or equivalent</li> <li>• Rs 50/sq.ft.</li> </ul>
<p><b><u>Kitchen/ work area counter:</u></b></p> 	<ul style="list-style-type: none"> <li>• M. black granite top.</li> <li>• Ceramic tiles dadoing up to 1.50 feet height.</li> <li>• Make: Johnson/Nitco/Kajaria/Somany or equivalent</li> <li>• Rs 50/sq.ft.</li> </ul>
<p><b><u>Sanitary ware :</u></b></p>	<ul style="list-style-type: none"> <li>• Make: Somany/ Simpolo/ Essco/ Eauset</li> </ul>
<p><b><u>Bathroom:</u></b></p> 	<ul style="list-style-type: none"> <li>• Floor mount water closets (Somany / Jhonson) - White colour</li> <li>• Wall hung wash basin. (Somany / Jhonson) –White colour.</li> </ul>
<p><b><u>C.P. Fittings:</u></b></p> 	<ul style="list-style-type: none"> <li>• Pillar cock, Angle valve, Health faucet, Wall mixer inside the toilets except servant's toilet, Over head shower.</li> <li>• Make: Somany, Eauset</li> </ul>

	<ul style="list-style-type: none"> <li>• Pipe and fittings – Kelachandra/ Supreme</li> </ul>
<p><b><u>Kitchen/work area:</u></b></p> 	<ul style="list-style-type: none"> <li>• Sink cock – Somany/ Eauset</li> </ul>
<p><b><u>Water heater:</u></b></p>	<ul style="list-style-type: none"> <li>• Provision for water heater inside master bedroom toilet.</li> </ul>
<p><b><u>Painting:</u></b></p> 	<ul style="list-style-type: none"> <li>• Internal walls with two coats of putty, and one coat of primer and two coats of emulsion.</li> <li>• Exterior walls are finished with primer and two coats of Anti Algal weather proof paint.</li> <li>• Brand- Asian paints/ Nerolac.</li> <li>• Putty for external walls can be done with extra cost.</li> </ul>
<p><b><u>Doors:</u></b></p> 	<ul style="list-style-type: none"> <li>• Teak wood door and frame (100cm x 210cm (7" x 3")) with melamine polish for main door.</li> <li>• Hard wood for all internal doors.</li> <li>• PVC doors and frames for toilets.</li> <li>• Anjili/ Karuva wooden doors with frames with enamel paint finish for external doors.</li> </ul>
<p><b><u>Windows:</u></b></p>	<ul style="list-style-type: none"> <li>• Anjili/ Karuva wood window and frames, grills with enamel paint finish.</li> </ul>

**Stair case:**



- M S railing with wooden handhold.

**Electrical:**



- Three phase electrical supply with meter, DB, ELCB MCB, Concealed copper wiring from finolex or V- Guard with modular switches from Le grand- Mylinc.
- We are providing wiring points & switches for Fittings such as fan, tube provided by the second party.
- Electrical Layout will be given showing all the points that will be provided.
- Provision for Inverter will be given.

**INTERIOR**

**Modular Kitchen :**

- Semi modular kitchen. Hood and hob sold separate. Baskets sold separate.

Land clearing, government approval, 2D drawing, 3D exterior view (1 view) included within project cost.

**Hardware fittings:**

4mm plain glass for windows (Modi/ Saint Gobian/equivalent)

7 lever lock with key, brass tower bolt and brass handle for entrance door

All bedroom doors have stainless steel lock with key, stainless steel tower bolt & handle stainless steel latch for bathroom doors.

Steel window stays HOOK and EYE for windows and ventilators.

An outside stair case from first floor to roof can be provided. (At an extra cost which is not included).

### **In general:**

Two way control for 1 light and fan point in all bed room, and two way control for 1 light in staircase.

Calling Bell : Provision for Door bell.

Cable T V : Provision for connection in dining room.

Telephone : Telephone point in living and master bedroom

Water supply : PVC tank 1000 litre capacity for sintex / goodwill / equivalen

Air Conditioning : Provision for AC in master bedroom.

### **OUR PROJECTS**



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CHIRAYINKEEZHU



NEYYATINKARA