

Specifications:

STRUCTURE	Structure Designed with highest seismic consideration for the zone as stipulated by the BIS Code and for better safety
HEIGHTS	Slab to Slab: Max. 4.15 Mt.
EXTERANAL FACADE	Structural/Curtain Wall Glazing with low energy emission glass
FLOORING	
Ground Floor Lift Lobby	Granite/ Superior Quality Tiles (make – Kajaria,Somany,Cera or HR Johnson)
Typical Floor Lift Lobby	Granite/ Superior Quality Tiles (make – Kajaria,Somany,Cera or HR Johnson)
First Floor Corridor	Granite/ Tiles (make – Kajaria,Somany,Cera or HR Johnson)
Site Walkways	Granite/ Tiles (make – Kajaria,Somany,Cera or HR Johnson)
COMMON LOBBY/AREA	
Wall Finishes	Lift Fascia with Granite/Tile Dado & Acrylic Emulsion Paint on walls
Ceiling Finishes	Gypsum false ceiling and Acrylic Emulsion Paint
ELECTRICAL	
Power Back Up	100% Power backup would be available through Gensets Emergency Light System at Lifts of make Kirlosker/Ashok Leyland/Mitsubishi or equivalent.
Load Available for User	System has been planned to provide adequate load for power
Critical/Emergency Lighting	Emergency lights has been provided for common areas
TOILETS	
	Floor & Walls in Granite/Superior Quality Tiles Pre-Laminated Board Partition Greenlam/Marino Or Equivalent
	Jaquar/Cera/Hindware/Parryware or Equivalent toilet Fitting/Single lever fitting in all common toilets with low flush rates as per Green Building norms.
ELEVATORS/LIFTS	Total 2 Elevation of make Johnson, Schindler/ ThyssenKrupp or similar : For Upper stories
HVAC SYSTEM (optional)	VRV for Cooling as well as heating through temperature control system of Mitsubishi /Samsung/ Equivalent make Fresh Air Provision for all shops and Office(s) & Common Areas for Air-treatment.
SECURITY	
Electronic Surveillance	100 % friendly complex with state of art surveillance & CCTV System (24 X 7) of make HikVision / CP Plus / Dahua / Godrej or Panasonic
FIRE FIGHTING	
Staircase	One Fire Staircase at each level and one additional staircase for upper ground floor shops
Sprinklers	Fully Provided in all part of the building
Fire Safety features	Fire Code Complaint & as per National Building Code of India-2016
Fire Doors	2 Hrs. Fire Rated Doors

WATER SUPPLY	Water Supply would be available through overhead tanks to each floor level. Provision for Pantry and Toilets with all halls. Plumbing material of make – Supreme/Finolex or similar.
SEWERAGE	Building sewerage to be connected to Sewerage Treatment & Recycling Plant.
PARKING	Ample parking space available with mechanical parking system to be installed in ground floor.
COMMUNICATION SYSTEM	Provision and cabling for communication requirements.
SPECIAL FEATURES	The site is surrounded by road on all the side. Landmark property located on main Circle.

DISCLAIMER

The above specifications are only indicative & some of these may be changed in consultation with the Architect or equivalent may be provided at the sole discretion of the Company

FEATURES:

- High-speed elevators
- Connectivity with all means of transportation
- Use of highly efficient Low-e glass
- Entrance foyer and elegant lift lobbies
- Rainwater reclamation system
- Maintenance at affordable rates by agency of international repute
- Power generators installed 100% power back up
- 24x7 security and camera surveillance
- Ample natural light to all commercial spaces.
- Low energy consumption
- Clean floor plates for better planning
- Provision for toilets and pantry with all halls
- Air-conditioned lobbies and common passages
- Provision for EV Charging