

Specifications for Sai Dham Residency

Living/ Dining/ Passage/ Lobby

Floor Italian Marble /Larger Size **4'x2.8'**Double Charged Nano Polished Vitrified Tiles/ Wooden flooring AC-4 Grade – 12mm.

Walls Acrylic emulsion paint on Birla/JK wall putty punning on P.O.P base.

Ceiling Acrylic Emulsion paint with POP cornices with limited false ceilings.

Bedrooms

Flooring Master Bed Laminated Wooden Flooring of AC-4 Grade – 12mm.

Flooring Bedrooms Double Charged Nano Polished Vitrified Tiles 32" x 32" or 3' x 2'.

Walls Acrylic emulsion paint on Birla/JK wall putty punning on P.O.P. Base.

Ceiling Acrylic Emulsion paint with POP cornices.

Kitchen

Walls Tiles up to 2'-0" above counter and Acrylic Emulsion paint in the balance area.

Floor Anti-Skid Vitrified Tiles / Double Charged Vitrified Tiles.

Ceiling Acrylic Emulsion paint with POP Cornices.

Counter Granite Working Top.

Fittings / Fixtures CP fittings with CPVC pipes and Double bowl SS Sink.

Kitchen Appliances ***Fully equipped Modular Kitchen with 3Burner Cook top, Chimney, RO water filter system of a standard make.***

Balcony

Floor Anti-Skid Tiles Vitrified Tiles

Ceiling Exterior paint.

Railings Steel Decorative Railings.

Toilets

Walls	Combination of Tiles up to door level and Acrylic Emulsion paint in the balance area.
Floor	Anti-skid Ceramic Tiles
Ceiling	Acrylic Emulsion paint
Fixtures / Accessories	Towel rail, Soap dish, glass shelves and Mirror of standard make.
Sanitary ware/ CP	Single Lever CP fittings, Wash Basin Table Top& WC wall hung, Health.
Fittings	Faucet/jet, of Jaquar/ Hindware/ Cera / Grohe or equivalent brands.
Plumbing	CPVC piping for hot and cold water supply inside the toilets &UPVC pipes for stacks.
Fire Fighting System	Fire Fighting System as per NBC 2005 norms.

Structure

Earthquake Resistant RCC Framed Structure Designed by Qualified Structural Engineers

Doors

Internal Door	35mm thick8'-0" height Painted Hardwood frame with pre Laminated doors With Godrej Mortise Locks and Stainless Steel Hardware.
Main Entrance Door	40 mm thick8'-0" Polished Hardwood Frame with Prelaminated Doors with GodrejMortise Locks and Stainless Steel Hardware.

External Glazing's

Windows / External glazing's	Energy Efficient, Sound insulating glass units with - tinted /reflective glass Withpowder coated aluminum/UPVC heavy sections floor to ceiling height windows.
-------------------------------------	--

External Elevation

Weather proof External Paints.

Electrical Fixtures/

Modular switches of Northwest/ Crabtree/Havells/Philips/L&T or equivalent standard make with copperwiring.

Fittings

Led light fittings with all the piping only and wiring for AC.

Security System

Secured Gated Community with access Control at Entrances with internal Security system along with C.C. Camera and EPABX systems for internal Communication with smart home technology.

Staircases

Floor

Granite/Marble with combination of steel railings

Walls

Acrylic Emulsion paint

Salient Features

- A.D.A. Approved.
- Earthquake Resistant R.C.C Framed Structure Designed by Qualified Structural Engineers.
- Fire Fighting equipment as per National Building Code (NBC) 2005.
- Rain Water harvesting.
- Single Gated Entry with security systems, close circuit cameras along with EPABX System.
- 24/7 Security Intercom Facility for extra Security.
- 2 and 3 B.H.K. Spacious Luxury High End Finished Semi Furnished Smart Flats.
- Complete Equipped Modular Kitchen with Cook top, Smoke Chimney & R. O. Water Filter.
- 8 Feet High 35mm thick internal doors and 40mm thick Decorative external Main Door.
- Big Heavy Duty Aluminum /UPVC Windows floor to Ceiling Height.
- Inverter wiring in Full Flat.
- Copper piping for Air Conditioning provided in all flats and ¾-Star Split Air Conditioners also available on additional attractive prices.
- Lifts: High Speed Automatic Door for passenger & Separate service Lift in each block.
- Full Power Backup for Common Services and optional Power Backup available on Demand at additional cost.
- Reception Area/ Waiting Lounge for Visitors.
- Solar Panels for compound common light and for Power Backup Also.
- More Than 70% open Area.
- Jogging Track.
- Temple.
- WIFI Zone.
- Ample Reserve Parking for Residents and Visitors.