

SPECIFICATIONS OF PROJECT

DETAILS	SOUTH - X MALL
TOTAL NO.OF SHOPS	818
NO. OF FLOORS	Two Basement (Parking) ,One basement (L.G.) Shops , Ground, First, Second (Shopping Floors),Third Floor (Food Court,Resturant ,Entertainment and Shopping), Fourth & Fifth Floor (Multiplex Lobby,Multiplex , Resturants,shops,Entertainment,Business Facility, Multipurpose hall / Banquets), 7th to 25 Floors (Office/Business Suite) etc.
NO. OF SHOPS PER FLOOR	
Basement (L.G.)	206 Shops , Kiosk -25 no.
Ground Floor	162 Shops (Approx.)
First Floor	166 Shops (Approx.)
Second Floor	166 Shops (Approx.)
Third Floor	100 Shops (Approx.)
Fourth Floor	6 Screen multiplex ,14 Resturants ,9 Shops
Fifth Floor	Multiplex exit , Food ,Entertainment ,Business Facility floor, 6 Nos.Multipurpose hall /banquet hall
Sixth Floor	Projection Room of multiplex , Usable terraces of multipurpose hall /banquet/resturant , service floor for business
Seventh Floor - 25th Floor	Business Suite - 336 Nos.
	Typical Business Suite floor (7th to 10th ,12th to 17th , 19th to 24th)
	Non Typical business Suite Floor with refuge Area (11th ,18th ,25th)
PROJECT CONSULTANTS	
Construction methodology	Aluminium Formwork / Conventional System
Services Consultant	Consumate Engineering services Pvt. Ltd.
Structure Design Consultant	Optimum Design Pvt. Ltd.
Structure Proof Consultant	Isha Consultants Pvt. Ltd.
Design Architect	Atwin Architects
VITAL PROJECT RELATED INFORMATION	
Air Conditioning	DX System of Air conditioning for Shops Only. No Split AC/ window AC will be allowed. Separate Central AC Plant for Food Court & Multiplex
CEILING HEIGHT	14'-0" Clear Height (Floor to Slab bottom) for Shopping, Food Court area (Ground-Fifth Floor), 13'-0" Clear Height (Floor to Slab bottom)for Lower Ground and 11'-0" Clear Height (Floor to Slab bottom)for Business Suite Area.
LIFTS AND ESCALATORS	
	Separate Lifts - 4 No. for Shopping Area . (Make : Otis / Schindler / Thyssen Krupp / Kone / Equivalent)
	Separate Lifts- 4 No Passenger lift & 1 service lift for Office/Business Suite. (Make : Otis / Schindler / Thyssen Krupp / Kone / Equivalent)
	Specification of Lifts-SS Finish from inside and outside
LOBBY AND COMMON AREAS	
FLOORING	Granite Flooring (Shivakashi Gold / Sadarali / Black /Steel Grey / Equivalent)

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CEILING	Exposed RCC with running Service Area
PAINTING	OBD Paints (make: ICI dulux / Asian / Berger or equivalent quality) and Exposed Services.
RAILING	SS Railing With Glass/ SS Tube
ESCALATORS	Total 4 Nos Escalators on each floor Lower Ground to 2nd Floor for upward & downward movement (Make : Otis / Schindler / Thyssen Krupp / Kone / Equivalent)
WALLS	Plastered Walls with Granite finishing up to 4'-0".
ELECTRICITY	Common Area and Corridor Lighting
FIRE FIGHTING	As Per Fire NOC
STAIRCASE	Granite Flooring (Shivakashi Gold / Sadarali / Black /Steel Grey / Equivalent)
LIGHTING	Tube light / Ceiling Mounted LED Light Fixture
COMMON TOILETS	
Male, Female And Divyang Toilet on each floor	
FLOORING	Granite Flooring (Shivakashi Gold / Sadarali / Black /Steel Grey / Equivalent)
PAINTING	OBD Paints (make: ICI dulux / Asian / Berger or equivalent quality) and Exposed Services.
WALL CLADDING	Granite Dado (Shivakashi Gold / Sadarali / Black /Steel Grey / Equivalent)
W.C	European WC / Floor / Wall Mounted
CP FITTING	Chrome Plated
BASEMENT AREA	
ROAD AND PARKING	VDF Trimix Concrete Flooring
LIGHTING	Tube light / Ceiling Mounted LED Light Fixture
COMMON PARKING	As per Drawings
RAMP	Chequered Tiles / Trimix Concrete Flooring
SHOPS	
FLOORING	RCC Slab - Ready to receive any flooring by Owner / Buyer .
WALLS	75~100 mm thk Dry Wall / Brickwork (Fly ash brick), Single coat of white cement paint.
CEILING	Exposed RCC Ceiling (No Furnishing)
DOORS	M.S Rolling Shutters on opening fixed inside of the shop front.
ELECTRICITY	One DB as per required load will be provided. Separate meter for Power Backup. Main Electrical Connections from NPCL directly by Buyer.
FIRE FIGHTING	As Per Fire NOC
BUISNESS SUITES	
FLOORING	RCC Slab - Ready to receive any flooring by Owner / Buyer .
WALLS	75~100 mm thk Dry Wall / Brickwork (Fly ash brick), Single coat of white cement paint.
CEILING	Exposed RCC Ceiling (No Furnishing)
DOOR AND WINDOWS	uPVC three tracks channel, both side sliding door with 5 mm thick toughened plain glass with one SS Jali net door (Make Okotech / NCL Wintech / AMD / Prominence / Equivalent) for Business Suites

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FIRE FIGHTING	As Per Fire NOC
LANDSCAPING	
HARD LANDSCAPE	Tiles / Trimix Concrete /Pavers /Kerb Stone/Chequered Tiles
SOFT LANDSCAPE	Natural Grass / Artificial Grass pad /Shrubs /Plants /Trees
LIGHTING	As per Design
ESS AND DG (MAX. CAPACITY)	
DG SET	As Per Load Requirement
TRANSFORMER	As Per Load Requirement. Multi-point Electrical Connection directly from NPCL by the Buyer
STP	
Capacity (IN BASEMENT)	As per Design (Area Approx. 220 Sqm)
ELECTRICITY PANEL (IN BASEMENT)	As per Design (Area Approx. 107 Sqm)
FLOORING	IPS Flooring
WALLS	OBD Paints (make: ICI dulux / Asian / Berger or equivalent quality) and Exposed Services.