

AIH REALTY PRIVATE LIMITED

(CIN: U68200UP2024PTC207962)

Reg Office: 209, Second Floor, situated at Vardhman Tower, Commercial Complex Plot No. 16-17-18,
Preet Vihar, Delhi – 110092

Corp. Office: B-9, Sector -67, Noida, U.P-201301

Tel No. 0120-24336670 | Email Id: mail@karyan9.com

PROJECT SPECIFICATIONS

KARYAN NINE situated on the Khasra No/ Plot no. 957 of village MEHRAULI, NH-09 (Old NH-24), Tehsil & District GHAZIABAD

DETAILS	KARYAN NINE, Khasra No/ Plot no. 957, village MEHRAULI, NH-09 (Old NH-24), Tehsil & District GHAZIABAD
TOTAL NO. OF SHOPS	53
TOTAL NO. OF STUDIOS	271
NO. OF FLOORS	Basement (Parking), Lower Ground, Upper Ground, First(Shopping / Party halls) Second to 12th Floor, (Studio)

NO. OF SHOPS PER FLOOR	
BASEMENT FLOOR	Parking
LOWER GROUND FLOOR	22 Shops
UPPER GROUND FLOOR	19 Shops, 2 Community Halls
FIRST FLOOR	12 Shops, 2 Party Halls
SECOND FLOOR	25 Studio
THIRD FLOOR	25 Studio
FOURTH FLOOR	25 Studio
FIFTH FLOOR	25 Studio
SIXTH FLOOR	23 Studio
SEVENTH FLOOR	25 Studio
EIGHTH FLOOR	25 Studio
NINTH FLOOR	25 Studio
TENTH FLOOR	25 Studio
ELEVETH FLOOR	23 Studio
TWELFTH FLOOR	25 Studio

PROJECT CONSULTANT

CONSTRUCTION METHODOLOGY	Conventional Method
DESIGN ARCHITECT	Creteive Line - Ar. Navdeep
STRUCTURAL CONSULTANT	RD Chaudhary Consultants, Mumbai

VITAL PROJECT RELATED INFORMATION

AIR CONDITIONING	DX System of Air Conditioning for Shops.
CEILING HEIGHT	4.5m. Height (Finished Floor to Finished Floor) For Each Basement Stack Parking. 4.2m. Height (Finished Floor to Finished Floor) For Shopping L.G.F. 5.1m. Height (Finished Floor to Finished Floor) For Shopping U.G.F. 4.0m. Height (clear) For Shopping FIRST FLOOR. 3.0m. Height (Finished Floor to Finished Floor) For Studio SECOND To TWELFTH FLOOR.

LIFT AND ESCLATORS

Lift 1 To 6	Basement to Top Floor (Make: Otis /Schindler/Thyssen Krrup/Kone/Equivalent/ECE)
ESCLATORS	4 nos for shopping area (Make: Otis /Schindler/Thyssen Krrup/Kone/Equivalent)

LOBBY AND COMMON AREAS

FLOORING	Granite Flooring/Tiles (Shivakashi/ Sadaraali/ Black/ Steel Grey/ Equivalent)
CEILING	Designed False Ceiling with Lighting.
PAINTING	OBD Paints (make: ICIC dulux/ Asian/ Burger or equivalent quality) and Exposed Service
RAILING	Railing with Glass /SS Tube /MS Tube
WALLS	Plastered Walls with granite up to 4'- 0" As Per Design.
ELECTRICITY	Common Area and Corridor Lighting.
FIRE FIGHTING	As Per Fire NOC.
STAIRCASE	Granite Flooring/Tiles (Shivakashi/ Sadaraali/ Black/ Steel Grey/ Equivalent)
LIGHTING	Tube Light / Ceiling Mounted LED Light Fixture

COMMON TOILET

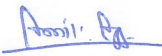
FLOORING	Male and Female & disabled Toilet on U.G. Floor & First Floor
PAINTING	Granite Flooring/Tiles (Shivakashi/ Sadaraali/ Black/ Steel Grey/ Equivalent)
WALL CLADDING	OBD Paints (make: ICIC dulux/ Asian/ Burger or equivalent quality) and Exposed Service
WC	Granite / Tiles Dedo (Sadarali / Black/ Steel Grey / Equivalent)
CP FITTING	European WC / Floor / Wall Mounted
SHOPS	Chrome plated

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SHOPS	
FLOORING	RCC Slab-Ready to receive any flooring by Owner / Buyer.
WALL	75 mm thick Dry Wall / Brickwork(Fly Ash Bricks), Single Coat of White Cement Paint.
CEILINGS	Exposed RCC ceiling (No. Furnishing)
DOORS	M.S./ Polycarbonate Rolling Shutters.
ELECTRICITY	Single Point Distribution for main electrical connection up to Shops.
FIRE FIGHTING	As Per Fire NOC.
RESTAURANTS	
FLOORING	RCC Slab-Ready to receive any flooring by Owner / Buyer.
WALL	75 mm thick Dry Wall / Brickwork(Fly Ash Bricks), Single Coat of White Cement Paint.
CEILINGS	Exposed RCC ceiling (No. Furnishing)
DOORS AND WINDOWS	UPVC, UPVC, Wooden door (All External Doors)
ELECTRICITY	Single Point Distribution for main electrical connection up to Restaurants.
FIRE FIGHTING	As Per Fire NOC.
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
LANDSCAPE	
HARD LANDSCAPE	Tiles / Trimix Concrete /Pavers / Kerb Stone / Chequered Tiles
SOFT LANDSCAPE	Natural Grass / Artificial Grass pad /Scrubs / Plants / Trees.
LIGHTING	As Per Design
ESS AND DG (MAX. CAPACITY)	
DG SET	As per Load Requirement
TRANSFORMER	As per Load Requirement

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