

KAMROOP PROMOTERS LLP

Reg. Office: SKA Group, Anthurium Tower, 12th Floor, Sector-73, Noida, Gautam Buddha Nagar,
Uttar Pradesh- 201301

LLPIN-ABA-9669, Email id- lnjha@yahoo.co.in

SKA "CALISTO" ON PLOT NO.-GH-3C, SECTOR-2, PINEWOOD ENCLAVE WAVE CITY -GZB (UP).

Specification of Project-

Total No.of Flats	464
No.of Floors	3Basements + Ground Floor + 31Fl. (ATHENA). 3Basement + Ground Floor + 32fl. (APOLLO)
No. of Flats per Floor	8 Nos. (ATHENA & APOLLO)
No.of Lifts per Block.	5 Nos. (ATHENA & APOLLO) (5 nos.13 PASSAGENGERS)
	External Door- MS Painted. Internal Car-Stainless Steel Wall & Granite Stone Flooring. Speed – 2m/second

1. Entrance Lobby of Blocks

a) ATHENA

- I. Ground Floor Entrance Lobby
- II. Basement-1, Basement-2, Basement-3 Lobby

Flooring – Marble / Vitrified Tiles
Ceiling - POP False Ceiling / Grid False Ceiling
Painting – Plastic Paint
Lift Facia – Stone /Tiles
Lighting – Ceiling Mounted Light Fixtures
Door – S.S Doors/ Aluminium Doors

b) APOLLO

- I. Ground Floor Entrance Lobby
- II. Basement-1, Basement-2, Basement-3 Lobby

Flooring – Marble / Vitrified Tiles
Ceiling - POP False Ceiling / Grid False Ceiling
Painting – Plastic Paint
Lift Facia – Stone /Tiles
Lighting – Ceiling Mounted Light Fixtures
Door – S.S Doors/ Aluminium Doors

2. Staircase -

- a. Flooring – Marble Stone Flooring (Staircase No-1).
Concrete / IPS Flooring (Staircase No.2)
- b. Painting – OBD Paint.
- c. Railing – MS Railing.
- d. Lighting – Ceiling Mounted Light Fixture/Tube Lights

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3. Terrace

- a. Flooring – Tiles / Trimix Concrete
- b. Painting – Texture Paint
- c. Parapet – R.C.C / M.S Railing
- d. Water Tank – R.C.C

4. Visitor's / Differently Able Toilet-

- a) One for each block.
- b) Flooring - Tiles.
- c) Painting - OBD.
- d) Wall Cladding - Tiles.
- e) W.C. - European WC.
- f) CP Fittings - Chrome Plated.

5. Basement Area – Basement-1, Basement-2, Basement-3.

- a. Road & Parking - Trimix Concrete Flooring.
- b. Lighting - Ceiling Mounted Light Fixture.
- c. Normal Parking size – 13.75 sq.mt. (2.50 X 5.50 MT.)
- d. Back to Back parking – Small – 22.50 sq.mt. (2.50 x 9.00 MT.)
Large- 27.50 sq.mt. (2.50 x 11.0 MT.)

6. Visitor Parking

- 35 Visitors Parking for each Block.
- 4 Disable person parking for each Block.

7. Club - Consist of:

A. Reception Lobby

- ☐ Flooring – Vitrified Tiles / Marble Stone
- ☐ Ceiling – Pop False Ceiling/ Grid False Ceiling
- ☐ Walls – OBD Paint/Wall Paper

B. AV ROOM

- ☐ Flooring – Vitrified Tiles / Marble Stone /Carpet.
- ☐ Ceiling – Pop False Ceiling/ Grid False Ceiling
- ☐ Walls – OBD Paint/Wall Paper

C. Community Hall with male/female toilet.

- ☐ Flooring – Vitrified Tiles / Marble Stone
- ☐ Ceiling – Pop False Ceiling/ Grid False Ceiling
- ☐ Walls – OBD Paint/Wall Paper

D. Gym - 1 No.

- ☐ Flooring – Vinyl / Rubber Flooring
 - ☐ Wall – Mirror / OBD Paint / Wall Paper
 - ☐ Ceiling – Perforated Gypsum Tiles / POP False ceiling
- ☐ Equipment - Treadmill-4 No., Bikes-4 No., Benches-4 No., Dumble with Rack-2 Sets, MultiPress-1 No., Leg Press-1 No., Handpress-1 No.)

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E. Yoga and aerobics area

- ☐ Flooring – Vitrified Tiles / Marble Stone
- ☐ Wall – Mirror / OBD Paint / Wall Paper
- ☐ Ceiling – Perforated Gypsum Tiles / POP False ceiling

F. Toddler Zone

- ☐ Flooring – Vitrified Tiles / Marble Stone
- ☐ Ceiling – Pop False Ceiling/ Grid False Ceiling
- ☐ Walls – OBD Paint/Wall Paper

G- VIRTUAL GAME ROOM

- ☐ Flooring – Vitrified Tiles / Marble Stone /Carpet.
- ☐ Ceiling – Pop False Ceiling/ Grid False Ceiling
- ☐ Walls – OBD Paint/Wall Paper

H. Male and female toilets.

- ☐ Flooring – Vitrified Tiles / Marble Stone
- ☐ Ceiling – Pop False Ceiling/ Grid False Ceiling
- ☐ Walls – OBD Paint/Wall Paper

8. **Swimming Pool with**

- ☐ Depth – 0.30 to 1.2m
- ☐ Finishes – Tiles / Stone

Infinity Edge

Kid's pool

Outdoor Jacuzzi

- ☐ **Pool Deck**
- ☐ **Changing Room Male/Female - 1 No. Each**

9. **Landscaping** - includes:

- ☐ Hard Landscape – Driveway / Tiles/Trimix Concrete/Pavers/Kerb-Stone/Chequered Tiles
- ☐ Soft Landscape:-Natural Grass/Artificial Grass pad/ Grass Lawn/Shrubs/Plants/Trees
- ☐ Lighting – Pole Light
- ☐ Kids Play Area- 1 No.
(Toddler Multi Play Station-1 No. /Parallel Bars-1 No. / Four Seater Seesaw Hugo-1 No./Triangular Climber Hugo-1 No./Merry Go Round-1 No./Sitting Pods Hugo-1 No./ Fierro A Swing- 1 No.)
- ☐ Badminton court- 1 no.
- ☐ Pickle Ball court – 1 No.
- ☐ Jogging Track.
- ☐ Open Gym

10. **ESS & DG (Maximum Capacity).**

- ☐ DG Sets – 750 KVA – 1 Nos. & 500 KVA- 1 Nos.
- ☐ Transformers – Total 16X00 KVA.
- ☐ Online Solar Power System of 16 KW Capacity

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11. Organic Waste Compost Plant (In basement)

12. STP – 230 KLD – 1 Nos. (In basement)

13. R.W.A Room/Maintenance Room/ Maint. Store/MISC. Store/Landscape Store– (In basement)

14. L.T Panel Room - (In basement)

- ☐ Flooring – IPS
- ☐ Walls – OBD Paint

15. Tank & Pump Room (In basement)

- ☐ Hydro Pneumatic Pump for domestic Water Supply - 1No-150 LPM
- ☐ Hydro Pneumatic Pump for Recycle Water Supply - 1 No-100 LPM
- ☐ Fire Pump as per Fire Norms

16. Meditation room

- ☐ Flooring- Tiles and Marble floors
- ☐ Walls – OBD Paint

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SPECIFICATIONS OF FLAT FOR "SKA-CALISTO" PROJECT **AT PLOT NO. GH-3C, SECTOR-2, PINWOOD ENCLAVE** **WAVE CITY-GZB (UP)**

FLOOR TO FLOOR HEIGHT:

3.30 MT. (11'-0")

STRUCTURE:

Earthquake resistant frame structure with shear walls, and all internal and external walls are of RCC (no brickwork and plaster) using international construction technology designed by experienced structural engineers and proof checked by reputed engineering collage.

FLOORING:

- Digital vitrified tiles (800 x 1600 mm) in Living, dining, kitchen, Ent. Lobby, bed rooms (Except Master bed room) Wooden Laminated flooring in Master bed room.
- Ceramic tiles (600 x 600 mm) in toilets & balconies.

WALLS, CEILINGS & WOODWORK.

- False ceiling in corners of Living room.
- POP/Gypsum plaster finish walls with Plastic paint in pleasing shades.
- Wardrobe (laminated particle boards) one in all bed rooms.

KITCHEN:

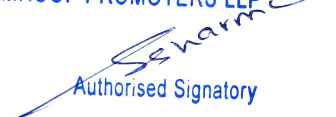
- Modular kitchen with accessories and Nano tiles full body / granite top along with stainless steel sink.
- Individual RO water unit 1 no. having storage capacity of 6 ltrs.
- Ceramic tiles on 600 mm dado above working platform and 1450 mm from floor on remaining walls.
- One extra stainless steel sink in service balcony.

DOOR AND WINDOWS:

- Outer doors and window UPVC / aluminum power coated of 2400 mm height.
- Internal wooden frames made of WPC/ Hard wood/Engineering wood door frame.
- All door shutters are laminated flush shutters of 2400 mm height.

MASTER TOILET:

- Plumbing done with prince/astral or equivalent CPVC/PVC pipe.
- Wall mounted EWC.
- Granite/Nano tile full body counter top wash basin / vanity wash basin.
- Wall Tiles (300x600mm) up to 2400mm height.
- Somany, Hindware, Supreme, Jaguar or equivalent CP fittings.

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OTHER TOILETS:

- Plumbing done with prince/astral or equivalent CPVC/PVC pipe.
- Ceramic sanitary ware.
- Wall tiles (300 x 600 mm) up to ceiling height.
- Somany, Hindware, Supreme, Jaguar or equivalent CP fittings.

ELECTIRCAL:

- Adequate light & power points in wall & ceiling.
- ISI mark, fire retardant copper wire in PVC conduits with MCB.
- Modular switches, Conduits for DTH connection.
- Intercom facilities for communication with lobby, main gate and other apartments.

RAILINGS:

MS/ RCC Railing in Balconies.

SAFETY AND SECURITY:

- Video phone on main door.
- Provision of optical fiber network, video surveillance system with CCTV cameras for boundary wall, entrance lobbies and main gate.
- Fire prevention, suppression, detection and alarm system as per fire norms.

WATER CONSERVATION:

- Rain water Harvesting.
- Efficient low flow plumbing fixtures.
- Reuse of STP water for flushing and landscape to minimize potable or ground water usages.

ENERGY EFFICIENCY:

- LED based lighting in common areas.
- Online solar system for basement lighting.
- Heat reflective glass in External Doors and windows.

WASTE MANAGEMENT:

- Multi-color bins for waste segregation at source.
- Organic waste composter on site for composting.

EXTERNAL WALL:

- Texture paint.

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