

The Courtyard Shantipuram

Project Specifications:

- ADA approved Flats on Freehold Land in prime location
- More than 7000 sft. of Landscaped Park Area with Gazebos and Benches
- Reserved Basement / Stilt Car Parking for every Flat
- 24 hours water supply through 6” borewells
- 24 hours power backup for lifts, water pumps, lighting in common areas
- Security system with CCTVs and 24 hour Security Guards and Boom barrier at the entrance
- Automatic Passenger Lifts of Reputed make for 10 -14 people each
- Fire-fighting systems with electronic alarm
- Anti-termite treated building
- Provision for rain water harvesting
- *Outdoor Gym*
- *Amphitheatre*
- *Acupressure/Reflexology Pathway*
- *Rooftop Cafeteria*
- *Table Tennis/Carrom/Chess/Indoor Games Room*
- *Skate Park*
- *Rubber Floored Outdoor Kids Play Area (Open)*
- *Rubber Floored Indoor Kids Playroom*
- *Ambient Music in Garden Area for Morning/Evening walks*
- *Dedicated Walking/Jogging track*
- *Video Door phone with direct guard room connectivity*

1. Floor Tiles

- Bed Room/Drawing Room (2.5 x 2.5 or 2 x 4 size)
- Kitchen/Balcony (1x1 or 16"x16" size)
- Bathroom - (1x2 or 2x2 size)

2. Wall Tiles - Bathroom/Kitchen backsplash (1x1 or 1x2 or 2x2 size)

3. Windows - Fenesta windows in Satin white finish with wire mesh in drawing room window and 2 track channel in all other sliders/windows

4. Doors - Skin door with matching door frame

5. Bathroom

- Ceramic WC and Wash Basin
- CP fittings of Jaquar/American Standard/Grohe
- Complete Bath accessories - towel holder, clothes hook, paper roll holder (SS 304 grade)

6. Kitchen

- Custom Kitchen in Plyboard with SS 304 baskets & premium hardware (Godrej or similar)
- Sink - Single Bowl with Drainboard (Nirali/Jayna/Carysil)
- Slab - Granite
- Sink Mixer - Jaquar/American Standard/Grohe
- Back splash - (1x2 or 2x2 size)

7. Electrical

- Wiring as per architect drawing (Polycab/KEI)
- Switches as per architect drawing (L&T/Schneider)
- Main panel with MCBs outside flat
- Video Door Phone

8. Paint - Plastic Paint on All Walls/Ceilings (Asian/Nerolac/Berger)