

GENERAL SPECIFICATIONS FOR MULTISTORY RESIDENTIAL BUILDINGS

For EWS & LIG Flats

| S.NO. | Items | Description |
|-------|--|--|
| 1 | 2 | 3 |
| 1- | Foundation | |
| | Foundation | As per structural requirements |
| 2- | Superstructure | |
| | Multi-storey structure | RCC frame with RCC walls |
| | For composite structure load bearing RCC structure | RCC wall with MIVAN shuttering |
| | Internal Partition | As per design with RCC wall |
| | Sunken floor for toilets with four course waterproofing treatment | Sunk recess in RCC floor of required size and depth for floor trap and W.C. traps |
| 3- | Doors and windows (a) frames (Except of toilets /bath & WC) | |
| | i)Door | Chemically Treated hard wood external entrance door frame will have double frame will have double rebate or sub frame for double doors i.e. main. For internal doors single rebate frames. |
| | ii)Window | Chemically Treated Hardwood /uPVC extruded frame sections with minimum wall thickness of 2.0mm /powder coated or colour anodized aluminum extruded tubular sections/ engineered wood sections along with the provision of sub frame of suitable material. |
| | iii)Doors & windows of toilet/bath /WC | Chemically Treated Hard wood /uPVC extruded frame sections with wall thickness minimum 2.0mm/ FRPIPVC, compatible to doors shutters |
| | (b) Shutters | |
| | i)Main door/external door shutters | Double shutters, one mild steel (Hot Dip Galvanized) grill door with mosquito proof stainless steel Wire mesh of SS-304 grade (Powder Coated), painted and other 35 mm thick factory made flush door shutter both side commercial veneered and painted. (including necessary lipping) |
| | Bath ,WC & toilet door | 25 to 30mm thick, FRP/PVC panelled doors. |
| | Other doors | 35 mm thick factory made flush door shutter. |
| | c)Window shutters | Double shutter one glazed shutters with frames of/powder coated or colour anodized aluminum extruded tubular sections/ uPVC extruded profiles of minimum wall thickness of 2 mm/30 mm thick 2 nd class teak wood with glazing of float glass and with / without reflective coating glazing of float glass and other shutter with stainless steel SS-304 grade wire-mesh in Place of glazing |
| | d)Hardware & Fittings Main units | Powder coated or colour anodized aluminum/stainless steel Fittings SS-304 grade. |

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| 4- | FLOORING,SKIRTING & DADO | |
| | a)Flooring Living/drawing room, dining & family lounge, Bed room | Vitrified tile flooring of size not less than 600x600 mm |
| | Kitchen counter | 18 mm thick pre-polished granite with nosing as per design |
| | Common circulation area | 20to25mmthickKotaStonepolished/vitrified tiles in all design sand shades of size not less than 600x600 mm. |
| | Main Staircase | 20to25 mm thick Kota stone in single length of treads & risers. |
| | Lift area | Facia in front of Lift &Front Flooring will be with granite stone. |
| | Toilets/bathroom/WC Floor | Glazed ceramic anti-skid of size not less than 300x300 mm. including grouting the joints. |
| | Skirting in rooms and other areas | 100 to 150mm high skirting matching the floor material. |
| | Kitchen dado | Ceramic glazed/vitrified tiles of size not less than 200x300 mm. |
| | Toilets/bathrooms/WC dado | Ceramic glazed/vitrified tiles of size not less than 200x300 mm upto 1.50m height. |
| 5- | | |
| | (a)Railings in balconies | Clear 1.00 m high MS Railing made out of MS flats and square bars with 40mm dia MS pipe hand rail on top(as per approved design) |
| | (b)Parapet on terrace | 1200/150mm thick R.CC wall top up to 1.00m clear height |
| 6 | | |
| | (a) Internal finishes | All walls & ceiling to be treated with 2mm thick POP (one time only) and painted with low VOC acrylic washable distemper. Synthetic enamel paint on all wood works and steel works |
| | (b) External finishes | Quartz reinforced texture acrylic paint finish/Premium acrylic smooth water proof exterior finish over cement-based putty / Washed mosaic plaster in premium cement. Synthetic enamel paint on all wood work & steel work |
| | (c) Kitchen sink | Stainless steel A ISI 304 Grade (18/8) kitchen sink |

SCALE OF AMENITIES FOR SANITARY AND WATER SUPPLY FITTING

| S.NO. | Items | Description |
|-------|--|--|
| 1 | 2 | 3 |
| 1 | Sanitary Fittings | All Sanitary ware & fitting to be provided parry or equivalent brand & design as approved. |
| 2 | Water Supply Pipe | All pipes will be use ISI mark C PVC as per approved |
| 3 | Sanitary Pipe | All Sanitary pipe & fitting SWR ISI mark as per approved |
| 4 | EWC /WC with trap (EWC with seat rim and cover)and low level dual flushing cistern. | One in each toilet |
| 5 | Water jet with WC. | Water jet /Health faucet with each WC |
| 6 | Wash basin with CP brass basin mixture for hot &cold water, single lever quarter turns type. | One in each toilet & one in dining area as per design. |
| 7 | Shower with CP brass diverter /mixture single liver type for hot & cold water | One in each toilet/bath |

SCALE OF AMENITIES FOR ELECTRICAL INSTALLATION

| S.NO. | Items | Description |
|-------|---|--|
| 1 | 2 | 3 |
| 1 | Load | 2 KW |
| 2 | Power plug Points (16A6 pins) | 2 in each room 1 in kitchen 1 in utility area. |
| 3 | Light plug points (6A) | 2 in each room 1 in kitchen 1 in balcony area. |
| 4 | Ceiling fans Points | 1 in living room1 ineachbedroom. |
| 5 | Call bell points | 1 for each flat |
| 6 | Exhaust fans | 1 each in kitchen, bath & WC |
| 7 | AC points (with MCB connected socket outlet with wiring) | 1 in each room except kitchen & toilets |
| 8 | Geyser point (with MCB connected socket outlet with wiring) | 1 in Bathroom |
| 9 | EDB/MCB point | Single Phase |

