

GENERAL SPECIFICATIONS FOR MULTISTORY RESIDENTIAL BUILDINGS

For MMIG 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 (Excent 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 thicknessof2.0mm /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 luPVC 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-304grade wire-mesh in Place of glazing
	d)Hardware & Fittings Main units	Powder coated or colour anodized aluminum/stainless steel Fittings SS-304grade.

	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