

SPECIFICATIONS FOR MANI VISTA

Structural Frame

R.C. foundation resting on cast-in-situ reinforced concrete bored piles complying with IS Code. Reinforced concrete framed structure designed for the highest seismic consideration and using aptly designed grade of concrete and steel reinforcement complying with IS Code.

External & Internal Walls

Common clay bricks / fly ash bricks / reinforced concrete walls.

Door frame

Entrance fitted with 35 mm thick flush-doors.

Ironmongery (Toilet / Kitchen)

Shutters hung with standard hinges and hardware. Night latch and magic eye for entrance door. Mortise lock and door-stopper on bedroom and kitchen door. Bathroom latch on toilet door.

Windows

Standard section of anodized / powder coated aluminium or UPVC windows (casements / sliding) with clear glass inserts and matching fixtures.

Floors / Wall Finish

Quality vitrified tiles floor in foyer, living and dining area. Walls finished with POP punning. Bedroom floor finished in vitrified tiles. Walls finished with POP punning. Anti-skid ceramic tiles on bathroom floor and matching ceramic tiles on wall. Kitchen finished with quality vitrified tiles on floor and up to 2 ft. above counter. Staircase including landings and corridors finished with epoxy paint over tremix. Walls finished with POP punning. Ground floor lift lobby laid with quality imported marble with matching skirtings. Wall finished with POP punning. Other common areas floored with screed concrete. Typical floor lift lobby finished with quality vitrified tiles.

Kitchen

Granite top cooking platform with one stainless steel sink and drain board in each flat. Kitchen to be equipped with a water filter. Dual sources of water supply.

Toilets

Matching glass mirrors, shelves, soap trays and towel rails.

Sanitary & Plumbing

Concealed piping system for hot and cold water lines. White porcelain sanitary ware of Kohler / Roca or similar brands. Shower cubicles in master bedroom. Sleek jaquar or similar brand fittings. Getsers in all bathrooms.

Fire Protection

Provision of an adequate fire-suppression and detection system with wet risers connected to the fire reservoir.

Electrical

Totally concealed wiring for all rooms. Light and plug points in living / dining and all bedrooms as per architecture scheme. Telephone points in living rooms and all bedrooms. Geyser points in all toilets and kitchen. All rooms with provision for ceiling fans. Compatible wiring that can be hooked up to a cable. Television network with a connection thereof in living rooms and all bedrooms. Video door phones at the main entrance door. Electrical call bell at main entrance door. Generator power during power failure for lighting and domestic purpose to the extent of 1(one) watt / per sqft. of built-up area.

Air-conditioning

Air-conditioned apartment fitted with split units.

Security

CCTV monitoring for the common areas.

Lighting protection

In compliance with IS 62305.

Waterproofing

Waterproofing of bathrooms, balconies, planter box and terrace floor.

Driveway

Reinforced concrete with hardner for carpark / driveway.