

Specifications

Foundation & Structure

- Structure designed for the optimum wind & seismic considerations as stipulated by the IS code, for better safety.
- Foundation with RCC piles & pile caps
- RCC super structure with concrete wall

Building Envelope

- A modern and fashionable towers meticulously designed and externally painted with mix of anti fungal and texture/acrylic emulsion paint to increase durability and prevent fungus.

Living /Dining Room

Living / Dining Flooring	: Italian Marble
Wall	: Putty
Ceiling	: Putty
Main door	: Wooden panel door with video door phone & digital lock.
Hardware & Fittings	: Branded locks and hardware fittings of Yale, Hafele, Dorset, Godrej, or equivalent make.
Windows	: Aluminum powder coated windows with glass panes
Electrical	: Modular switches of crabtree / Havells or equivalent make with copper wiring.
Air Conditioning	: VRF Air-Conditioning in living / dining rooms

Bedroom

Master bedroom flooring	: Engineered Wooden flooring in bedroom.
Other bedroom flooring	: Italian Marble
Wall	: Putty
Ceiling	: Putty
Doors	: Wooden frame with both side laminated flush door
Hardware & Fittings	: Branded locks and hardware fittings of Yale, Hafele, Dorset, Godrej, or equivalent make.
Windows	: Aluminum powder coated windows with glass panes
Electrical	: Modular switches of crabtree / Havells or equivalent make with copper wiring.
Air Conditioning	: VRF Air-Conditioning in all bedrooms

Open Terrace

Wellness	: Spa at open terrace (Optional)
Flooring	: Matt finish Ceramic Tiles
Wall	: Acrylic emulsion paint
Door	: Aluminum powder coated doors with glass panes
Railing	: SS / Aluminum with glass

Kitchen

Flooring	: Heavy duty matt finish ceramic tiles
Wall	: Dado of ceramic tiles upto 2 Feet height above the counter
Ceiling	: Putty
Door	: Wooden frame with both side laminated flush door.
Hardware & Fittings	: Branded locks and hardware fittings of Yale, Hafele, Dorset, Godrej, or equivalent make.
Window	: Aluminum powder coated windows with glass panes and provision for exhaust fan
Counter	: Granite counter top
Plumbing	: Stainless steel sink with hot & cold water provision.
Electrical	: Modular switches of crabtree / Havells or equivalent make with copper wiring

Service Balcony

Flooring	: Heavy duty matt finish ceramic tiles
Wall	: Ceramic tiles dado up to 3 feet
Ceiling	: Putty
Door	: Aluminum powder coated doors with glass panes
Railing	: Aluminium louver

Toilet

Flooring	: Anti-skid ceramic tiles
Wall	: Ceramic wall tiles up to 7 feet height
Ceiling	: Putty
Door	: Wooden frame with both side laminated flush door.
Hardware & Fittings	: Branded locks and hardware fittings of Yale, Hafele, Dorset, Godrej, or equivalent make.

Window	: Aluminum powder coated windows with Glass panes & provision for exhaust fan
Sanitary ware	: American standard / Kohler or equivalent make
CP Fittings	: American standard / Kohler or equivalent make
Shower Area	: Bathtub in Master toilet & Glass Partition for other toilets

Servant Room

Flooring	: Ceramic tiles
Wall	: Putty
Ceiling	: Putty
Doors	: Both side laminated flush door with wooden frame.

Servant Toilet

Flooring	: Anti-skid ceramic tiles
Wall	: Ceramic wall tiles upto 7 feet height
Ceiling	: Putty
Door	: Flush door with wooden frame.
Window	: Aluminum powder coated windows with glass panes and provision for exhaust fan

Sanitary ware	: Hindware / Parryware or equivalent make
CP Fittings	: Hindware / Parryware or equivalent make

Ground Floor Lobby

Flooring	: Italian Marble
Wall	: Combination of premium italian marble, Granite, polished veneer & paint as per design

Ceiling	: False ceiling with light fixtures
---------	-------------------------------------

Typical Floor Lobby

Flooring	: Large size vitrified tiles
Wall	: Combination of tiles & paint
Ceiling	: False ceiling with light fixtures

Lifts

- *Kone / Schindler/ Mitsubishi or equivalent make .
- 2 Nos. Passenger lift & 1 Service Lift for each tower.

24x7 security and Fire prevention

- Fire detection & protection system as per recommendation of West Bengal Fire & Emergency Services.
- Required number of evacuation points & refuge platforms for residents' safety along with fire alarms.
- Sufficient Power back-up to run your electrical appliances.
- 100% Power backup for common areas & utilities
- Video door phone facility with intercom system
- 24X7 round the clock security
- Security surveillance facility with CCTV on ground floor common areas

Green Initiatives

- Organic waste management
- Water efficient fixtures
- Rainwater harvesting
- Sewage treatment plant
- Landscaping with use of native plants
- Recycled water for gardening
- Dual flushing system
- Low VOC materials
- Use of LED lights in common areas

Health & Safety

- 24 hour treated water supply through water treatment plant
- Anti-termite treatment during various stages of construction
- Superior quality waterproofing wherever necessary
- Thermal insulation treatment for the roof
- Quality earthing for all electro – mechanical gadgets
- Automatic changeover system for DGs
- Sufficient project illumination through compound & street lighting inside the complex