



Specifications

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 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 bathroom
- · Sleek Jaquar or similar brand fittings
- · Geysers 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 doors
- · 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

Lightning protection

• In compliance with IS 62305

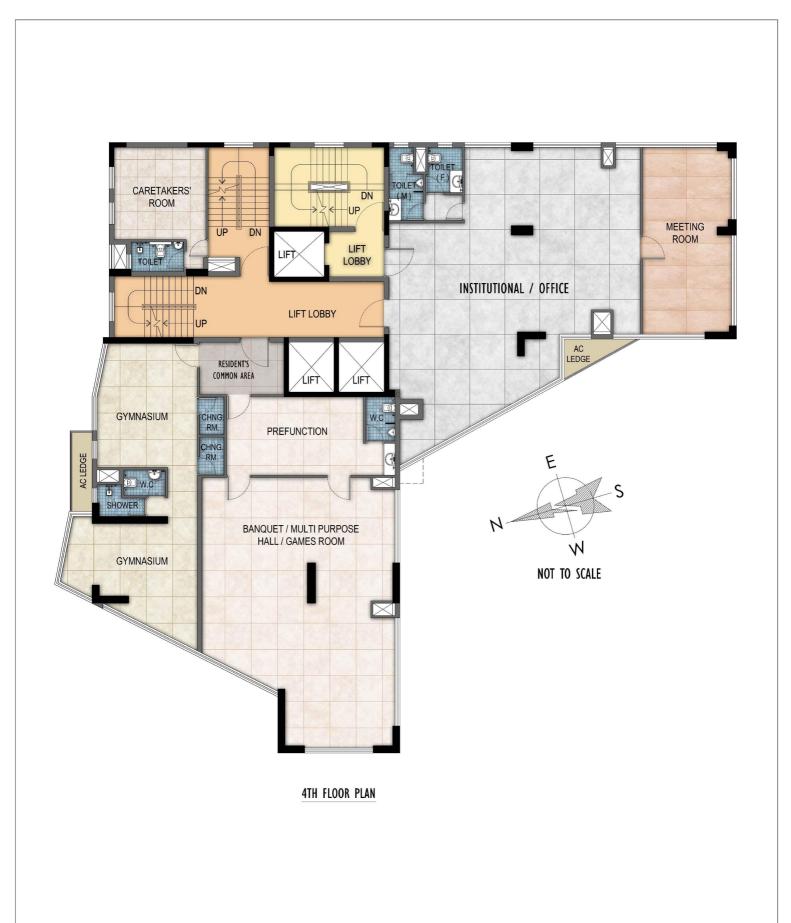
Waterproofing

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

Driveway

· Reinforced concrete with hardener for carpark / driveway





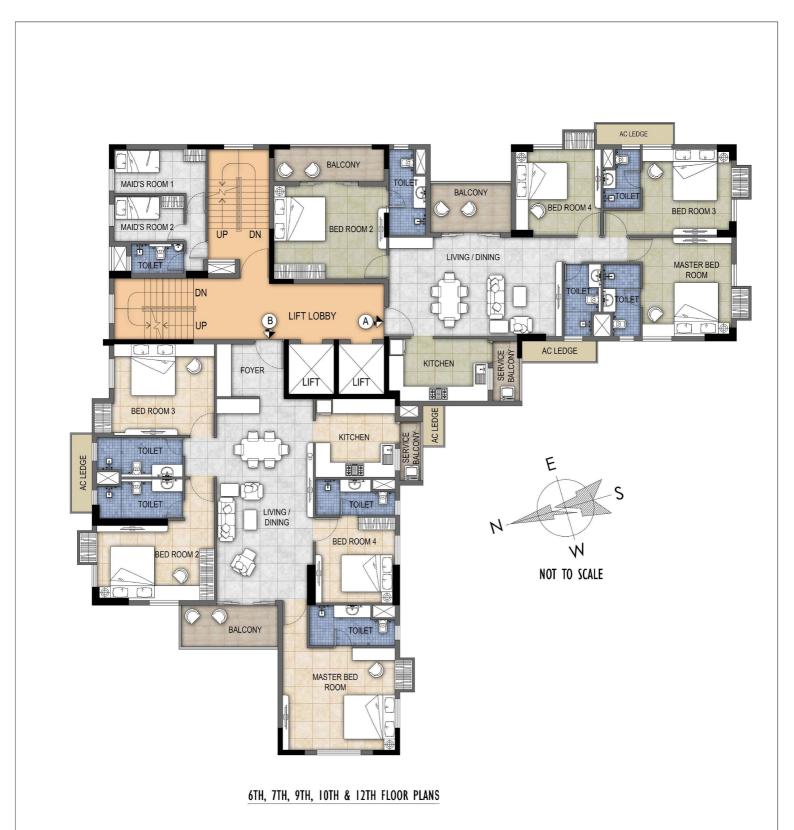
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Landmarks

Shyambazar Five-Point Crossing Vidyapati Flyover Sealdah Station Mother Teresa's Shishu Bhavan Mother House, Missionaries of Charity Lower Circular Road cemetery Minto Park (Shaheed Bhagat Singh Udyan) St Joseph's Home Rammohan Library

Entertainment / Recreation

Nandan Rabindra Sadan Kolkata Race Course Khanna Cinema Inox at Quest Mall Nehru Children's Museum International Club

The Calcutta Club

Malls / Markets

Entally Market Sale Mart Shopping Mall Beniapukur Market Marquis Plaza Taltala Market New Market Quest Mall

Eduational Institutions

La Martiniere School for boys and girls St James's School Pratt Memorial Girls' School Bangiya Sahitya Parishad Bose Institute Calcutta Deaf School Rajabazar Science College Victoria Institution Acharya Jagadish Chandra Bose College Dr. B. C. Roy Post Graduate Institute of Basic Medical Sciences Calcutta Boys School Frank Anthony Public School

Healthcare Institutions

Dr. M N Chatterjee Eye Hospital & Ayurvedic College and Hospital Sealdah ESI Hospital Nil Ratan Sarkar Medical College and Hospital Dr. R. Ahmed Dental College and Hospital Institute of Neurosciences Kolkata SSKM Hospital Central Blood Bank Mercy Hospital GD Hospital & Diabetes Institute







Hotels

Tulip Inn Hotel Hotel Hindustan International OYO 5048 Church View, Taltala OYO Flagship 60504 Hotel Marina, Beniapukur



Scan for Location

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