

## Annexure I Specifications

### 1. Standard Features

- \* Spacious Living Room overlooking the greens and landscape.
- \* Spacious bathrooms and walk in closets/dressing rooms
- \* Wood deck terrace with every unit

### 2. Apartment Features - Standard

- \* Spacious living rooms
- \* Grand entrance lobbies to each tower on the Ground Floor with reception and waiting lounge.
- \* Common areas provided with high speed lifts Schindler/ Equivalent

### 3. Foyer Living & Dining

- \* POP Punning with a combination of wall paper and panelling with acrylic emulsion on walls
- \* Flooring Italian Marble (Botticino/ Equivalent)
- \* Polished teakwood frame designer doors (combination of leather and veneer)
- \* UPVC Window frames and shutter
- \* POP punning / Ceilings (Veneer/ Wooden/ Cove etc.)

### 4. Bedrooms

- \* POP punning with acrylic emulsion on walls
- \* Master Bedroom Satwario / Equivalent
- \* Flooring in other Bedrooms Italian Marble (Botticino/ Equivalent)/ Rich Hardwood (Juncker/ Mocha/ Equivalent)/
- \* Ceilings POP punning with acrylic emulsion
- \* Windows UPVC

### 5. Bathrooms

#### a. Master Bathroom

- \* Flooring (Satwario/ Equivalent)
- \* Walls Designer tiles with designer mirrors (Blend of Satwario/ Italian Tiles/ Mirror/ Wall Papers)

#### b. Fixtures & Fittings

- \* Shower Area with 4 fixture unit, Body Jets along with the Tub.
- \* Taps & fittings Italian Designer Brands (Gessi/ Equivalent)
- \* Basin / WC Swiss Designer Brands (Laufen / Equivalent)

#### c. Other Bathrooms

- \* Flooring Italian marble/ Equivalent
- \* Walls Designer tiles (Italian/ Spanish/ Equivalent)

### 6. Domestic Facilities / Electrical

- \* Superior quality electrical wiring (Setia/ Finolex)
- \* Modular switches Clipsal make / equivalent
- \* Ceiling fans Crompton make / Equivalent
- \* Designer Italian lights
- \* Treated water supply system
- \* Fire detection system / sprinkles units
- \* Anti termite treatment

- \* Geysers in Bathrooms Racold/ Equivalent

## 7. Kitchen

- \* Italian Modular Kitchen Arrital or Equivalent
- \* High precision drawer channels with drawers and storage cabinets, pull-outs, cutlery trays etc.
- \* Provision for electro-domestic appliances like Washing Machine/ Dishwasher etc.
- \* Geyser (Racold/ Equivalent)
- \* Appliances Chimney, hob, in-built oven, refrigerator & garbage crusher
- \* Stainless steel cube with double bowl and drainage
- \* Kitchen Counter Top/ Back splash granite
- \* Flooring-matching granite/ tiles
- \* All electrical connections well protected and switches, plugs and sockets are positioned within easy reach
- \* RO system Kent/ Equivalent

## 8. Security & Technology Facilities

- \* Perimeter, round the clock security
- \* 24 hrs water supply
- \* CCTV for surveillance in the basement and main entrance to the lobby
- \* EPABX in each apartment
- \* Intercom facilities
- \* Burglar alarm system
- \* Provision for cable TV
- \* Adequate parking with 3 car spaces per unit
- \* Air conditioned apartments Daikin - VRV System / Equivalent
- \* Stretcher lift in the core
- \* Disability access
- \* Earthquake resistant structure (Earthquake resistant RCC Framed structure as per Zone IV/ V)
- \* 100% power back up
- \* Full wireless connectivity for Internet in each apartment

## 9. Recreational facilities

- \* Health club facilities with fully equipped unisex gym fitted with TV/ steam/ sauna/ spa facility/ Jacuzzi etc.
- \* Sports facility Swimming Pool / Baby Splash Pool/ Card Room / Billiards & Pool Room etc.
- \* Club facility Multipurpose Halls / Cafeteria / Crèches/ Library / Cigar Lounge etc
- \* Kids crèche - Baby Slides / Party Areas
- \* Large centrally landscaped greens with jogging tracks
- \* Mini club Cineplex