



FLATS FOR SALE

@ Gandhi Nagar
Vanasthalipuram

Plot Nos. 52 & 53

3 BHK FLATS

S+4

East Facing Flats | North Facing Flats
1525 Sft. | 1590 Sft.

Plan Sanctioned by GHMC
PERMIT No. 2/C3/13956/2018,
Dated: 27th Aug., 2018



VERY NEAR TO



Metro Rail



Sagar Highway (SH-19)



Hospitals



Banks



Police Station



Shopping Malls



Petrol Bunk



Schools

AMENITIES

▶ Loan Facility Available

▶ Car Parking Available

▶ Lift Facility Available

▶ Bus Facility Available

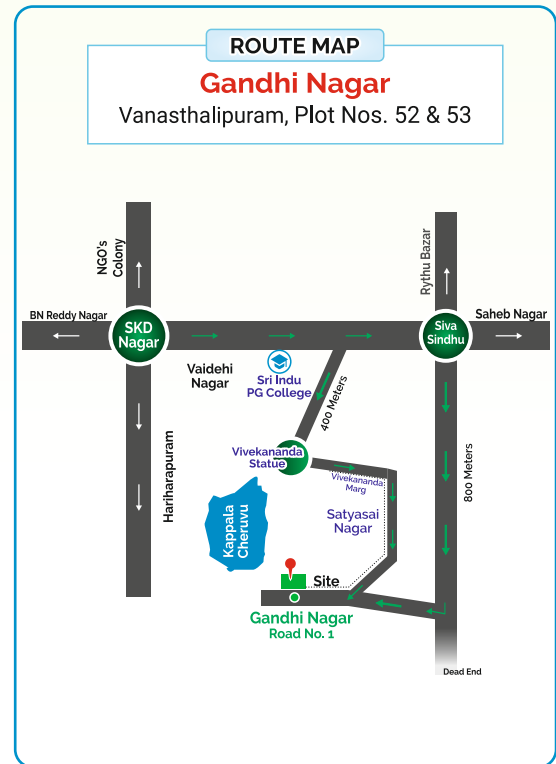
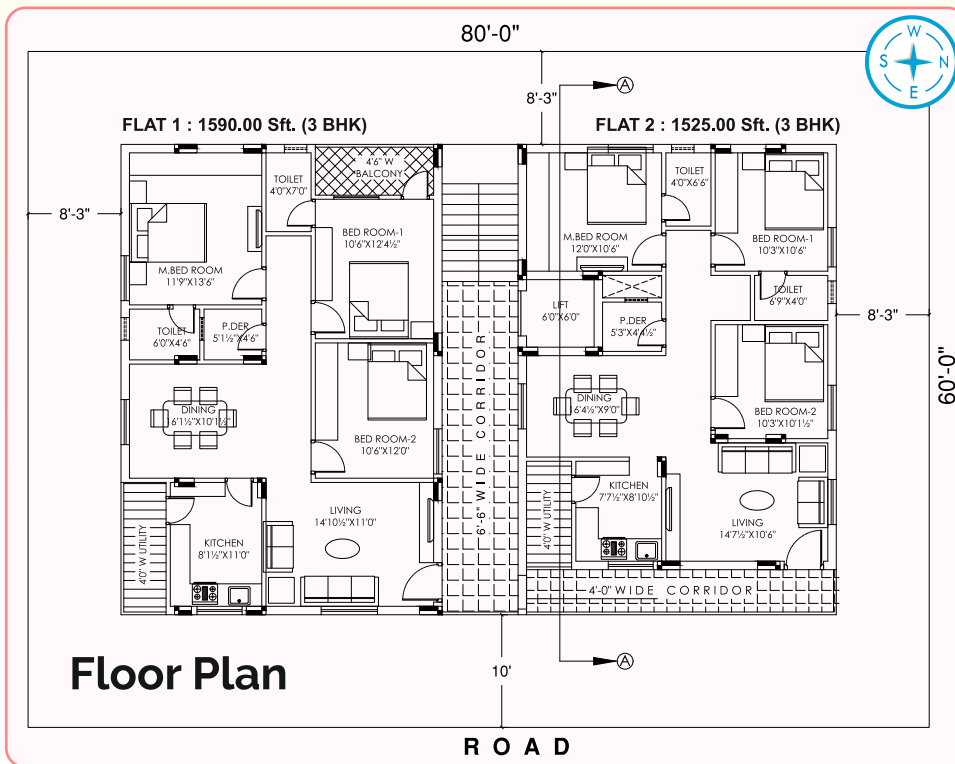
▶ 100% Vaastu

▶ Generator backup

BUILDING SPECIFICATIONS

SUPER STRUCTURE	R.C.C FRAMED STRUCTURE
CEMENT	53 Grade Cement for Super structure and 43 grade Cement for walls and plastering and other works will be maintained.
STEEL	Standard SHREE, JAIRAJ, KAMDHENU TMT will be used.
SAND	Robo sand for Structure work. River Sand for Brick work and Plastering work.
WALL STRUCTURE	Red brick of light weight or AAC (Autoclaved Aerated Concrete) blocks walls : Outer walls with 9" thick (Exposed Walls of Entire Building) and Inner walls with 4 1/2 " thick.
PLASTERING	Two coat finishing to the Inner and two coats to the outer walls. Laticrete Lappam/Birla Putty Finishing to the inner walls will be done. Outer walls paint with primer only.
DOORS	Main Door 6'.11" height (Frame & Door with BT Indian Teak), Internal doors solid molded flush doors with lappam paint finishing.
WINDOWS	Frames and Doors with UPVC by standard/branded company and Safety Grill and Plane Glass fitting.
FLOORING	2.0 x 2.0 size in all Rooms Vitrified Tiles (Double Charged) or Kishangarh marble. Toilets with ceramic tiles with dadoing with 6.6 height.
TOILETS	Toilets will have E.W.C (Hindware) shower with one wall mixer and one tap in each toilet with Flush Tank, Gysar Point and One Wash Basin at Hall, with Quality Sanitary ware (CERA) CPVC Fitting with Ashirvad/Finolex or equivalent fitting.
KITCHEN	Cooking platform with a Stainless steel sink topped with Black Granite Stone or Vitrified tiles for platform and upto window level height will be given.

SHELVES	No shelves will be provided except in Kitchen room.
FALSE CEILING	False Ceiling work will be done for all floors.
PAINTING	Internal walls: Smooth lappam finish followed by 1 coat of primer and finally 2 coats of Tractor emulsion (Asian/Nerolac/Berger paints). External walls: 1 coat of primer followed by 2 coat of Apex Ultima/Nerolac/Berger exterior/Ace exterior emulsion paint.
ELECTRICAL	Concealed P.V.C pipelines with copper wirings (ISI Quality) Fine cab/ policab/ finolex will be done for entire building. AC points will be provided in 2 bed rooms in all portions.
SWITHCES	Roma/Anchor/GM/Legrand/Maru Pointer Modular switches and plates will be used.
TAPS	Cera/Parryware/Graffiti/Ganga/Seiko or any other standard ISI Quality (Medium) taps and wall mixer.
WATER SUPPLY	Water supply for overhead tank with Municipal water and bore water separately, along with 2 separate sumps for each will be provided in ground floor. Separate water connection for Bore water and drinking water to kitchen will be given. Bore water connection to all bathrooms will be provided.
CORRIDOR AND BALCONY FLOORING	Vitrified tiles/Kishangarh marble with skirting will be provided.
PARKING AREA	Concrete work with or without Granite/Parking tile Work.
LIFT	Alwal/Gokul or similar make.
GENERATOR	Mahindra/Ahok leyland/Kirloskar make sufficient to support Lift, Common space lighting, Bore water supply.



OFFICE :
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