

SPECIFICATIONS OF PROPOSED RESIDENTIAL BUILDING AT PREMISES NO. - 4, ROY BAHADUR ROAD , KOLKATA - 700034

Structure - Walls	Earthquake resistant RCC framed construction
Walls	8" thick modular brick for external walls and 4" thick modular brick for internal walls.
Wall finish	Interior - Primer over Plaster of Paris. Exterior - Antifungal / texture paint & wall cladding.
Flooring and Dado	Vitrified tiles for bedrooms & Living - Dining area. Kitchen / Toilet floors to be made with mat finish ceramic tiles. Vitrified tiles for shop & office.
Kitchen	Kitchen with Black Granite counter top . Dado of ceramic tiles above platform upto 2 feet height. Stainless steel Sink .
Toilet	Standard ceramic tiles up to lintel height. Sanitary ware of reputed make. CP fittings of reputed make. Hot and cold water provision.
Doors	Door frame made of seasoned and treated Sal or equivalent wood. All doors are flush door . Stainless Steel locks for all doors & special lock at flat entrance door of reputed make.
Windows	Colour Anodized or power coated aluminium windows .
Water supply	24 hour filtered water supply.
Electrical	Provision for adequate light points in every areas. Provision for Geyser point in bathrooms . Modular switches of reputed make. Provision for computer in Master bedroom . Provision for Telephone in Living and all bedrooms. Provision for T.V in Living and all Bedroom. Safety equipment such as M.C.B for all flats
Common lighting	Overhead illumination for compound and street lighting inside the complex.
Wiring	Concealed copper wiring of reputed brand for electricity & telephone .
Air-conditioning	Provision for split air-conditioner in all bedrooms and living - dining room / split air-conditioner fitted in all bedrooms and living - dining room AC starters of reputed make.

Facilities, Amenities and services

Landscaped gardens

Commercial / Retail attached with residential complex.

Lift Two automatic lifts servicing every floor .

Generator Standby generator for common areas, services and apartments (1 KW for each unit) / (if the generator has to take the load of A.C back up then it will require more than 1 KW)

Safety against fire fire-fighting as recommended by West Bengal Fire & emergency services.

Community hall

Swimming pool with changing room

Gymnasium

Party lawn

Pantry

Children's play area

