

PREMIUM PACKAGES Rs.1999/*-Sq Ft

Design & Drawings

- 2D – Floor Plans
- 3D Elevation Designs
- Internal Isometric Views all rooms, open areas etc
- Hands on isometric 3D model of the home with separate floors

Civil Construction

- Floor to floor height – 10'6"
- Steel (500 TMT bars) – Bhuwalka/Kamadhenu
- Cement (Grade 53) – ACC/Birla/Penna/Dalmia
- UG Sump built with solid blocks of 6" thickness & waterproof plastered
- Concrete – M20 grade RMC
- Solid Block walls – 6" & 4" thickness
- Internal, external and toilet wall – column joints plastering with chicken mesh
- Waterproofing compound – Dr.Fixit/FOSROC for external walls
- Crystalline waterproofing, Cinder filling in sunken toilets, Heat & Waterproofing in Terrace
- Steel/concrete lofts – Not Included
- Ledge wall for incorporating concealed sanitary parts – Included

Architectural Design

- Working drawing for all works
- Schedule of Openings
- Section and Elevation

Interior Design

- Complete 3D design interiors,

- 2D Furniture layout
- Structural Design as per IS Code.
- Good for construction drawings
- Soil Test report
- Design Analysis Report

MEP Designing

- Electrical Layout
- Plumbing Water Line Layout
- Plumbing Drainage Line Layout

Government Liaison Assistance

will provide liaison assistance with different government agencies, obtain permissions, licenses & sanction fee for the following (if applicable)

- Construction Plan Sanction
- Temporary Electricity connection
- Permanent electrical connection
- Water connection
- Sewage connection

Flooring & Wall tiling

- Kitchen & Bedrooms : Vitrified Tiles – Rs.75/- per Sqft
- Living Room, Dining : Marble finished vitrified tiles -Rs.75/- per Sqft
- Staircase : Granite – Rs.120/- per Sqft
- Balcony, Sit-out, Passage & Common areas : Anti-skid tiles – Rs.50/- per Sqft
- Toilet Floor : Anti-skid tiles – Rs.45/- per Sqft
- Toilet Wall Dado (Up to 7ft height) : Light & Highlighting tiles – Rs.50/- per Sqft
- Parking Area : Parking tiles – Rs.40/- per Sqft
- Kitchen counter top : Granite – Rs.120/- per Sqft

- Kitchen Wall Dado (Up to 2' above counter) : Backsplash tiles – Rs.65/- per Sqft
- Puja Room- Wall tiling – Not Included
- Puja Room- Granite slab- Rs-100/- per Sqft

Painting

- Internal wall & ceiling : Wall putty + primer coat + latest 'Tractor Shine' paint.
- External walls : Primer coat + external Apex weather proof paint
- Brand : Asian/Berger/Dulux

Electrical

- Light & power points – as per electrical design
- Geyser points – All bathrooms
- AC provision – Any 2 rooms
- Conduits – Good quality, hidden in slabs and walls
- Fire proof copper wire – Finolex or Polycab
- External electrification is included
- Switches & Plates – Anchor-Roma make
- A main DB & MCB – IndoAsian/Siemens/Equivalent make
- Electric Car charging point – Parking area

Plumbing

- Water supply system – Internal & External
- Connection for water inlet from corporation
- External sewage system – Inspection chambers & sewage outlet to site boundary
- Class B CPVC pipes – Ashirwad/Astral make
- Solar & Geyser Provision
- Rain water harvesting facility – Ground water recharge
- PVC Overhead Tank – Ganga or Equivalent make

Fixtures

- Kitchen sink : SS/Granite/Carysil –
- Kitchen accessories –
- CP & Sanitary fixtures such as Wash Basin, WC, Taps and other accessories like bottle trap, gratings etc. : Jaquar/Hindware

Electrical Fixtures – Not included

Doors

- Main, Puja Door – Teak Wood frame & shutter including hardware
- Internal Door – Sal wood frame & flush shutter including hardware
- Internal door frames & shutter – Painted (only)
- Main, Puja Door – Polished with melamine spray
- Bathroom Door – Frame & shutter including hardware
- Door Hardware – Ozone/Europa/Dorma make
- Door Hinges – SS hinges
- Door & Door Frame cost – Inclusive of planing, rebate, transportation etc.

Windows

- UPVC windows – 5mm clear glass with MS Grills
- Basic price : UPVC with MS grill – Rs.550/- per Sqft (If required, upgrade to wooden windows can be made at an additional cost per Sqft, measured on built-up area. The additional cost can be calculated based on the wooden material chosen by the Client.)

Fabrication

- Main Gate : MS Gate
- External staircase & balcony railing : MS Railing
- Internal staircase railing : SS Railing
- Utility grill shall be provided up to 120 Sqft in any one floor home only

Compound Wall

- Compound wall – Solid block walls of 4” thickness to suit the elevation.
- Excavation, Foundation, PCC, Size Stone Masonry with DPC course above SSM
- Height of Compound wall – 5 Feet from Plinth Levels

- Compound wall – Plastered & Painted

Elevation

- This proposal includes aesthetically pleasing elevation
- A 3D elevation is presented for client to choose from & design further
- Elevation budget – Rs.35/- per Sqft of the elevation cross-sectional area