

## CEWS –PROJECT FINISHING SPECIFICATION - Updated 05.11.2008

<b>Structure</b>	
Framed Structure	RCC framed structure to withstand wind & seismic loads.
Super Structure	230 MM thick Table Molded Bricks or solid blocks / for external walls and 115MM thick Table Molded Bricks solid blocks for internal walls
Plastering	Internal: Single coat with sponge finish. External: Double coat with sponge finish.
<b>Wood Work</b>	
Main Door	Teak wood frame & Teak Wood Double Shutters with designer hardware of reputed make.
Internal Doors	Teak wood frame with HDF Skin Moulded Panelled Door with suitable Finish and designer hardware of reputed make.
Windows	Powder coated aluminum or UPVC Window system with Float Glass with suitable finishes as per design.
Grills	M.S. enamel painted, aesthetically designed
<b>Floors</b>	
Living, Dining, Bedroom & Kitchen	First Quality Vitrified Tiles RAK, JOHNSON, NITCO, EURO 590mm x 590mm
Bathrooms	Acid-resistant, anti-skid Ceramic Tiles of RAK, JOHNSON, NITCO, EURO make
<b>Tiles Cladding -Heights</b>	
Dadoing in Kitchen	Glazed Ceramic Tiles dado of RAK, JOHNSON, NITCO, EURO make up to 2'-0" height above kitchen platform.
Bathrooms	Glazed Ceramic Tile dado of RAK, JOHNSON, NITCO, EURO make or equivalent make up to door height
Utilities / Wash	Glazed Ceramic Tile dado of RAK, JOHNSON, NITCO, EURO make up to 3'-0" height
Corridors / Liftwell/ entrance lobby areas	(Flooring , Cladding, plastering, finish, painting etc as per luxury finish reqmts)
Staircase	Polished marble / Granite for staircase steps treads, risers
<b>Painting</b>	
External	Two coats Weather proof exterior Emulsion paint of ASIAN PAINTS/APEX or other equivalent make. over one coat of primer
Internal	Smooth wall putty finish (three coats of putty of reputed brands such as Altek, Birla or other equivalent make) with two coats of plastic emulsion paint of ASIAN PAINTS, ICI, APCOLITE or other equivalent make. over a coat of primer
<b>Kitchen</b>	20 to 25 mm thick in single piece of uniform color Granite platform with stainless steel sink and provision for fixing of AquaGuard, provision for exhaust fan & chimney

<b>Utilities / Wash</b>	Provision for washing machine & wet area for washing utensils etc.
<b>Toilets</b>	<p>Toilets consists of:</p> <ul style="list-style-type: none"> <li>• Counter top wash basin . EWC with flush tank of Hindustan / Parry or equivalent make.</li> <li>• Hot &amp; cold wall mixer with shower.</li> <li>• Provision for geysers in all toilets.</li> <li>• All C.P. fittings are chrome-plated of Jaguar / Mark / Esses or equivalent make.</li> </ul>
<b>Electrical</b>	<ul style="list-style-type: none"> <li>• Concealed Copper Wiring of Finolex / Anchor or equivalent make</li> <li>• Power outlets for Air Conditioners in all bedrooms, living and dining</li> <li>• Power outlets for geysers in all bathrooms.</li> <li>• Power plug for cooking range chimney, refrigerator, microwave ovens, mixer / grinders in kitchen</li> <li>• 3 phase supply for each unit and individual Meter Boards.</li> <li>• Miniature Circuit breakers (MCB) for each distribution boards of Siemens/ MDS or equivalent make.</li> <li>• Switches are of Northwest / Anchor / M.K./ Legrand or equivalent make.</li> </ul>
<b>Telecom</b>	Telephone points in master bedroom, & living area. <b>Intercom facility</b> connecting all the units to Security
<b>Satellite TV</b>	<p><b>Digital Satellite TV Connection in master bedroom &amp; living room</b></p> <p><b><i>Society is planning to provide converged solution comprising Satellite TV, Broadband, World Space Radio and CCTV (feed from Security Gate) into each home using Single Antenna on top of a Block</i></b></p>
<b>Broadband Internet</b>	Broadband <b>internet</b> provision in each flat
<b>Lifts for each Block</b>	<ul style="list-style-type: none"> <li>• Three No's of High Speed Automatic Passenger Lifts</li> <li>• One Goods Lift</li> </ul>
<b>Generator</b>	D.G. Set backup (with acoustic enclosure & A.M.F) for lifts and for common areas. Invertors for essential lights and fans in Apartments.
<b>Drinking Water</b>	Treated Drinking Water Supplied to each home with required Overhead and Ground Tank and pumping System
<b>Effluent Treatment</b>	ETP system as per requirement of HMDA will be provided
<b>Piped Gas</b>	Piped Gas to each home
<b>Fire Protection and Detection System</b>	Pressurized Fire Protection System together with smoke detection and alarm system as per Fire Department Norms

## **CEWS PROJECT CLUB HOUSE & AMENITIES**

<b>1</b>	<b>Car Parks – 2 Car Parks for each Flat (Second Car park will be optional extra)</b>
<b>2</b>	<b>Indoor Swimming Pool</b>
<b>3.</b>	<b>AC Indoor Theater With Projector and Seating System</b>
<b>4.</b>	<b>AC Gym for Gents and Ladies</b>
<b>5.</b>	<b>Indoor Courts</b>
<b>6.</b>	<b>Children’s Play Area</b>
<b>7.</b>	<b>Community Hall</b>
<b>8.</b>	<b>Creche, Beauty Parlour, Laundry, Library etc</b>
<b>9.</b>	<b>Landscaped Gardens</b>
<b>10.</b>	<b>Jogging Tracks</b>
<b>11.</b>	<b>Tennis Court, Basket Ball Court etc</b>
<b>Note</b>	<b>The cost/ furnishing of Clubhouse building and above amenities will be out of the amount collected @ Rs10/sft per floor. The comprehensive design will be done by architect as part of the Project design.</b>