

<u>Ikigai Goa – General Material Specifications</u>	
Structure	RCC framed structure with Aerated Concrete (ACC) block walls. Seismic resistant structural design in compliance to all applicable design codes.
Roofing	RCC sloping roof covered with waterproofing membrane finished with shingles/Mangalore/Cement tiles fixed on RCC slab.
Flooring	Matt finish vitrified tiles of 600mm x 600mm size. Make: Kajaria, Simpolo, RAK, AGL or equivalent.
Wall and Ceiling	Gypsum plaster on wall, finished with plastic emulsion or lustre paint. Make: Asian paints, Berger, Dulux or equivalent
Doors	<ul style="list-style-type: none"> • Main Door 42mm thick & all internal doors 32mm thick with polished/laminated wooden door frames & both side laminated wooden shutters. • Door frames designed finished in same laminate as the shutter. • Main door provided with night latch, double bolt tower bolt lock & door stopper. • All internal doors provided with mortise lock with key, tower bolt & door stopper. • All toilet doors provided with round mortise lock with key. • All S.S. Hardware fittings, Make: Godrej, Europa, PAG, Doorset or equivalent.
Windows	UPVC Sliding Windows with 5mm clear float glass & high-quality fittings; Glass Make: MODIGUARD, Saint Gobain or equivalent.
Kitchen	<ul style="list-style-type: none"> • Granite / Full-body Vitrified Stone Tile countertop, single bowl SS sink with a drainboard. Make: Nirali, Anjali, Diamond or equivalent. • Wall dado below counter of white ceramic tiles of 150x150mm size. • Wall dado above counter of designer ceramic tiles of 300x300 / 300x600 size; Make Kajaria, Simpolo, RAK, AGL or equivalent.
Toilets & Bathrooms	<ul style="list-style-type: none"> • Anti-skid ceramic tiles of 300x300 mm for floor & dado up to ceiling. • Wash basin with pillar taps, European WC with health faucet, flushing tank, shower & mixer tap. • All Sanitary ware (Washbasin, European WC) & sanitary fittings make: Jaguar, Kerovit, Cera, Hindware or equivalent.
Railings	MS railing finished in paint.
Water Supply	<ul style="list-style-type: none"> • Water supply from nearby borewells/PWD/tankers will be stored in a common underground water tank on site from where water

	<p>will be pumped to the overhead RCC water tank for each building & from there supplied to each flat of that building.</p> <ul style="list-style-type: none"> • Extensive Rain Water Harvesting across the project to scientifically harness rain water into borewells and underground natural aquifers in order to have sustainable water supply forever. • Dual plumbing lines, separate for Domestic water and Flushing water. STP (Sewage Treatment Plant) will provide recycled water for flushing and gardening purposes. • All plumbing pipes & drainage pipes will be of UPVC / PVC as applicable, Make Astral, Prince, Finolex or equivalent.
Electricals	<ul style="list-style-type: none"> • Concealed copper wiring with modular switches. • Wires make: Anchor, Polycab, RR Kabel, Havel or equivalent. • Switches Make: Legrand / Anchor Roma / Wipro or equivalent. • Switch boards at height of 42" from finish floor level. • DB & MCB make: Legrand / Siemen or equivalent. • Internal wiring done for inverter provision for essential lighting. • FIBRE TO HOME (FTH) Provision in all flats for High Speed internet connections. • Telephone points, and DTH Cable TV (Only Cable line will be provided). • Earthing pit as per ISI specifications. • All flats will have individual electricity meter.
Miscellaneous	<ul style="list-style-type: none"> • Vehicular movement restricted to the outer road which runs along the periphery of the site. Provision of buggy rides on the inner road which connects all the buildings with the central landscape area & the club. • 2 high speed elevators in every building • Sewage Treatment Plant • Rain Water Harvesting Plant
Security system	<ul style="list-style-type: none"> • CCTV cameras in lobby & common areas. • Intercom facility.

Note: All the above specifications will be subject to availability, design & detailed working drawings as may be given by The Architect & may be modified accordingly.

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