

THE PALATIAL – MATERIAL SPECIFICATIONS.

LIVING ROOM/FOYER	
Flooring	Imported Marble/Equivalent
Walls	Acrylic Emulsion Paint(Wallpaper/Wall paneling as per design
Ceiling	Gypsum False Ceiling and downlights as per design
Doors	Seasoned hardwood door frame 8' Ft ht., Both sides Veneer with Polish & Pattern
Windows	Al/UPVC Door/ Windows with DGU and net shutter provision
Others	Video Doorbell with digital locks at the main door

MASTER BEDROOM	
Flooring	Laminated wooden
Walls	Acrylic Emulsion Paint
Ceiling	Acrylic Emulsion Paint/ False Ceiling and downlights as per design
Doors	Seasoned hardwood frame, Flush Door Veneer polish finish
Windows	Al/UPVC Door/ Windows with DGU and net shutter provision
Wardrobes	(Modular of standard make) in all bedrooms

OTHER BEDROOM	
Flooring	Laminated wooden
Walls	Acrylic Emulsion Paint
Ceiling	Acrylic Emulsion Paint/ False Ceiling and downlights as per design
Doors	Seasoned hardwood frame, Flush Door Veneer polish finish
Windows	Al/UPVC Door/ Windows with DGU and net shutter provision
Wardrobes	(Modular of standard make) in all bedrooms

KITCHEN	
Flooring	Imported Marble/Equivalent
Walls	Acrylic Emulsion Paint, Ceramic Tiles above kitchen counter
Ceiling	Acrylic Emulsion Paint/ False Ceiling and downlights as per design
Doors	N/A
Windows	Al/UPVC Door/ Windows with toughened glass
Others	Granite counter Top with Sink with Double Bowl.
	Modular Kitchen with under and above storage cabinets with hob & Chimney
	Granite countertop ,Dado Tiling, kitchen Sink with cp fittings .
Appliances	Hob, Chimney, Free Standing Microwave, under mounted RO, Refrigerator– 600-liter Capacity.

MASTER TOILET	
Flooring	Anti-skid ceramic tiles
Walls	Ceramic tiles
Ceiling	False Ceiling
Doors	Seasoned hardwood frame Flush Door Veneer polish finish on one side and laminate on other side
Windows	Al/UPVC windows/ventilators
Others	Counter as per design
Appliances	Vanity with Mirror, Geysers in all washrooms, shower partition as per design

OTHER TOILET	
Flooring	Anti-skid ceramic tiles
Walls	Ceramic tiles
Ceiling	False Ceiling
Doors	Seasoned hardwood frame Flush Door Veneer polish finish on one side and laminate on other side
Windows	Al/UPVC windows/ventilators
Others	Counter as per design
Appliances	Vanity with Mirror, Geysers in all washrooms, Shower Partition as per design

SERVANT ROOM	
Flooring	Ceramic tiles
Walls	Acrylic Emulsion Paint
Ceiling	Acrylic Emulsion Paint
Doors	Seasoned hardwood frame, Flush Door Veneer polish finish
Windows	Al/UPVC windows/ventilators
Others	N/A

SERVANT ROOM TOILET	
Flooring	Anti-skid ceramic tiles
Walls	Ceramic tiles
Ceiling	Acrylic Emulsion Paint
Doors	Seasoned hardwood frame, Flush Door with both side laminate
Windows	Al/UPVC windows/ventilators
Others	N/A

BALCONIES	
Flooring	Anti-skid ceramic tiles
Walls	Exterior Texture Paint
Ceiling	Exterior paint
Doors	N/A
Windows	N/A
Others	MS railing, Utility Balcony–Block Masonry with MS hand railing as per design

ELECTRICALS	
ISI Marked PVC Conduit and Copper Wire with Modular Switch and Sockets as per specifications	

AIR CONDITIONING	
VRV/ VRF	

CP FITTINGS & CHINAWARE	
High Quality CP fittings & Chinaware of renowned brands like Kohler, Roca, Jaguar or equivalent as per approved design	

COMMON AREAS	
Double Height Ground Floor Entrance Lobby with Marble flooring.	
Typical floor lift lobby – Vitrified tiles, Staircase– Stone finish/Marble	
Five Lifts including a service lift	
Multi tiered Security in the township	