

Pearl package INR 1999/- (All Taxes Applicable)

#### **Car Porch Area**

- Flooring: Paver tiles up to Rs 30/sqft
- Electrical and plumbing points in this area

#### **Entrance Area**

- Polished granite flooring (steel grey or black) up to Rs 70/sqft
- Teak Wood door with teak wood frames. (Main door)
- Main door towel bolts, handles and lock to have bronze

#### **Living room/Family room**

- Vitrified floor up to Rs 60/ sqft

#### **Dining**

- Vitrified flooring up to Rs 60/sqft

#### **Puja Room**

- Granite flooring up to Rs 110/sqft
- 2 step of granite for the Puja area as per the design
- Teak wood door

#### **Kitchen**

- 20 mm thick Black color granite top up to Rs 110/sqft
- SS sink
- 2" x 2" vitrified marbonite finished tiles up to Rs 110/sqft

#### **Breakfast counter - black granite**

- Ceramic wall tiles above kitchen slab up to Rs 50/sqft

## Utility

- 10mm thick Black granite top
- 2" x 2" vitrified tiles up to Rs 60/sqft and ceramic tiles wall cladding where ever required up to Rs 60/ sqft (Only 4' height wall)

## GF Bedroom & washroom

- Vitrified tiles up to Rs 60/sqft
- Toilet - ceramic tiles for floor and wall up to 7ft height up to Rs 40/sqft
- Ventilator window as per the design
- Rs 20,000/- allowances for bathroom fixtures

## Stair case

- Semi polished granite flooring up to Rs 120/sqft
- MS Railing

## Master Bedroom & Washroom

- Vitrified flooring up to Rs 60/sqft
- Toilet – Ceramic wall tiles up to Rs 60/sqft for floor and wall tiles. 2 vertical strips of highlighter tiles of length 2'-0" wide.
- Rs 20,000/- allowance for bathroom fixtures

## Bed Room 1 and toilet

- Vitrified flooring up to Rs 60/sqft
- Toilet – Ceramic wall tiles up to Rs 40/sqft for floor and wall tiles. 2 vertical strips of highlighter tiles of length 2'-0" wide
- Rs 20,000/- allowance for bathroom fixtures

### **Bed Room 2 and toilet**

- Vitrified flooring up to Rs 60/sqft
- Toilet – Ceramic wall tiles up to Rs 40/sqft for floor and wall tiles. 2 vertical strips of highlighter tiles of length 2'-0" wide
- Rs 20,000/- allowance for bathroom fixtures

### **Balcony**

- Anti skid ceramic tiles for the flooring up to Rs 40/sqft
- MS Railing

### **Terrace**

- Paver tiles for the flooring up to Rs 40/sqft
- 1 Overhead tank – Sintex tank of 1000ltrs.

### **Common**

- Waterproofing – all terrace and all washrooms Washrooms - Fosrok chemical with plastering Terrace - 12mm jelly waterproof concreting with Fosrok chemical
- Main Door and Puja room door – teak wood up to Rs 2500/cft
- All other doors to have flush door with laminate/veneer finish and frames to have red Sal wood up to Rs 1450/cft
- Windows frame to have red Sal wood or UPVC up to Rs 1450/cft
- Window shutters to be of red Sal wood or UPVC and shall have glass as per the pattern
- Grills – all windows and ventilators and main gate
- Surrounding area to have paver tiles up to 2' width
- GF & FF ceiling up to 10' clear height
- Basement ceiling will be at 8 feet height (if any)
- Structure of house will be of RCC and solid blocks.

### **Painting**

- Plastic emulsion painting (Internal) – Asian / Berger / Nerolac
- Exterior emulsion painting – Asian / Berger / Nerolac

### **Electrical**

- All conduits and wiring
- Wires - Finolex./ Anchor/ Vguard Switches – Anchor/Legrand
- Switches and switchboard
- Connections, points provided for UPS/AC points wherever required.

### **Sump Work**

- Sump with capacity up to 8,000 liters
- Sump to be constructed with block masonry

### **Elevation**

- Elevation work Cement Art Rs. 30000/-

### **Note**

#### **Area calculation and extra charges:**

- Car parking will be charged 70% of the buildup area
- Headroom will be charged 70% of the buildup area
- Measurements for the super built-up area will be taken jointly

### **Architectural details and extra charges:**

- Circular/ helical staircase will be charged extra @ Rs 650/sqft
- Tapered roof area will be charged at Rs 200/sqft
- Light Fittings Landscaping, Chimney Stove will be charged extra
- Compound wall will be charged additional @ Rs 650/sqft based on foundation depth
- All plumbing and electrical work will be done as per the drawing given by the Architect
- Architect drawings to be provided in stages to the contracting company during construction, which will be a base line for design, material and finishing specifications
- Any other specifications not exclusively mentioned here means it is additional cost
- Lofts will be charged extra
- Cut lintels over doors and windows will be provided
- Extra Elevation work will be charged extra as per the design.
- Govt. Taxes Extra

### **Site related extra charges:**

- Rainwater sump, Percolation pit and will be charged extra
- Excavation will be charged extra when encountered with water/loose soil/stone

### **Structural details and extra charges**

- Depth of the foundation more than 6' feet will be charged additional
- Eccentric footing will be included in package charged
- Extra Reinforcement will be charged additional unless advised in the drawings
- Slab thickness more than 6" will be charged extra
- SSM below plinth beam will be additionally charged
- Lift concrete wall be charged extra
- Double matt and strap beam for eccentric footings will be charged extra
- Footings and column provision for additional floor will be charged extra

- Additional charges will apply if Soil bearing capacity(SBC)<160
- Rainwater sump, Percolation pit and will be charged extra.
- Excavation will be charged extra when associated with water/loose soil/stone.
- Electrical will be provided by Owner.
- Water will be provided by Owner.
- BWSSB / BESCOM & BROWELL will be provided by Owner

**Brands:**

- Steel brands – Indus, Sail, Gopala, Meenakshi, A1
- Cement brands- ACC, RAMCO, Maha Cement, Priya
- Plumbing Pipes- CPVC and PVC Pipe of Ashirwad and Supreme brand