TULIP VATIKA AT RANI BAGAN, RANCHI

GENERAL SPECIFICATION:-

1. FOUNDATION :- Frame structure, with isolated/Combined Footing as per Design
2. STRUCTURE :- RCC Frame Structure , with RCC Col, Beam & Slab
3. WALLS :- 8"(200mm) / 4"(100mm) thick Brickwork in Cement mortar as per design & drawing
4. WALL FINISH :- Internal wall finished with POP &Primer over plastered Surface & external wall shall be painted with weather Coat over plastered Surface .
5. FLOORING :- All Floor Shall have Vitrified Tiles of 2'(600mm) x 2'(600mm) size of orient /Kajeria or equivalent make .
6. DOORS :- Wooden/GI door frame with Flush door painted with enamel paint Toilet doors shall be of PVC, all doors shall have standard Fittings.
7. WINDOWS :- Three track Aluminum shuttered sliding windows with 4mm clear Glass & MS Grill over Windows
8. TOILETS :- Floor-12"x12" Anti skid Ceramic Tiles,
   Dado - 7 'Height 12"x18" Ceramic Tiles.
   Fittings- all C.P.fittings will be of cera or equivalent with hot and cold water facilities(without Gyser)
   Sanitary ware - White Glazed Vitreous Sanitary ware of Cera or Equivalent make
9. KITCHENS :- Platform-2' wide Green Marble Platform with 24"x18" SS Sink,
   Dado - 2' Height 12"x18" Ceramic Tiles.
   Fittings - All C.P. fittings will be of Cera or equivalent
10. ELECTRICALS:- Concealed Wiring having sufficient light point, fan point, power Point, T.V. point with Copper Conductors with Standard Accessories (Fixtures not included), Wire & Modular switches of ISI Mark & shall be provided
11. WATER PROOFING:- Water proofing and heat Treatment on Terrace

AMENITIES:-

1. PARKING SPACE:- Sufficient Covered Parking space shall be provided on Gr. floor.
2. WATER SUPPLY:-Bore well, Pump & O.H. Tank shall be provided for continious water supply.
3. U.G. TANK :-U.G. Water tank of 25000 Litter
4. LIFT :-6 passenger lift of Aarohi/CEAT or equivalent shall be Provided
5. GENERATORE :-20KVA generator of Ashok Layland or equivalent shall be provided
6. GUARD ROOM:-One Guard room at Gr. floor shall be Provided
7. COMMON TOILET:-One Common Toilet at Gr. floor shall be provided
8. RAIN WATER HARVESTING:-One Rain Water Harvesting

SMART FEATURES:-

1. Vehicle charging point
2. Solar light around the Building
3. Private Water meter for each indivisual flat
4. C.C.TV Camera for Common Area

PAYMENT SCHEDULE:-

1. INITIAL BOOKING AMOUNT:- 20%
2. AT THE TIME OF 1st FLOOR CASTING:- 15%
3. AT THE TIME OF 2nd FLOOR CASTING:- 15%
4. AT THE TIME OF 3rd FLOOR CASTING:- 15%
5. AT THE TIME OF 4th FLOOR CASTING:- 15%
6. COMPLITION OF B/WORK & PLASTER:- 15%
7. AT THE TIME OF POSSESSION:- 5%

EXTRA CHARGES:-

1. CAR PARKING :-	Rs.175000/-
2. ELECTRIFICATION :-	Rs.25000/-
3. GENERATOR :-	Rs.75000/-
4. LIFT :-	Rs.75000/-
5.SMART FEATURES :-	Rs.50000/-
TOTAL =	Rs.400000/-

Architect & Developers:-

Aakriti Associates
Architects,Engineers & Valuers
403, 4th. Floof, Roopram Tower,
Ratu Road, Ranchi, Cell-94313-58852

TULIP VATIKA

2D PLAN

TYP. FLOOR PLAN (G+4)

TULIP VATIKA

3D Plan

TYP. FLOOR PLAN (G+4)

Area of Flats

Flat	Carp. Area	Bal. Area	S. B. Area
A	1007sqft.	197sqft.	1515sqft.
B	1035sqft.	177sqft.	1530sqft.
C	938sqft.	75sqft.	1300sqft.