

Specifications for Green Vista Heights

ROARK'S CUSTOMER FIRST HOMES DELIVER AFFORDABLE LUXURY



Foundation Structure - RCC structure work designed for earth quake resistance

Walls - First quality light weight bricks and composite wall

Shelves Provision - Cement finish shelves will be provided in all bed rooms and kitchen(Standard designs)

Internal wall Finish - Lappam finish with Oil bound distemper paint

External wall Finish - Weather proof paint of premium brand

Flooring - Vitrified Tiles in all bedrooms, drawing & living, dining, kitchen and balconies. Anti-skid ceramic tiles for Toilet and utility area. Marble flooring for corridors, lobbies and stair cases. Combination of cement tiles, cement flooring in parking areas

Doors & windows:

Main Door - Teak wood door frame designer door shutter. Brass hardware with night latch, safety chain of superior brands

Internal Doors - Non-Teak wood frame with flush doors and hardware of superior quality

Windows - NCL seccolor windows with sliding shutters

Kitchen - Marble platform with stainless steel sink 2'high dado above the kitchen platform. Provision for Aqua guard point in kitchen area. Provision for washing machine in utility area

Electrical Installation - Flame Retardant low smoke (FRLS) concealed copper wiring, PVC insulated wire of superior quality. Modular switches of superior brands like anchor/Legrand or Equivalent. Separate Miniature circuit breakers (MCB) will be provided for light& power circuit box in each flat. Master power cutoff for entire house except refrigerator . All bed rooms will have provision for split AC.

Telephone & Data Connections - TV outlet in Master Bed Room and Living Room. Telephone point in Master Bed Room and Drawing Room with parallel connection. Direct to home facility for TV & WiFi. Intercom facility from each apartment to Security Room, Clubhouse/Multipurpose Hall

Toilets - 7'-0" high dado in glazed ceramic tiles. Ceramic ware of superior brands like Parry ware/ Hind ware. Hot and cold water mixers in shower areas. Provision for geyser and exhaust fans in all bathrooms. CP fitting of superior brand in bath rooms and kitchen

Water supply Piping - Superior quality GI/CPVC piping with special fitting as per IS specification. Bore water supply in all bath rooms, utility and kitchen. Treated Municipal drinking water supply in kitchen Sanitary and Rain water Piping - Superior quality PVC/GI piping with special fitting as per ISI specifications. All plumbing points will be pressure tested as per standards

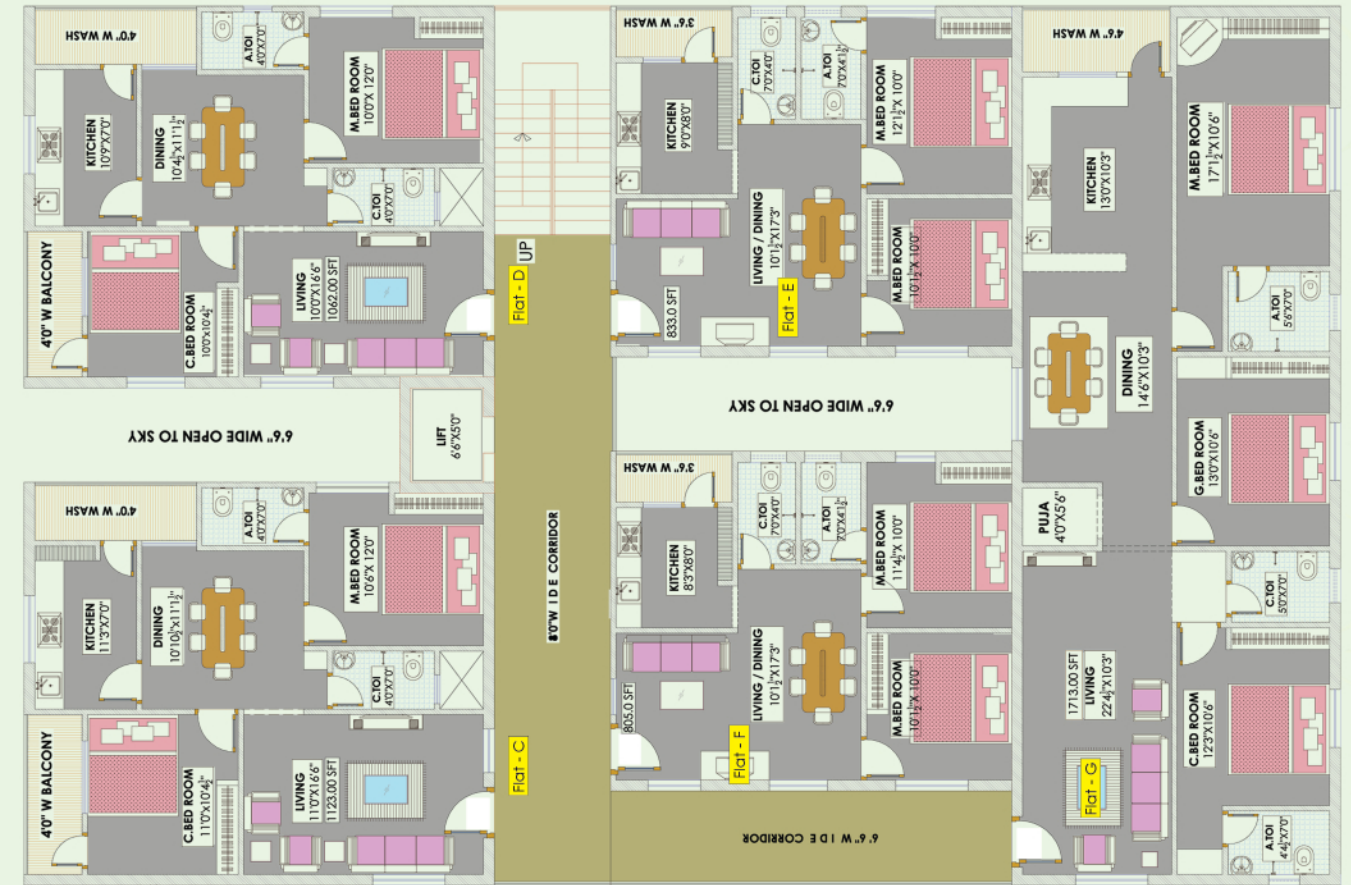
External Hand Railing - MS railing for staircase and balconies

Security System - Round the clock security system with intercom from all flats to security. Back- up Generator DG set acoustically insulated. Uninterrupted power supply for lifts and water pumps and selected common area lighting. Power supply to one fan and one light point in each flat as a back-up power supply

Other Amenities - Club House/Multipurpose Hall with provision for Indoor games, Gym and Meeting Hall. Terrace area will be developed for well designed sit outs

Disclaimer - The Perspective shown is an artistic impression of the developer's intent. All layouts, entrances, circulation area/driveways shown are tentative and Subject to change. Brand and make are indicative and will be of equivalent make & quality as per availability. Furniture layout shown is indicative of how the unit can be. No furniture, landscape amenities or accessories shown in the visuals are provided with the apartments

* Subject to terms & conditions



AREA STATEMENT

Flat - A	- 1016.00 SFT
Flat - B	- 931.00 SFT
Flat - C	- 1123.00 SFT
Flat - D	- 1062.00 SFT
Flat - E	- 833.00 SFT
Flat - F	- 805.00 SFT
Flat - G	- 1713.00 SFT



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