

Room No.2&5, First Floor, National Theater Building
Govindarajan Street, West Tambaram, Chennai - 600 045

Mobile: 78710 23456

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VGK
Lotus

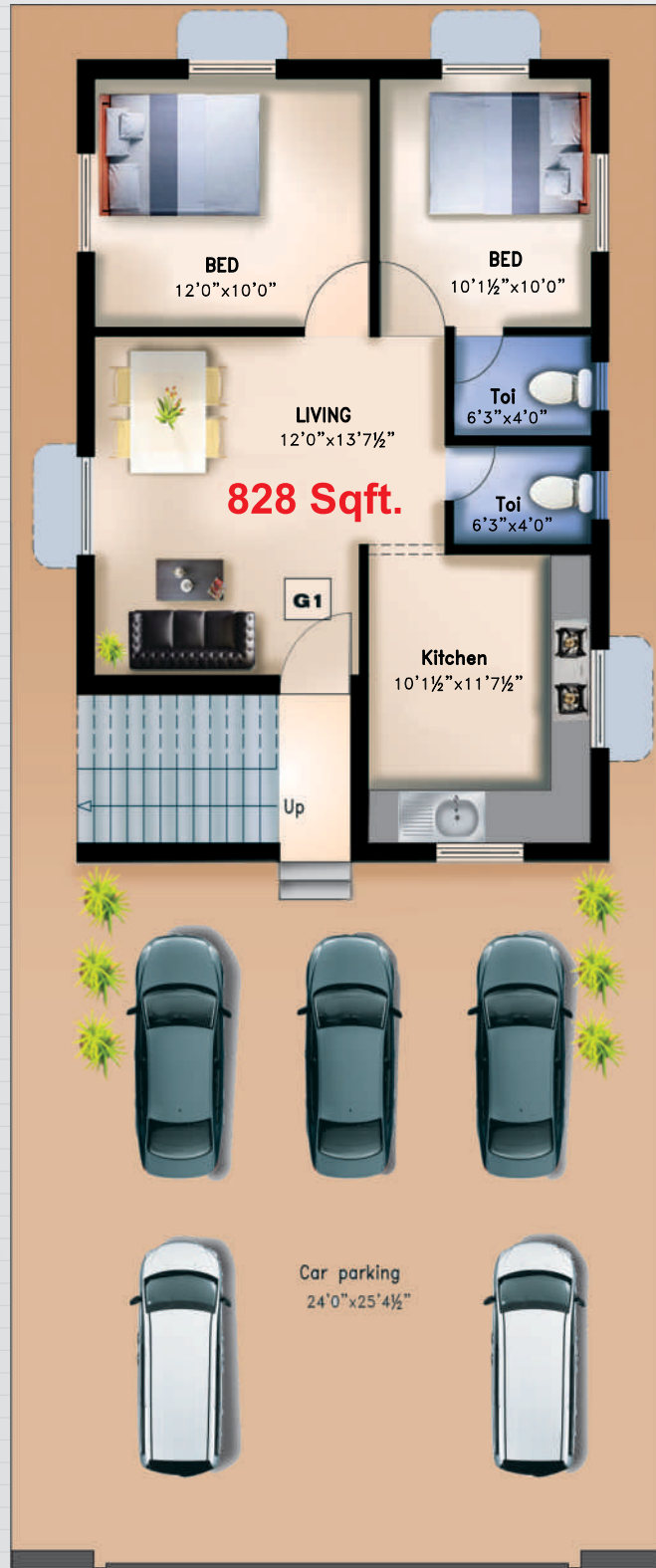
1&2 BHK Apartments
West Tambaram



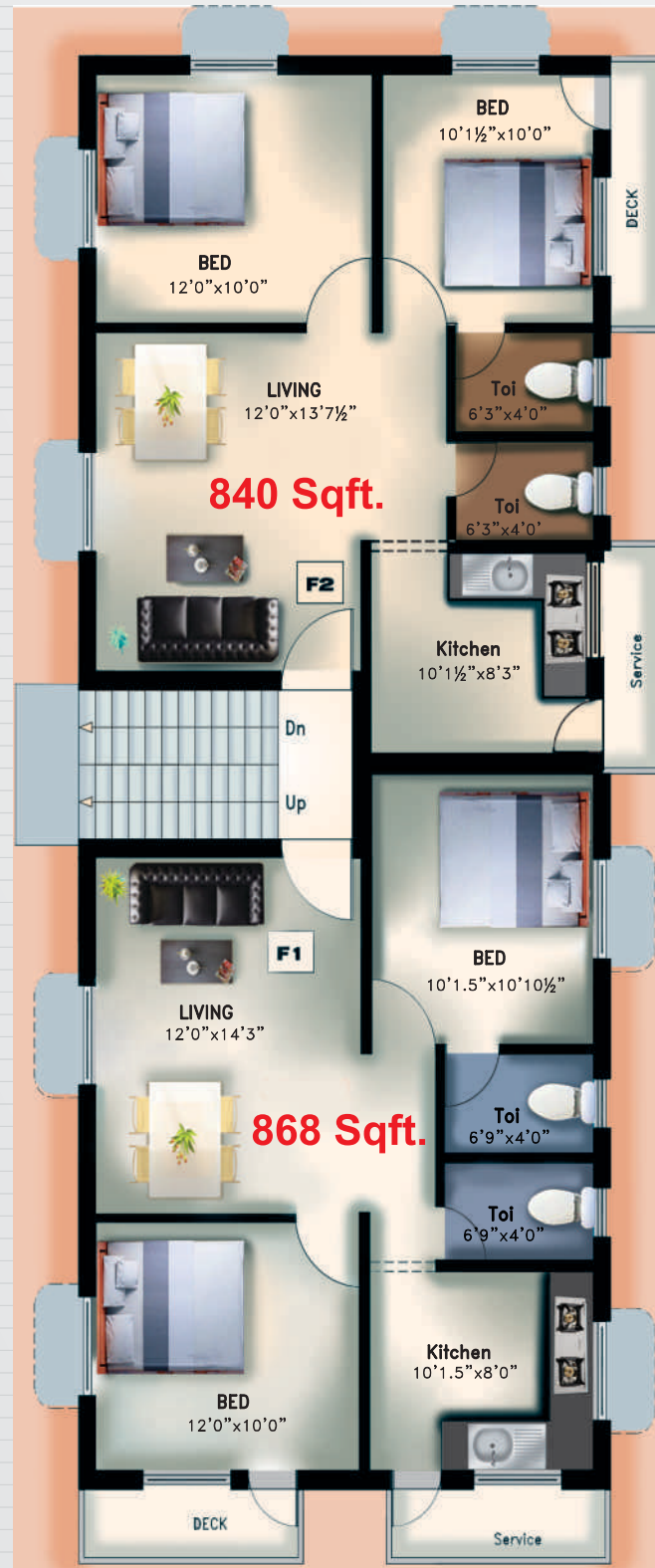
Plot No.10, 1st Cross Street,
Church Road, West Tambaram,
Chennai - 600 045



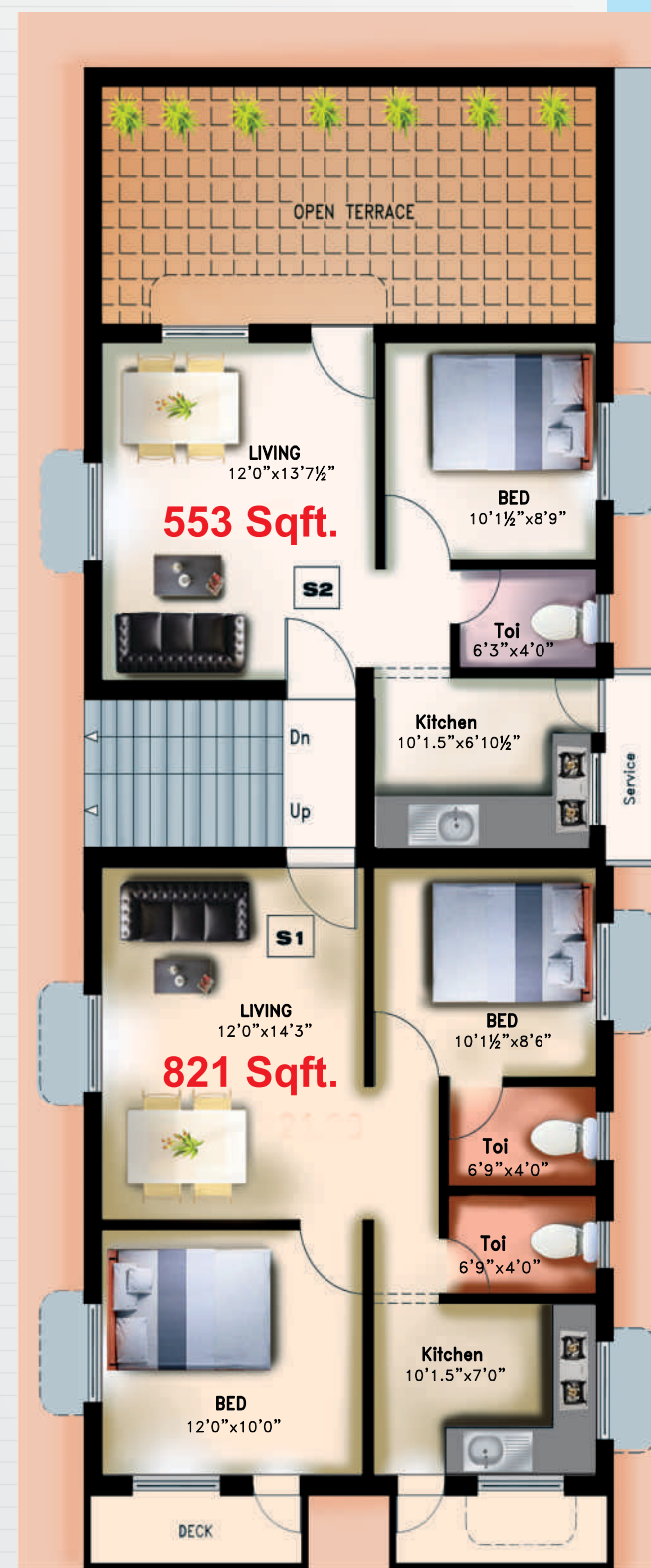
Ground Floor



First Floor



Second Floor



Road

Area Statement

- 828 sq.ft - 394 U.D.S
- 868 sq.ft - 413 U.D.S
- 840 sq.ft - 400 U.D.S
- 821 sq.ft - 390 U.D.S
- 553 sq.ft - 263 U.D.S

SPECIFICATIONS

STRUCTURES

R.C.C. Framed structures as per structural design 9" and 4 1/2" thick Brick wall as per working drawing Plastering as per standard.

JOINERY

Main Door: Teak wood frame with 30mm thick panel shutter

Doors: Country wood door frames with 30mm thick commercial flush shutter

Toilet Doors: 30mm thick full panel PVC door.

M.S. Grill works for windows as per the architect's design

Windows: Wooden frames With openable glazed shutter

TILES

FLOORING 2"X2" Vitrified tile flooring

DADOING for Bathroom 7' height glazed tiles

KITCHEN

Kitchen Counter Black Granite Top ceramic tiles 4' above platform, S.S. sink

PLUMBING & SANITATION

Hot Water lines: CPVC pipes with necessary fittings

Cold waterlines: PVC pipes Conforming to IS

Rain water and Sanitary line: PVC pipes Conforming to IS

SANITARY FITTINGS: Parryware or Hindware / metro cp fittings, Rain water Harvesting with necessary arrangements

ELECTRICAL

Concealed Wiring Wires conforming to ISI Modular Switches / Wonder or any standard make

PAINTING

All Internal walls: 2 coat putty finish with plastic Emulsion Paint.

External walls: Exterior Emulsion Paint

Doors, Windows & Grills: Synthetic Enamel paint

NOTE:

The Cost of apartment is exclusive of Covered car parking, Registration, Stamp Duty, Incidental charges, Deposits Payable to TNEB, Underground Drainage, sales Tax and Other Government Taxes

Payment

1. AT THE TIME OF BOOKING	₹ 1,00,000
2. AT THE TIME OF AGREEMENT (WITHIN 10 DAYS FROM THE DATE OF BOOKING)	20%
3. AT THE TIME OF REGISTRATION (WITHIN 20 DAYS FROM THE DATE OF AGREEMENT)	35%
4. ON COMPLETION OF FOUNDATION WORK	10%
5. ON COMPLETION OF 1ST FLOOR ROOF SLAB	10%
6. ON COMPLETION OF BRICKWORK	10%
7. ON COMPLETION OF PLASTERING WORK	05%
8. ON COMPLETION OF FLOORING WORK	05%
9. AT THE TIME OF HANDING OVER	BALANCE