

# SPECIFICATIONS

## STRUCTURE & MASONRY

- Earthquake Resistant RCC frame structure
- 5" thick AAC Blocks/Siporex work Internally & Externally
- External wall Artificial sand-face double layer plaster
- Internal wall Gypsum Finish over Cement Plaster & Ceiling in Gypsum Finish

## ELECTRICAL

- Adequate Electrical points in all rooms, Concealed copper wiring with MCB
- Electrical provision for split A/C point in Master Bedroom
- T.V. point in Living Room and Master Bedroom with DTH cabling work
- Exhaust fan points provision in Kitchen and Toilet
- Water purifier point provision in Kitchen
- Washing Machine point provision in Dry Balcony
- Invertor point provision
- Electrical Charging Point provision for Electrical Vehicles in common areas

## PLUMBING

- Concealed Plumbing in CPVC Pipes
- Branded make CP fittings in Kitchen & Toilets
- Branded bathroom sanitary ware fittings
- Provision for washing machine point in dry balcony (inlet and outlet)
- Brick Bat / Chemical double coat waterproofing in Toilets, Terrace & Dry Balcony
- Provision for Geyser points in bathroom
- Solar water for Common Bathroom

## KITCHEN

- Granite kitchen platform with stainless steel sink
- Dado tiles up to lintel level
- Separate water connection for drinking & domestic water

# SPECIFICATIONS

## FLOORING

- Vitrified tile flooring in each flat
- Dado tile up to lintel level in all toilets
- Ceramic flooring in toilets, terrace, and dry balcony
- Chequered tiles/Trimix in parking areas

## DOOR & DOOR FRAMES

- Attractive main door with Premium quality fittings and fixtures
- All internal room door frames with decorative pine wood
- Toilet door frame in granite
- Waterproof WPC doors in toilets
- Premium SS finish door fittings
- Powder-coated French Door opening for terrace

## WINDOWS

- Granite window sill for all windows
- 3 Track powder-coated aluminum sliding windows with mosquito/ SS mesh & louvered windows for toilets
- MS grills for windows

## PAINTINGS, GRILLS & RAILINGS

- Oil bond distemper for all internal walls
- Apex paint for all external wall
- Oil Painted MS safety grills
- MS railing for terrace

A project by



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## DISCOVER THE CHARM OF LIVING



Step into a world where every aspect of your home is designed for your comfort. At Basil Shivraj, enjoy the warmth of cozy interiors that are both functional and inviting, making every corner a delightful experience. Our homes are a perfect blend of modern architecture and homely warmth, ensuring every moment you spend here is relaxed and special.

## ARTFULLY DESIGNED WITH SMART AMENITIES



Basil Shivraj is not just a residence but a lifestyle statement. Each home is a masterpiece of design, boasting smart layouts and contemporary amenities. Enjoy features such as state-of-the-art security systems, landscaped gardens, children's play areas, and many more. All thoughtfully incorporated to enhance your living experience. Here, every detail is refined to deliver the ultimate in sophistication and functionality.



SEATING AREA WITH PERGOLA



CHILDREN'S PLAY AREA



PARTY LAWN



OPEN GYM

## UTILITIES



Generator Backup for Lift, Parking & Common Areas



Decorative Entrance Lobby



Fire Fighting System



CCTV Surveillance



UGWT & OHWT



Rain Water Harvesting



Tremix Concrete Road



Organic Waste Converter (OWC)



Solar Water Supply



Easy Dry



Round the Clock Security



STP