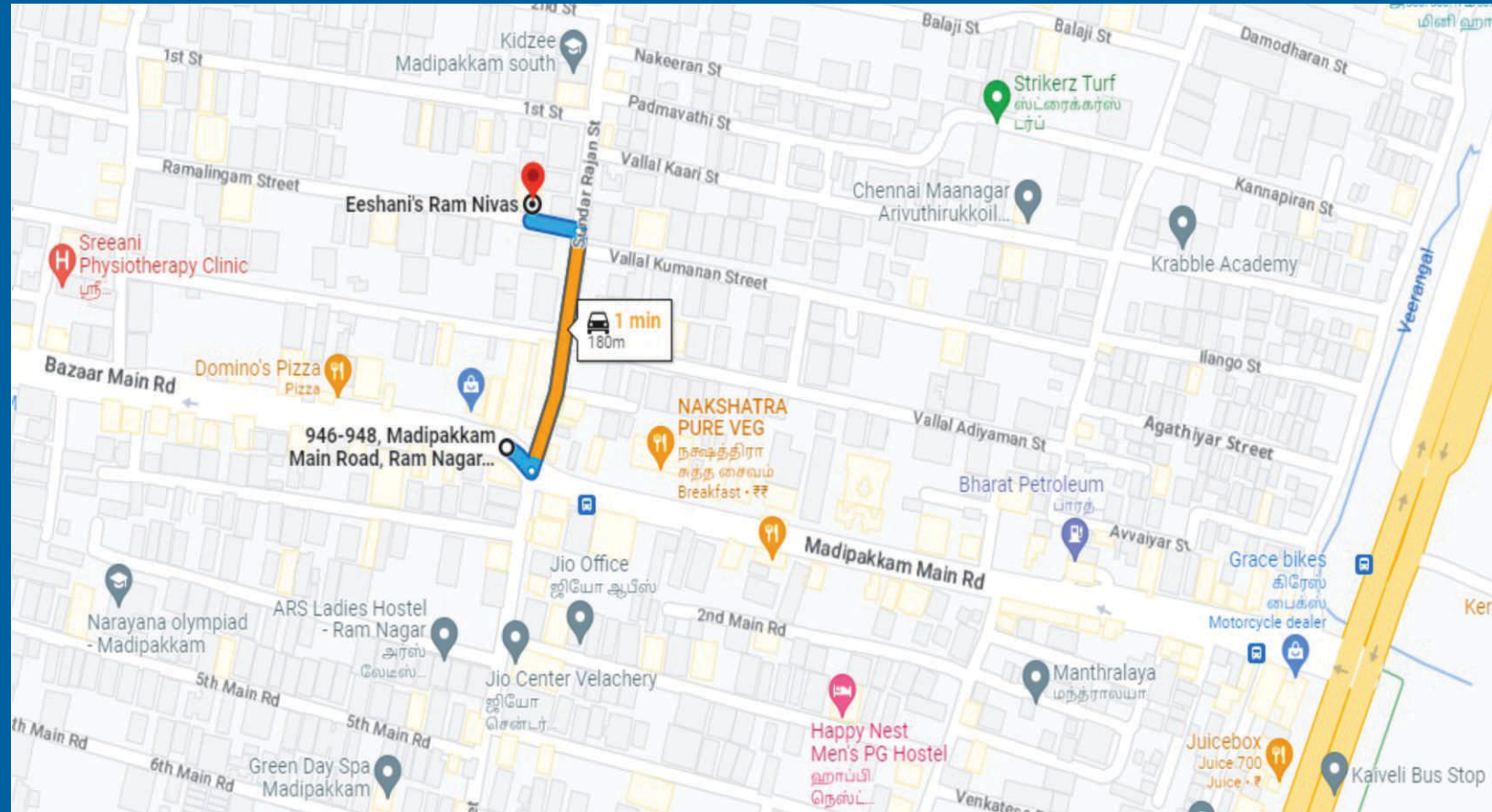


Apartment Area Details

SI.NO	APARTMENT NO	APARTMENT AREA Sq. Ft.	FLOOR	ROOMS	MAIN DOOR FACING
1	1A TO 5A	1566 Sq.ft	First To Fifth Floor	3 BHK	North
2	1B TO 5B	1068 Sq.ft	First To Fifth Floor	2 BHK	East
3	1C TO 5C	1380 Sq.ft	First To Fifth Floor	3 BHK	East

Location Map



OFFICE ADDRESS :

Plot No.38, Alamelumangapuram, 2nd Cross Street,
Madipakkam, Chennai - 600091.
(Land Mark : Back side of Indusind Bank & Anjakha Hospital).

SITE ADDRESS :

Plot No.554, Ramalingam Street,
Ram Nagar North Extension, Madipakkam,
Chennai - 600091.

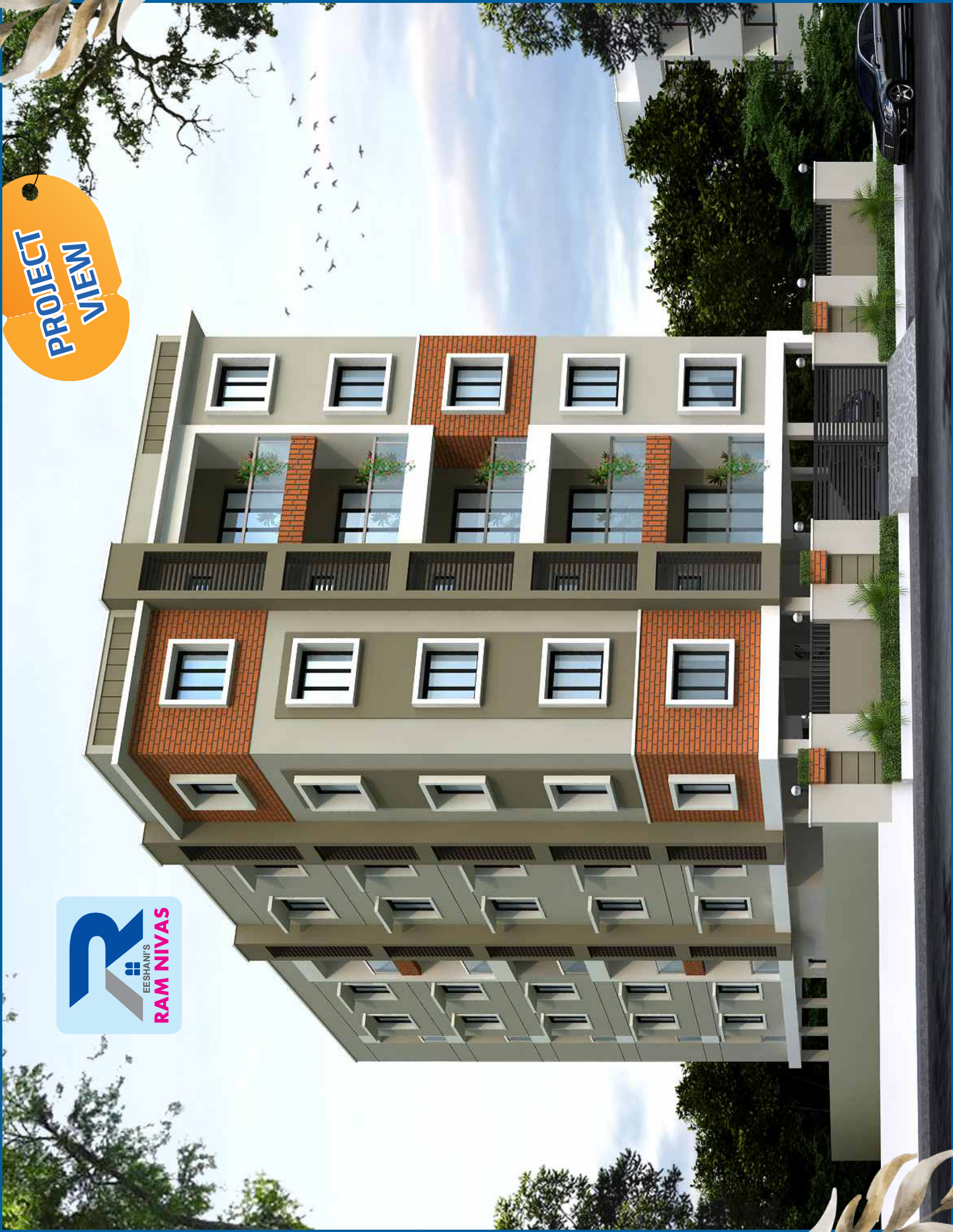
www.eeshanibuilders.com

**FOR
BOOKING CONTACT
M. SIVA M.E. (Structural)**

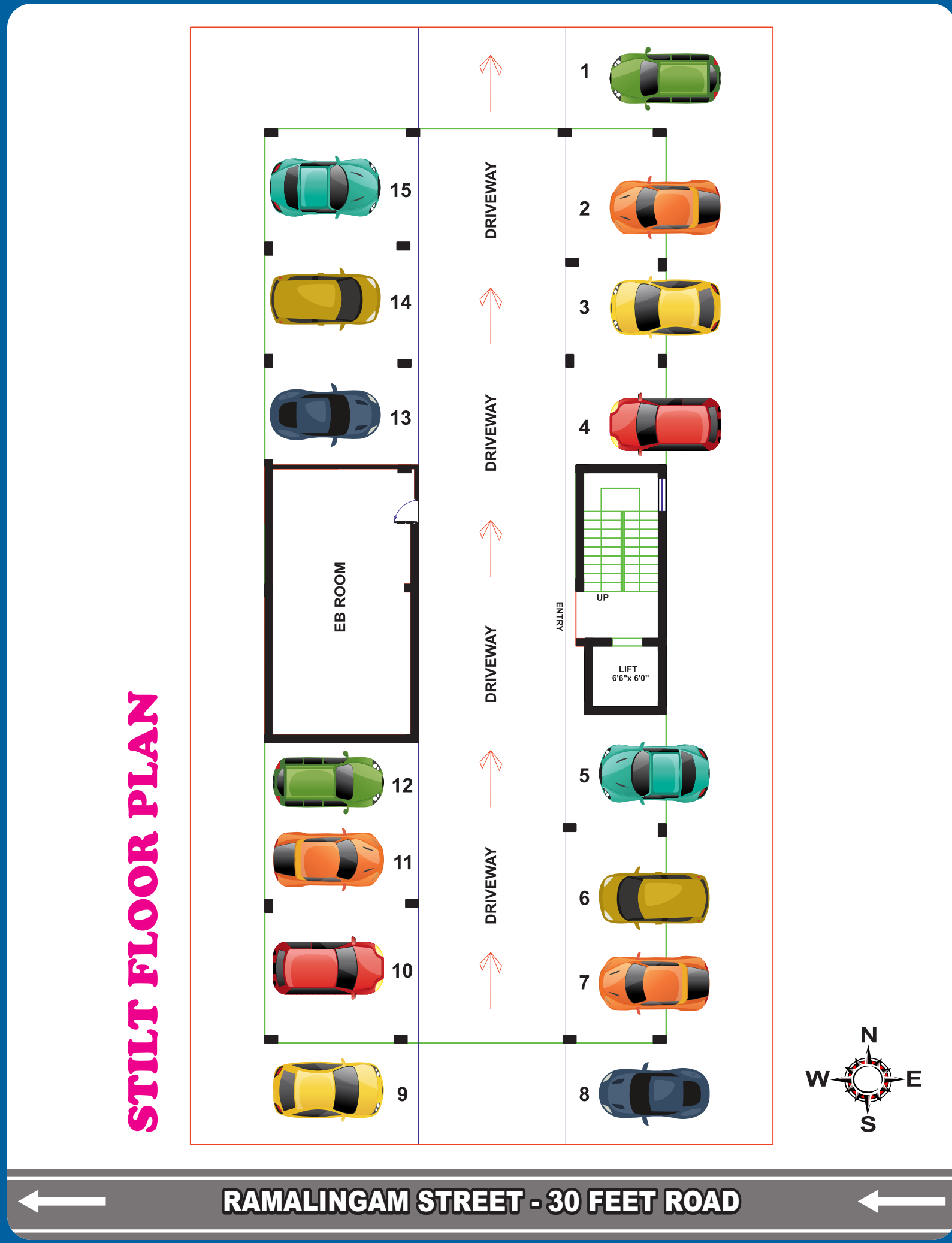
**9566 43 43 43
7797 01 23 45**



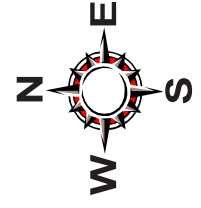
HOME IS NOT A PLACE, IT'S A FEELING



PROJECT VIEW



First To Fifth Floor Plan



RAMALINGAM STREET - 30 FEET ROAD

Specification

- STRUCTURE:**
- R.C.C framed structure with RCC columns, beams and Slab.
 - Quality Brick Masonry walls using M sand.
 - Covered Car Parking in Stilt floor with five floors.
 - EARTH QUAKE resistant design as per STRUCTURAL CONSULTANT based on SOIL TEST REPORT.
 - COLOUR, ELEVATION and DESIGNS as per Builder Choice.

- SPECIAL FEATURES:**
- Internal Minor Alterations, Electrical points, Plumbing fittings, Tile, Main Doors & other doors and Painting shall be of customer's choice.
 - Anti-skid tile provided for Ground floor car park areas for easy maintenance.
 - Granite shall be provided for staircase and Stainless steel hand rails.
 - Rain water harvesting. & PEST control treatment.
 - Safety Grill will be provided for Main Door and Balcony.
 - Fixed supports for drying clothes in terrace.
 - All bed rooms and Kitchen shall be provided with lofts.
 - All bed rooms and Kitchen shall be provided with one (4 feet wide) cudappah slabs subject to owners choice in their share of apartments.
 - Seating place in car park and terrace area.
 - White tile in terrace (Heat proof tile)
 - Six passenger Automatic(Johnson) lift is provided.
 - CCTV is Provided, Video Door Phone, Genset for common areas.

- DOORS AND WINDOWS:**
- MAIN door with TEAK WOOD, Godrej lock, viewing lens, brass hinges, brass handles, and tower bolts.
 - Bed room doors with TEAK WOOD frames and single leaf MASONITE shutter.
 - Bathroom doors with TEAK WOOD frames and single leaf Wood Plastic Composite (WPC Door) shutters.
 - Open type UPVC window and safety grills.
 - French door with UPVC Sliding type.
 - VENTILATORS with TEAK WOOD frames, MS grill and provision for exhaust

- TILES AND GRANITE:**
- Living, Dining, kitchen and Bedrooms floorings shall be provided with 2'9" x 2'9" Vitrified tiles of brands like Kajaria/Johnson/Somany (Basic cost Rs. 60.00/ Sq. Ft.)
 - Bathroom wall tile for 7' 0" height (Basic cost Rs. 45.00/ Sq. Ft.)
 - Kitchen wall tile up to 2'0" height (Basic cost Rs. 45.00/ Sq. Ft.)
 - Anti-skid bathroom floor tiles (Basic cost Rs.45.00/Sq. Ft.)
 - Kitchen platform with high grade polished Black GRANITE top with beading full rounded edges (Basic cost Rs. 135.00/ Sq. Ft.)
 - Stainless Steel single bowl sink in kitchen.

- SANITARY WARES AND FITTINGS:**
- EWC Wall mounted closet with Parry ware brand for all toilets.
 - Wash basin with PARRYWARE brand in Dining and all bedroom toilets.
 - Cockroach Trap in all toilets and kitchen sink.

- PLUMBING:**
- Two Taps in the kitchen for Metro water and bore water each.
 - 2 in 1 wall mixer Tap connections in bathrooms with health faucet with Overhead shower & Hot and cold water provision.
 - All Internal plumbing water lines CPVC pipes and for External plumbing water lines PVC pipes are used.
 - All PLUMBING fittings with PARRYWARE brand.

- ELECTRICAL:**
- 3 Phase Electric supply connection with manual phase change over facility for each flat.
 - MCB / RCCB (Residual current circuit breaker) with Anchor Panasonic/Greatwhite.
 - Modular Switches & Sockets of Anchor Roma/Greatwhite/Equivalent Brand. Two way switches for one light and one fan must be provided in all bedrooms.
 - Fire Retardant Copper Wire of Finolex / Orbit/Greatwhite.
 - Split A/C provision for hall and all bedrooms.
 - TV provision for hall and all bedrooms.
 - Exhaust Fan Point in all Bathrooms and kitchen.
 - Geyser Point in all toilets.
 - Inverter wiring in all rooms.
 - Water Purifier & Chimney point in kitchen.
 - Inverter provision in consultation with owners for their share of apartments.
 - Night lamps point in all bedrooms.
 - One point in Stilt floor for Car washing (vacuum cleaners).

- PAINTING:**
- Internal Walls and Ceiling finished with 2 Coats of Putty, 1 Coat of Primer & 2 Coats of Asian Emulsion paint.
 - External Walls finished with 1 Coat of Primer & 2 Coat of weather proof Asian ULTIMA Emulsion paint.
 - Doors other than entrance door with enamel paint.
 - Main door with varnish (sealer finish / Melamine finish).
 - M.S. Grills with two coats of enamel paint.

- NOTE:**
- Any Additions or Alterations required over the above Provisions shall be provided at EXTRA COST

