

VERTICA SPECIFICATION

Structure

- Deep Pile raft foundation complying with seismic 3 zone
- RCC frame structure with brickwork / block partitions. The height of each floor shall be 10'-6 to top of slab.(3250 mm)

Flooring & Tiling

- Lift Lobbys : Wall & floor Composite Marble/Granite. As per Architect design.
- Staircases: Granite flooring with hand Railing as per Architect design.
- Car park Area : Grano Flooring with grooves .
- Foyer, Living/dining : Composite Marble flooring .
- Kitchen : Coloured Granite /Vitrified tile flooring .
- Bedrooms : Vitrified tile flooring ..
- Master Toilet & Dressing Area : Imported ceramic tile for floor and walls up to false ceiling height of 8' 0"(master toilet),
- Other Toilets : Designer ceramic tile concepts for floor and walls upto 8'0" height .
- Servants Toilet : Ceramic tile for floor and walls upto 8'0" height .
- Servants Room : Ceramic tile flooring
- Utility Room : Ceramic Tile for Wall and Upto 4'6" in wash counter area .
- Balconies : Rustic antiskid tiles with SS & Glass railings.
- Lounge (Duplex Apt) : Wooden laminated floor AC4 grade
- Internal staircases (Duplex Apt) : Coloured Granite Flooring .
- Open Terraces(Duplex Apt) : Timber decking with flamed granite ,Glass railing and soft Landscape.
- Pooja : Coloured Granite flooring .

Sanitary & Plumbing

- Sanitary fittings: EWC wall-hung, concealed cisterns, counter washbasin. All sanitary fittings shall be of Duravit / Roca or equivalent.
- Faucets: All Faucets shall be single lever CP, heavy body metal fittings of Grohe / Roca or equivalent make. Hot water connection shall be provided for overhead shower and wash basin mixers in each bathroom.
- Plumbing: All water supply lines shall be in medium class CPVC pipes. Drainage lines and storm water drain pipes shall be in PVC.
- Kitchen & Service Area : Wall mounted Faucet would be provided .
- Pressurized water Supply shall be provided.

Doors & Windows

- Window Shutters: Prefabricated Colour Anodised Aluminum Sliding windows.
- Door Frames: Main door frame and shutter shall be of seasoned Teak wood with architraves .Outer face to be PU coated and Inner face melamine finished.
- Door Shutters: All internal door frames shall be of seasoned teak wood with flush door shutters . All internal and external faces shall be enamel finish .
- Hardware: All hardware shall be in C.P Brass, tower bolts, doorstoppers, ball bearing hinges. Locks shall be mortise of Dorset /Yale make or equivalent.

Electrical

- Concealed Copper wiring of Power flex or equivalent make with modular plate switches, centralized cabling system for centralized DTH and Telephones
- Wiring shall be done for lighting, 5Amps, 15 Amps and AC points in the Apartment.
- Switches: All switches shall be Anchor Woods /Le Grand or equivalent make.
- Generator: Power backup will be provided for all common services and all points inside apartment except Airconditioning and Geyser points .
- Common area and external Light fittings would be provided

Ceiling Treatment

- OBD paint in all areas except service areas .

Wall treatment

- Internal Walls: POP Punning with emulsion paint.
- Service area - Oil bound / acrylic distemper
- External Walls: Exterior grade emulsion , texture paint

Elevator/s

- Elevators: High speed 1no of16 passenger and 2 nos of 9 passenger lift in each core with automatic doors & SS brush finish of reputed make .

Facilities & Amenities

- Automated Multilevel car park System in addition to Basement ,Stilt and surface Car parks.

- Car Lifts at entry and exit points to basement.
- Adequate Visitors Car parks.

Air Conditioning

- All bedrooms, living room & family space shall be centrally air-conditioned *.

Home Automation:

- Automated remote controlled entry gates & Basement entry.
- Access control entry to Club
- Light sensors for common Areas.
- CCTV for Common Areas with a DVR Recording Facility at The Security Kiosk .
- Mood-lighting in Living and Master bedroom *
- Home security monitoring gas leakage , emergency panic , intrusion alarm , visitor tracking , emergency in any individual apartment

Landscaping

- Terrace gardens with sunken slab and waterproofing and drainage facility with soil and Bermuda / Mexican lawn planted. Sprinklers and a drip system shall be provided.
- Interlock Pavers to be laid in driveways.
- Water bodies and fountains

Facilities provided at the "Vertica "

- Air-conditioned Entry Lounge
- ROOF TOP Infinity Swimming pool with Jacuzzi ,Changing & Shower Area
- Fully Equipped Unisex Gym
- Gents and ladies Spa with Steam & Sauna.
- Lounge Bar
- Games room
- Aerobics Room
- Pool table & T T Table .
- 25 seating Mini Theatre .
- Fully Equipped Party Hall

Facilities Provided

- DTH Cabling ,Access Control entry with automated gates
- Drip Irrigation system for all landscape
- Duplex Terrace gardens and internal courtyards with sunken slab and waterproofing and drainage facility with soil and Bermuda / Mexican lawn planted
- Vertical Garden
- The outer boundary of the property shall be provided with fencing in 50mm x 50mm x 6mm steel angles and G.I. chain link along with creepers, provided with a drip irrigation system.
- Façade lighting to be provided for glass Tower from 12th to 16th floor
- Children's Play Area