

**SPECIFICATIONS OF THE PROJECT ORGANISED BY M/S NEW HORIZONE DEVELOPERS AT
SCIENCE CITY EXTENTION- BHADAJ:**

PROJECT NAME : “ THE AUGUST”

A. PROJECT DETAILS

Commercial Units:

No. of Blocks:	1
No. of shops on Ground floor:	16
No. of shops on 1 st floor:	16
No. of basements	2
Total No. of Shops:	32
No. of lifts:	1
No. of Stairs:	2

Residential Units:

No. of Blocks:	2 (G+13)
No. of Flats on Ground floor:	4 (Each)
No. of Flats on Top floor:	2 (Each)
No. of basements	2
Total No. of Shops:	92
No. of lifts:	2 (Each)
No. of Stairs:	1 (Each)

Floor Specification:-

- Basement-1 & 2 for parking.

- Commercial

Ground Floor-16 showrooms

First Floor -16 Showrooms

Separate lift and stairs for commercial units.

- Residential:-

2 Blocks- Block A & B

2nd to 12th Floor- 88 Apartments (Luxurious 3 BHK)

13th Floor – 4 Apartments (Luxurious 4 BHK with bigger size attached terrace)

B. GENERAL SPECIFICATIONS

1. Structure:

- Earthquake resistant R.C.C. frame structure as per Structural Engineer's design.

2. Masonry/Plaster and Paints:

- AAC Blocks masonry partition walls.
- MALA plaster inside with chant with white putty finish.
- Double coat mala plaster outside with a combination of texture & 100% acrylic paint.
- Chicken mesh will be used wherever required.
- Curtain Glazing of ACP & Exposed Brick Work in elevation.

3. Flooring:

Flats

- Standard ISI quality vitrified tiles flooring with 3" skirting in Drawing/ Dinning Room & Vestibule area.
- Standard ISI quality vitrified tiles flooring with 3" skirting in all Bedrooms, Kitchen, Storeroom & all commercial area.
- Kota stone flooring in Wash yard.

Stairs

- Granite stone on ground floor and Polished Kota Stone In basement stairs and up to terrae.

Bathrooms

- Standard ISI quality Porcelain tiles up to lintel level and 2'X2' vitrified matt finish floor tiles for residential and commercial both.

Basements

- All Tri-mix flooring in both basements.
- Provision of Mechanical Parking Systems in first basement.

Terrace

- Required Waterproofing in 3 layer and china-mosaic finishing.

4. WATER-PROOFING :

- Waterproofing in all Bathrooms, Terrace and wherever required with conventional treatment and chemical coating.

5. DOORS & WINDOWS :

- Glass Main Door for commercial.
- Decorative Main Flush door for all flats.
- Laminated flush doors in all toilets for residential and commercial both.

6. ELECTRIFICATION

- Three phase Connection for each showrooms and flats.
- Concealed copper wiring of good ISI brand.
- Modular Switches of well-known ISI brand.
- M.C.B. & E.L.C.B for safety of equipment of good ISI brand.
- Electric sub-station by GEB for sufficient power.

7. T.V. & TELEPHONE POINT

- Required points in all flats & showrooms.
- Provision of Intercom in each flat & showroom and security cabin, CCTV camera at all required places.

8. A.C. POINT :

- Provision of A.C. points & drain pipe in all Flats & showrooms.

9. PLUMBING :

- C.P.V.C. pipes for bathrooms and P.V.C. pipes for Drainages.
- All bath area fittings of Jaguar make.
- Wash basin & W.C. of Cera make.

10. WATER TANKS:

- RCC overhead tank on both block as well as RCC underground water tank as per requirement.
- Sensors for automatic filling of the tank.
- 4 Nos of Automatic Lifts of well-known ISI brand for the residential units and 1 Lift of well-known ISI brand for ceommercail units.

Project Amenities :-

- Swimming pool with changing rooms.
- Party lawn garden with Gazebo.
- Children's play area.
- Fully equipped gymnasium.
- Developed library & waiting lounge.
- Fully equipped indoor gaming zone.
- Spacious and developed Multi purpose hall.
- Walking Track.
- 24 Hrs CCTV surveillance.
- Ample security services.
- 24 Hrs water supply.