

GENERAL SPECIFICATION

FOUNDATION

R.C.C framed structure, isolated column footing plinth beams (As per structural Engineers recommendation) including anti soil treatment

SUPER STRUCTURE

R.C.C. framed with 9" brick walls for the exterior, 4.5" thick brick walls for the interior with cement plastering

FLOORING

Vitrified tiles (24"x24") flooring for the living bedroom, Kitchen 12"x12" antiskid for balcony & service area.

KITCHEN

Jet black granite top, 1mm stainless sink without drain board 2' height wall Dado work. Topy for sump water and bore well water.

TOILET

Parryware, Sanitary fitting for mounted EWC & wash basin and C.P fitting wall Dado work upto 7" height CPVC pipes for concealed water line and geyser provisions. Water proof coated flush door UPVC ventilator with exhaust fan for provision and MS Grill

JOINERIES

Door – Teak wood main doors with brass accessories skin doors for bedrooms UPVC sliding / Openable windows with plain glass.

Electrical

Three phase electricity supply concealed distribution board with MCB modular switches ISI make concealed copper- wiring - AC points in bedrooms, TV points in living. Wiring provisions for installing inverters.

Paintings

Asian Emulsion paint for all walls including Kitchen, Hall, Bedrooms and toilet be coated with Birla white wall care putty. Exterior walls over one coat of primer with Asian paints Ace, Enamel Paint for joinerie grills and varnish for main door.

Common overhead tank one for sump water and one for borewell water.

RCC sump with 12000 Lit capacity & separate motors for sump water and borewell

PAYMENT SCHEDULE

On Booking	:	1,00,000
On Agreement	:	20%
Registration with 20 days:	:	30%
On Foundation	:	15%
On Stilt Slab	:	5%
On First Slab	:	5%
On Second Slab	:	5%
On Third Slab	:	5%
Inner Plastering & Outer:	:	
Plastering	:	5%
Flooring	:	5%
Possession	:	5%

OTHER EXPENSES

- ▲ Car Parking
 - ▲ GST
 - ▲ Stamp Duty
 - ▲ Registration Charges
 - ▲ Electricity Charges and Other
- Government Charges are to be paid by the Purchaser.



R.K. Complex, No.14,
T1, Rajesh Nagar,
Pallikaranai, Chennai - 600100



Admin Office: Shop No.108, 11/11A, Thiagaraya Nagar,
Pondy Bazaar, T. Nagar, Chennai.



Site@Pallikaranai

Available In our Flats



Covered Car Parking | Lift | CCTV | EV Charging
As per Vashthu | Balcony with Glass & SS Frames



FIRST FLOOR PLAN



TYPICAL FLOOR PLAN
2ND AND 3RD FLOOR

BROWNSTONE
DEVELOPERS
You decide... We provide...
R.K. Complex, No.14,
T1, Rajesh Nagar,
Pallikaranai, Chennai - 600100

SITE ADDRESS:
No.19, Madaveethi Street, Pallikaranai,
Chennai - 600100

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