

P dot G
Sunshine
Ray of Life
Apartments @ Thiruvallur



Special amenities that Features in the project:

- **Swimming Pool**
- **Departmental Store**
- **Jogger's Park**
- **Landscaped Garden**
- **Visitor's Car Parking**
- **Jaguar Fittings**
- **Covered Car Parking**
- **24 HRS Security**
- **Children's Play Area**
- **Multipurpose Room**
- **Intercom Facility**
- **Modular Switches**

- Club House**
- Automatic Lifts**
- A/C Gym**
- 24 Hrs Power Backup**
- Architect Designed Building**
- Granite Flooring for Common Areas**
- Vaasthu Compliance**
- Sewage Treatment Plant**
- Indoor Games**
- Library**
- Servant/Driver's Toilet**
- Maintenance Staff**

SPECIFICATIONS

Structure

- RCC framed Structure with 9" brick work for main walls & 4.5" brick work in partitions.

Flooring

- The entire floor area with elegant Vitrified tiles.
- The flooring in toilets with first quality antiskid Ceramic tiles.

Note : Size, Color and brand will be of our choice depending on bulk availability. Changes will not be entertained.

Wall Tiling

- Kitchen is designed to compliment the décor with ceramic wall tiles for 2'0"ht above the granite platform.
- Toilets will have ceramic wall tiles for 7'0"ht as per architect's design.
- Service areas with 3'0" ht ceramic tile wall cladding.

Note : Size, Color and brand will be of our choice depending on bulk availability.

Doors / Windows / Ventilators

- Main door with teak wood frame and specially designed shutters.
- Other doors with teak wood frame and flush type shutters. Toilet shutters will be waterproof type.
- Windows with sliding type fully glazed Powder coated Aluminium shutters.
- Ventilators will be of Aluminium Louvers.

Note: Grill fixing for balconies and Alterations in elevation will not be entertained.

Painting Finishes

- Ceilings smoothly finished with cement paint.
- Internal wall surfaces with putty and 2 coats of OBD.
- External wall surfaces with exterior emulsion.
- Main door with Melamine finish.
- All other doors finished with enamel paint.
- Windows and Ventilator grills finished with enamel paint.

Note: The color of the paint wherever not mentioned will be as per our choice.

Electricals

- Modular switches & standard make ISI wires.
- Three-phase supply with concealed wiring.
- Common meters for common services in the main board.
- A/C provision in Bedrooms only.
- 15A plug points for washing machine in service area, Fridge Kitchen or dining and geyser point in all toilets.
- DG backup for emergency power backup for all the essential points (3lights & 2 fans) inside the Flat, Common areas & Lift.

TV and Telephone Cable

- TV and Telephone points in the Living Area.
- The cables for TV and Telephone from the flat upto a common junction point at a suitable location.

Plumbing & Sanitary

- All toilets with Parry ware / Hind ware basic model (soft colour).
- Dining with wash basin.
- Jaguar basic model CP fittings in the toilets.

P dot G *Sunshine*

Number of				Tentative Completion	Approximate Price In Lakhs	Status
Flats	Blocks	Floors	BHK			
260	4	S + 4	1.5/2/3	DEC-2014 Onwards	Rs.18 Lakhs Onwards	AVAILABLE

COST DETAILS

RATE	Rs.3003*/- sq.ft
Car Parking Charges	Rs.1,50,000
EB Deposit Charges	Rs.50,000
Generator Back up	Rs.25,000

Note: Registration and taxes applicable as per Govt. norms.

* Subject to change.

PAYMENT SCHEDULE

Booking Advance	5%
On Agreement	15%
On Registration	25%
Completion of Foundation	15%
Completion of Respective Roof Slab	10%
Completion of Brick work	12.5%
Completion of Internal Plastering	10%
Completion of Flooring	5%
On or before Handing over	2.5%
TOTAL	100%

KEY PLAN:

