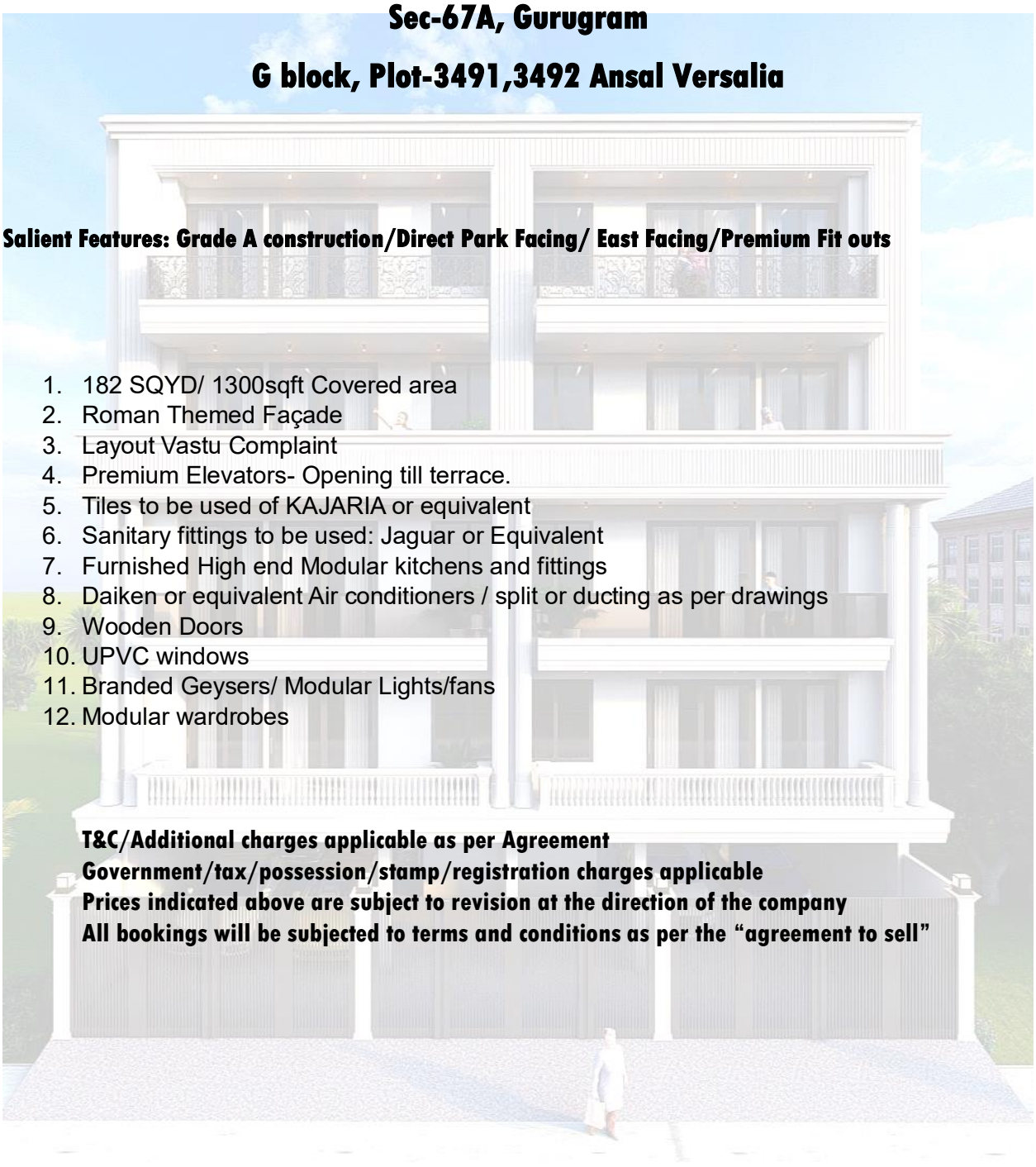
ONERAO RESIDENCES

BUILDING FUTURE

Presenting you the Premium Residences at

Sec-67A, Gurugram

G block, Plot-3491,3492 Ansal Versalia



Salient Features: Grade A construction/Direct Park Facing/ East Facing/Premium Fit outs

1. 182 SQYD/ 1300sqft Covered area
2. Roman Themed Façade
3. Layout Vastu Complaint
4. Premium Elevators- Opening till terrace.
5. Tiles to be used of KAJARIA or equivalent
6. Sanitary fittings to be used: Jaguar or Equivalent
7. Furnished High end Modular kitchens and fittings
8. Daiken or equivalent Air conditioners / split or ducting as per drawings
9. Wooden Doors
10. UPVC windows
11. Branded Geysers/ Modular Lights/fans
12. Modular wardrobes

T&C/Additional charges applicable as per Agreement
Government/tax/possession/stamp/registration charges applicable
Prices indicated above are subject to revision at the direction of the company
All bookings will be subjected to terms and conditions as per the "agreement to sell"

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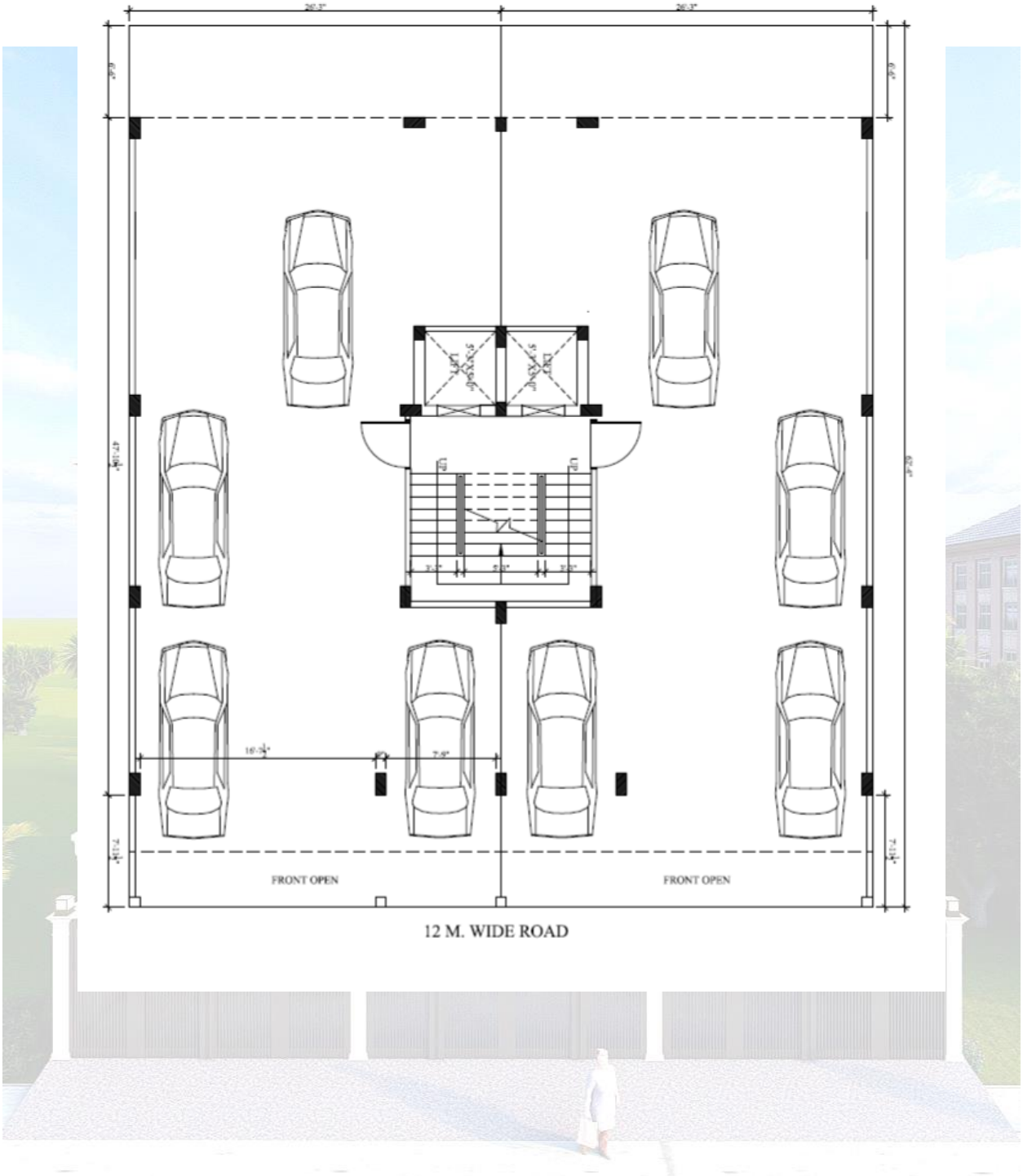

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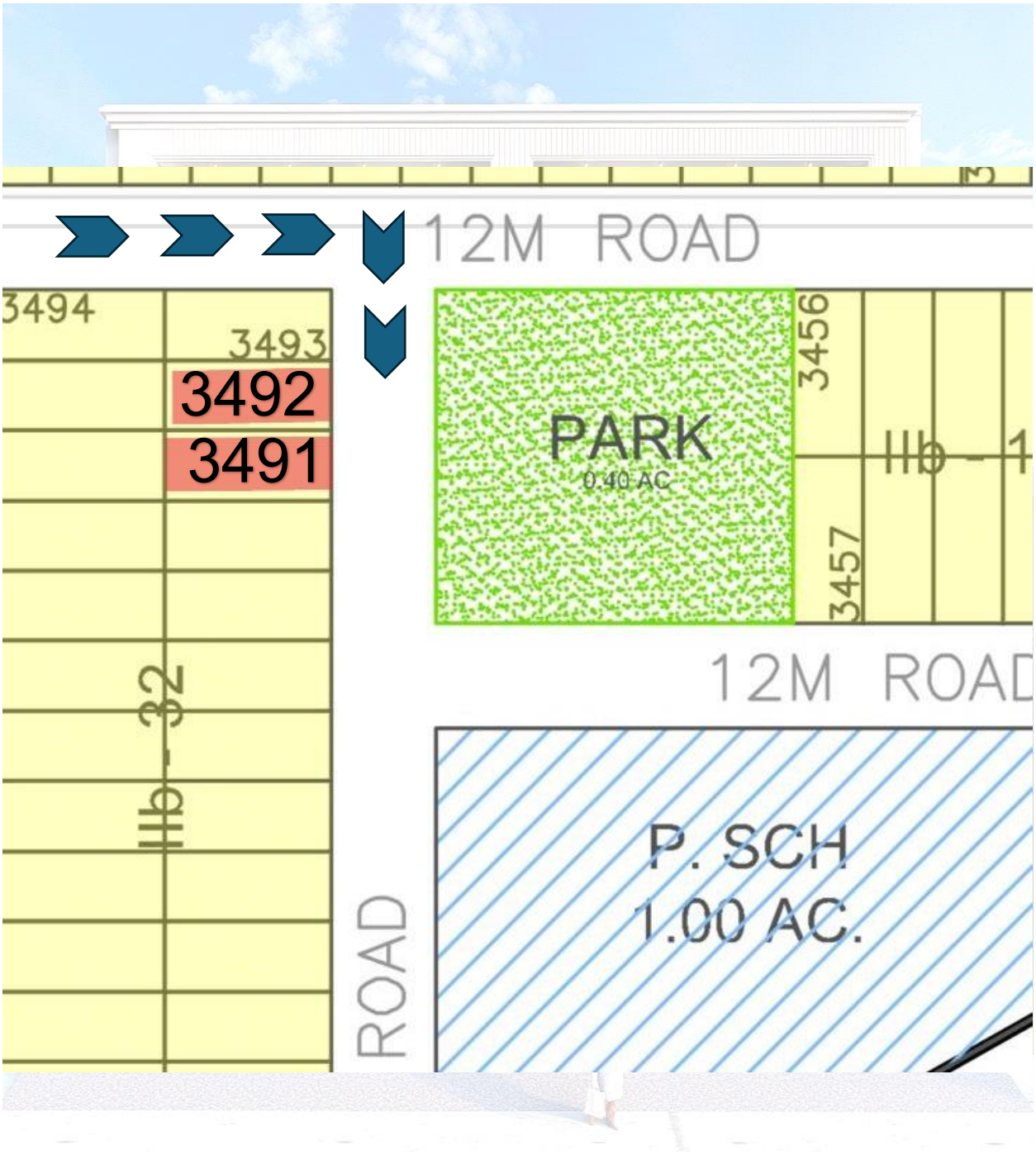
PARK FACING



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STRUCTURAL SPECIFICATION:

- **EARTHQUAKE RESISTANT RCC STRUCTURE as per Seismic Zone Specification**
- **Better Ductile (500D) TMT STEEL BARS Used in RCC Structure**
- **High Strength OPC CEMENT Used in Complete RCC work**
- **GRADE 1, RED BRICKS used in walls making**
- **RCC walls Made of Balconies below railing**
- **SUPREME/Astrail/PRAKASH Pipes and fittings for all Plumbing work**
- **Heavy Gauge electrical Conduits of KEI/POLYCAB or equivalent.**
- **DR. FIXIT WATERPROOFING done in Bathrooms, Underground tanks, Terrace etc.**
- **Underground Water tank Capacity of 2500 Liters for Each floors**

FINISHING SPECIFICATION:

Spacious "3 BHK" Layout (Approx 1300 sq Feet floor area)

Elevation Designed in Classic Mouldings, MS Railing, Glass railings.

Rear MS Jaal

Modular Kitchen in Laminate finish with Hardware of DOORSET/GODREJ or equivalent, Single Bowl QUARTZ Sink.

Kitchen and Bathroom Cabinets manufactured using Greenply Plywood.

Door Lock sets of Brand DOORSET/GODREJ or equivalent

Full height Double wardrobes in all Bedrooms with Hardware of DOORSET/GODREJ or equivalent

Wooden Frames Polished in ASIAN MELAMINE POLISH.

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Windows in System LESSO UPVC Glass sliders.

Premium 4x6 tiles in Living area/Dining lobby and 2x4 Tiles are in rooms & toilets, Wooden flooring in 1 room.

Granite Flooring in Stilt Parking and staircase.

Bath Fittings and Sanitaryware of JAQUAR/KOHLER OR EQUIVALLENT.

Water tanks (roof top) with 3 layers tank 1000 Liters capacity of Brand ASTRAL.

Toughened Glass Partitions/Doors for Bathing area in master toilet.

Electrical Wiring of KEI/HAVELLS or equivalent

Electrical Switches of POLYCAB.

Lights of HAVELLS/ORIENT or equivalent.

ELECTRONIC LOCK System at main door of Each floor.

Video Door phone security system for each floor provided at main gate of Brand GODREJ/ HAWK VISION/ CP+

Ceiling Designed with POP False ceiling and Wood Patterns.

Luxury Interior Concept for all rooms.

