

**PART - F**

<b>A Material specifications</b>				
<b>1 Basic building materials</b>				
<b>S.N.</b>	<b>Item</b>	<b>Specifications</b>	<b>Make</b>	<b>Range of costing</b>
1.1	Cement	PPC/OPC	Ultratech, Wonder jk/shree cement or equivalent	Rs. 320 to 360/- bag
1.2	Steel	TMT 550	Metro, Amba, Rapid or equivalent	49000 to 55000/- MT
1.3	Concrete	RMC of different grades	RDC/JK/ SHREE/ACC or equivalent	5600-6600 cum
1.4	Bricks	fly ash	local Manufacturer	5-7.5/ no
1.5	Aggregate	stone chips	Local Supplier	35 to 40/- Cft
1.6	Stone Dust	stone chips	Local Supplier	40 to 45/- Cft
1.7	RMC	RMC	RDC/JK/ SHREE/ACC or equivalent	5600-6600 cum
1.8	PCC	PCC	RDC/JK/ SHREE/ACC or equivalent	3900-5500/ CUM
1.9	Brick work	Fly Ash	Local Supplier	1200-1800 cum
1.10	Plaster	12mm & 15 mm		500-600/- M2
1.11	Water proofing	Chemical	Asian/ Pidilite/ tapecrete/Dr. Fixit	650-950/ Sqm
1.12	Anti Termite Treatment	Chemical	De-Nocil /Cynamide / Montari or Equivalent	90-105 /Sqm
<b>2 Door, Window and Cupboard Material</b>				
2.1	Entrance door	1 hour fire Rated- Engineered or laminated flush doors	1 hour fire rated certified [Sukriti / Navair / Signum Fire or equivalent	12000-20000/- each
2.2	Internal doors	Painted flush doors	As per sample approved by the arch.	4500-8000/- each
2.3	Chowkhat entrance door	1 hour fire Rated- Engineered or laminated/painted hardwood	1 hour rated certified ( Sukriti / Navair / Signum Fire or Equivalent)	3200-3400/- No
2.4	Chowkhat internal door	Painted Hardwood or Engineered	As per sample approved by the arch.	3000-4000/ No
2.5	Windows	UPVC/ Alluminium Windows	As per sample approved by the arch.	3000-4000/ No
2.6	Kitchen door	Painted flush doors	As per sample approved by the arch.	4500-8000/- each
2.7	Toilet door	Painted flush doors	As per sample approved by the arch.	3500-7000/- each
2.8	Ventilator	UPVC/ Alluminium Windows	As per sample approved by the arch.	300-700/- Sft

2.9	Cupboard	N.A	N.A	N.A
2.10	Door Handles, Stoppers, Latches	Per flat	Set	4000-8000/ Set/flat
<b>3</b>	<b>Glass</b>			
3.1	Window shutter	Toughened Glass	Saint gobain or Equivalent	40-80/- sft
3.2	Toilet ventilator	Toughened Glass	Saint gobain or Equivalent	40-80/- sft
<b>4</b>	<b>Electrical material</b>			
4.3	Conduit	PVC pipe in embedded and ms conduit for exposed	BEC / Polypack / AKG or equivalent	16-25 /Mtr
4.4	Switches	Modular Switches	Havells/ABB or Equivalent	15-30/- pc
4.5	Socket	Modular Switches	Havells/ABB or Equivalent	25-40/- pc
4.6	Wire	Copper Wire	Havells/ Polycab/KEI or Equivalent	15-500/- Mtr
4.7	Switch board	Modular Switches	Havells or Equivalent	30 to 60/- pc
4.8	Switch board boxes	GI		18- 60/- pcs
4.9	MCB	ISI	Havells/ Legrand / ABB or Equivalent	90-200/-
4.10	Fan	N.A	N.A	N.A
4.11	Lights	N.A	N.A	N.A
4.12	Exhaust fan	N.A	N.A	N.A
4.13	Electrical works specifications	N.A	N.A	N.A
4.14	Air conditioners	N.A	N.A	N.A
<b>5</b>	<b>Plumbing and Sanitary Work</b>			
5.1	PVC & CPVC pipe		Supreme/Birla HIL or Equivalent	40-150/- Mtr
5.2	Drainage pipe		Supreme/Birla HIL/Equivalent	170-190/- Mtr
5.3	Water Tap Pipe Line		Supreme/Birla HIL/Equivalent	30 - 50/- Mtr

*[Handwritten signature]*

5.4	WC- Western	China Ware	Somany/Hindware/Parryware or Equivalent	2000-4000/- each
5.5	WC- Indian	China Ware	Somany/Hindware/Parryware or Equivalent	2000-3000/- each
5.6	Wash basin	China Ware	Somany/Hindware/Parryware or Equivalent	800-2500/- each
5.7	Taps		Somany/Hindware/Parryware or Equivalent	200-700/- each
5.8	Sink	S.S	Neelkanth/ Jayna or Equivalent	2500-4500/- each
<b>6</b>	<b>Flooring materials</b>			
6.1	Living/Drawing room	Tiles Or Wooden Flooring	Porcelain/Vitrified Or Laminated wooden flooring	40-100/- Sft
6.2	Master bedroom	Tiles Or Wooden Flooring	Porcelain/Vitrified Or Laminated wooden flooring	40-100/- Sft
6.3	Master Toilet	Antiskid Tile	Porcelain/Ceramic	25-45/- sft
6.4	Other bedroom	Tiles	Porcelain/Vitrified	30-45/- Sft
6.5	Other toilet	Antiskid Tile	Porcelain/Ceramic	25-45/- sft
6.6	Dinning room	Tiles Or Wooden Flooring	Porcelain/Vitrified Or Laminated wooden flooring	40-100/- Sft
6.7	Kitchen	Antiskid Tile	Porcelain/Ceramic	25-45/- sft
6.8	ROOM/UTILITY ROOM	Tile	Porcelain/Ceramic	30-45/- Sft
6.9	Servant room	Tile	Porcelain/Ceramic	30-45/- Sft
6.10	Internal lobby area	Tile	Porcelain/Ceramic	30-45/- Sft
6.11	Balconies/Verandah	Antiskid Tile	Porcelain/Ceramic	30-45/- Sft
6.12	Open terrace	Antiskid Tile	Porcelain/Ceramic	25-45/- sft
6.13	Stair case	Stone/granite		80-100/- Sft
6.14	Stair case	Stone/granite		80-100/- Sft
<b>7</b>	<b>Wall Tiles</b>			
7.1	Bathroom	Tile	Porcelain/Ceramic	25-35/- Sft
7.2	Kitchen	Tile	Porcelain/Ceramic	25-35/- Sft
<b>8</b>	<b>Paint work material</b>			
8.1	Internal Wall	OBD	Asian / Berger or Equivalent	15-20/- Sft
8.2	External wall	Appex/Textured	Asian / Berger or Equivalent	15-30/- Sft
8.3	Grills	enamel paint	Asian/berger or equivalent	15-30/- Sft
<b>9</b>	<b>Miscellaneous</b>			
9.1	Flats per floor and total no. of lifts	2 lifts	Schindler/Kone	
9.2	Fire-fighting		as per specification/ design	
9.3	Intercorn connectivity	N.A	N.A	N.A
9.4	Internet connectivity (WIFI)	N.A	N.A	N.A
9.5	Security (CCTV Coverage)		as per specification/ design	
<b>B</b>	<b>1</b>	<b>LIVING/DRAWING ROOM</b>		

Particulars	Specifications	Make	Range of costing
Floors	Tiles Or Wooden Flooring	Porcelain/Vitrified Or Laminated wooden flooring	40-100/- Sft
Walls	OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling	OBD	Asian / Berger or Equivalent	15-20/- Sft
Doors	Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing	UPVC/Aluminium		300-700/- Sft

#### Electrical

1	Fan points		Yes
2	Light points		Yes
3	Ceiling light points		Yes
4	Power sockets points		Yes
5	Telephone points	N.A	N.A
6	Intercom points	N.A	N.A
7	Television points		Yes
8	Call bell points		Yes
9	Power sockets for AC		Yes

#### 2 MASTER BEDROOM

Floors	Tiles Or Wooden Flooring	Porcelain/Vitrified Or Laminated wooden flooring	40-100/- Sft
Walls	OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling	OBD	Asian / Berger or Equivalent	15-20/- Sft
Doors	Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing	UPVC/Aluminium		300-700/- Sft

#### Electrical

1	Fan points		Yes
2	Light points		Yes
3	Ceiling light points		Yes
4	Power sockets points		Yes
5	Telephone points		Yes
6	Intercom points	N.A	N.A
7	Television points	N.A	N.A
8	Call bell points		Yes
9	Power sockets for AC		Yes

#### 3 MASTER TOILET

Floors	Antiskid Tile	Porcelain/Ceramic	25-45/- sft
Walls	Tile	Porcelain/Ceramic	25-35/- Sft

Ceiling	N.A	N.A	N.A
Doors	painted flush doors	As per sample approved by the arch.	3500-7000/- each
Window/Glazing	UPVC/Alluminium		300-700/- Sft
<b>Electrical</b>			
1	Fan points		Yes
2	Light points		Yes
3	Ceiling light points		Yes
4	Power sockets points		Yes
5	Power sockets for geezer points		Yes
<b>Sanitary Fixture</b>			
1	Sink	N.A	N.A
2	Wash Basin	China Ware	Somany/Hindware/ Parryware or Equivalent 800-2500/- each
3	Washing Machine	N.A	N.A
4	Taps		Somany/Hindware/ Parryware or Equivalent 200-700/- each
5	Fitting		Somany/Hindware/ Parryware or Equivalent 200-700/- each
<b>4</b>	<b>Other Bed room</b>		
Floors	Tile	Porclain/Vitrified	35-45/- Sft
Walls	OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling	OBD	Asian / Berger or Equivalent	15-20/- Sft
Doors	painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing	UPVC/Alluminium		300-700/- sft
<b>Electrical</b>			
1	Fan points		Yes
2	Light points		Yes
3	Ceiling light points		Yes
4	Power sockets points		Yes
5	Telephone points	N.A	N.A
6	Intercom points		Yes
7	Television points		Yes
8	Call bell points		Yes
9	Power sockets for AC		Yes
<b>5</b>	<b>OTHER TOILET</b>		
Floors	Antiskid Tile	porclain/Cearmic	25-35/- sft
Walls	Tile	porclain/Cearmic	25-35/- sft
Ceiling	N.A	N.A	N.A
Doors	painted flush doors	As per sample approved by the arch.	3500-7000/- each

Window/Glazing		UPVC/Alluminium		300-700/- sft
<b>Electrical</b>				
1	Fan points		Yes	
2	Light points		Yes	
3	Ceiling light points		Yes	
4	Power sockets points		Yes	
5	Power sockets for geezer points		Yes	
<b>Sanitary Fixture</b>				
1	Sink	N.A	N.A	N.A
2	Wash Basin	China Ware	Somany/Hindware/ Parryware or Equivalent	800-2500/- each
3	Washing Machine	N.A	N.A	N.A
4	Taps		Somany/Hindware/ Parryware or Equivalent	200-700/- each
5	Fitting		Somany/Hindware/ Parryware or Equivalent	200-700/- each
<b>6</b>	<b>DINNING ROOM</b>			
Floors		Tiles Or Wooden Flooring	Porclain/Vitrified Or Laminated wooden flooring	40-100/- Sft
Walls		OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling		OBD	Asian / Berger or Equivalent	15-20/- Sft
Doors		Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing		UPVC/Alluminium		300-700/- sft
<b>Electrical</b>				
1	Fan points		Yes	
2	Light points		Yes	
3	Ceiling light points		Yes	
4	Power sockets points		Yes	
5	Telephone points	N.A	N.A	N.A
6	Intercom points		Yes	
7	Television points	N.A	N.A	N.A
8	Call bell points		Yes	
9	Power sockets for AC		Yes	
<b>7</b>	<b>KITCHEN</b>			
Floors		Tiles	Porclain/Vitrified	30-45/- Sft
Walls		OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling		OBD	Asian / Berger or Equivalent	15-20/- Sft

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Doors	Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing	UPVC/Aluminium		300-700/- sft
<b>Electrical</b>			

1	Fan points		yes	
2	Light points		yes	
3	Ceiling light points		yes	
4	Power sockets points		yes	
5	Call bell points		yes	
6	Power sockets for AC	N.A	N.A	N.A
7	Power socket for chimney		yes	
8	Power socket for freedge		yes	
9	Power socket for exhaust fan		yes	

**Sanitary Fixture**

1	Sink	S.S	Neelkanth/Jayna or equivalent	2500-4500/- each
2	Wash Basin	N.A	N.A	N.A
3	Washing Machine	N.A	N.A	N.A
4	Taps		Somany/Hindware/ Parryware or equivalent	200-700/- each
5	Fitting	N.A	N.A	N.A

**8 ROOM/UTILITY ROOM**

Floors	Tile	Porcelain/Vitrified	30-45/- Sft
Walls	OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling	OBD	Asian / Berger or Equivalent	15-20/- Sft
Doors	Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing	UPVC/Aluminium		300-700/- sft

**Electrical**

1	Fan points		yes	
2	Light points		yes	
3	Ceiling light points		yes	
4	Power sockets points		yes	
5	Call bell points		yes	
6	Power sockets for AC	N.A	N.A	N.A
7	Power socket for chimney	N.A	N.A	N.A
8	Power socket for freez	N.A	N.A	N.A
9	Power socket for exhaust fan	N.A	N.A	N.A

**Sanitary Fixture**

1	Sink	N.A	N.A	N.A
2	Wash Basin	N.A	N.A	N.A

3	Washing Machine	N.A	N.A	N.A
4	Taps	N.A	N.A	N.A

5	Fitting	N.A	N.A	N.A
<b>9</b>	<b>SERVANT ROOM</b>			
Floors		Tile	Porcelain/Vitrified	20-30/- Sft
Walls		OBD	Asian / Berger or Equivalent	15-20/- Sft
Ceiling		OBD	Asian / Berger or Equivalent	15-20/- Sft
Doors		Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing		UPVC/Aluminium		300-700/- sft
<b>Electrical</b>				
1	Fan Point		Yes	
2	Light points		Yes	
3	Ceiling light points		Yes	
4	Power sockets points		Yes	
5	Telephone points	N.A	N.A	N.A
6	Intercom points		Yes	
7	Television points	N.A	N.A	N.A
8	Call bell points		Yes	
9	Power sockets for AC	N.A	N.A	N.A
<b>10</b>	<b>BALCONIES/VARANDAH</b>			
Floors		Antiskid Tiles	Porcelain/Ceramic	30-45/- Sft
Walls		Apex/Textured/Exterior paint or equivalent	Asian / Berger or Equivalent	15-30/- Sft
Ceiling		Apex/Textured/Exterior paint or equivalent	Asian / Berger or Equivalent	15-30/- Sft
Doors		Painted flush doors	As per sample approved by the arch.	4500-8000/- each
Window/Glazing		UPVC/Aluminium		300-700/- sft
<b>Electrical</b>				
1	Fan Point		yes	
2	Light points		Yes	
3	Ceiling light points		Yes	
4	Power sockets points	N.A	N.A	N.A
<b>C</b>	<b>SPECIFICATION OF COMMUNITY BUILDINGS</b>			
<b>Specification of Community centres/Club/Primary Schools/Creche including the following:-</b>				
<b>S. N</b>	<b>Particulars</b>	<b>Specifications</b>	<b>Make</b>	<b>Range of costing</b>
1	Flooring details of various parts of the community buildings	Tile/Stone/laminated Flooring	As per arch. Approval/design	
2	Wall finishing details	OBD	Asian / Berger or	15-20/- Sft
3	Kitchen details	as required		

4	Bathrooms fittings		As per arch. Approval/design	
5	Wood work		As per arch. Approval/design	
6	Doors and window frames (mention material to be used for finishing)	Laminated flush doors and UPVC/ Alu windows		
7	Glass works	Toughened Glass		60-100 Sft
8	Conducting and wiring details	PVC		30-50/- Rft
9	Cupboard details			
10	Water storage	Overhead watertank		
11	Lift details	N.A	N.A	
12	External glazing			
1	Windows/glazing	UPVC/Alluminium with Toughened Glass		300-700/- Sft
13	Doors			
1	Main door	1 hour fire Rated-Engineered or laminated flush doors	1 hour fire rated certified [Sukriti / Navair / Signum Fire or equivalent	12000 - 20000/-each
2	Internal doors	painted flush doors	As per sample approved by the arch.	4500-8000/- each
14	Air conditioning	N.A	N.A	N.A
15	Electrical fittings		yes	
16	CNG / PNG pipe line		yes	
17	Provision of wi-fi and broad band facility	N.A	N.A	N.A
18	External finishing / Colour scheme		As per arch. Approval/design	
19	Internal finishing		As per arch. Approval/design	