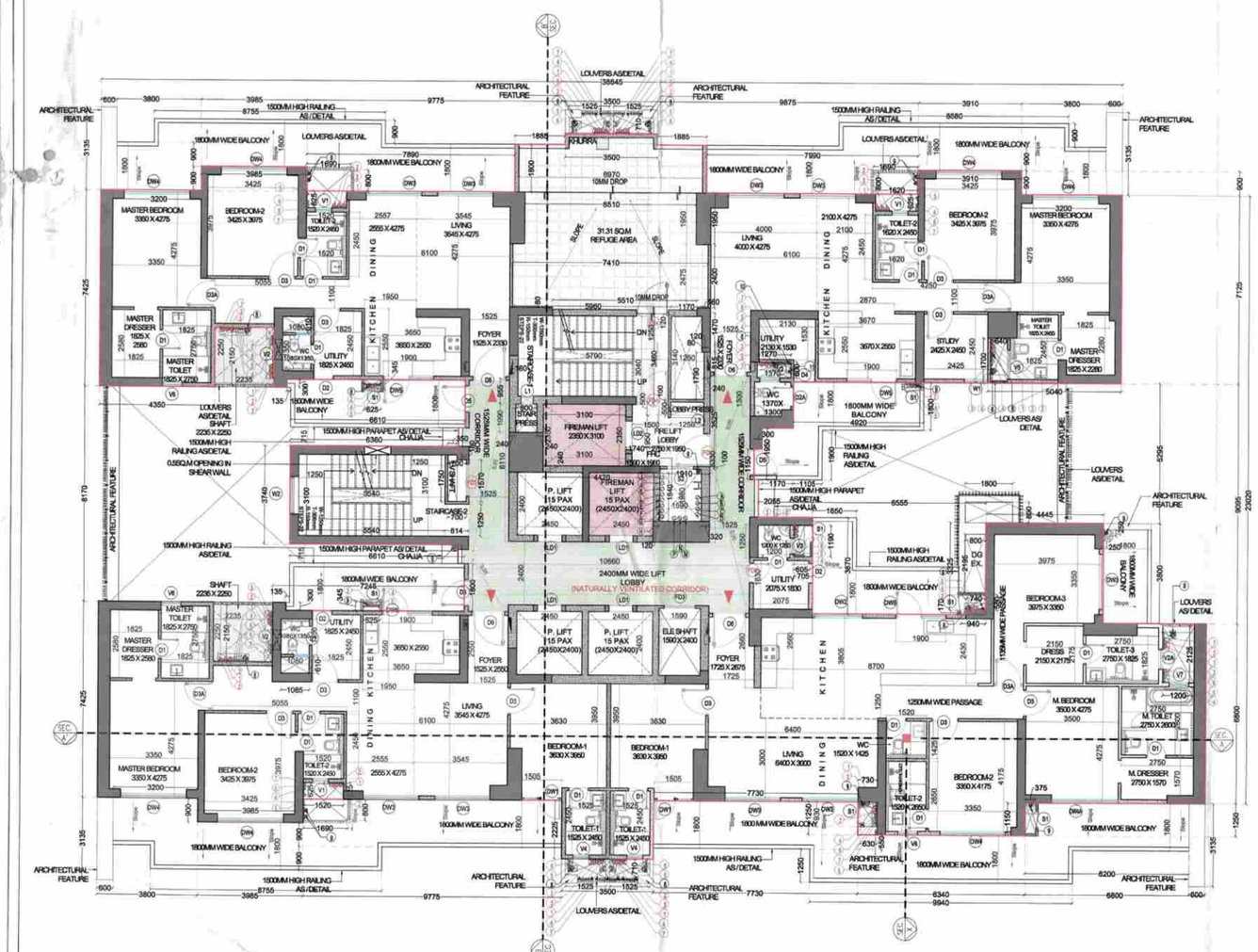


1 TOWER A- REFUGE FLOOR PLAN
1:100 (18th, 27th, 36th, 45th Floor)

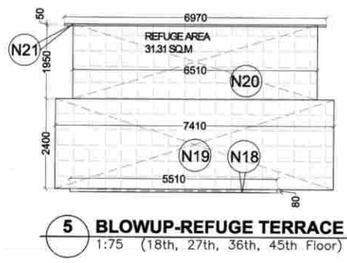
TOWER-A					
S.No.	DESCRIPTION	TOTAL AREA FAR (SQM)	TOTAL AREA NON FAR (SQM)	NO. OF UNITS	FLOOR LEVELS (M)
1	GROUND FLOOR	203.833	1518.938	-	0.75
2	1st FLOOR (SP)	649.063	373.002	4	7.05
3	2nd FLOOR (SP)	649.063	261.773	4	10.35
4	3rd FLOOR (SP)	649.063	261.773	4	13.65
5	4th FLOOR (SP)	649.063	261.773	4	16.95
6	5th FLOOR (SP)	649.063	261.773	4	20.25
7	6th FLOOR (SP)	649.063	261.773	4	23.55
8	7th FLOOR (SP)	649.063	261.773	4	26.85
9	8th FLOOR (SP)	649.063	261.773	4	30.15
10	9th FLOOR (SP)	649.063	261.773	4	33.45
11	10th FLOOR (SP)	649.063	261.773	4	36.75
12	11th FLOOR (SP)	649.063	261.773	4	40.05
13	12th FLOOR (SP)	649.063	261.773	4	43.35
14	13th FLOOR (SP)	649.063	261.773	4	46.65
15	14th FLOOR (SP)	649.063	261.773	4	49.95
16	15th FLOOR (SP)	649.063	261.773	4	53.25
17	16th FLOOR (SP)	649.063	261.773	4	56.55
18	17th FLOOR (SP)	649.063	261.773	4	59.85
19	18th FLOOR-REFUGE	605.597	298.073	4	63.15
20	19th FLOOR (SP)	649.063	261.773	4	66.45
21	20th FLOOR (SP)	649.063	261.773	4	69.75
22	21st FLOOR (SP)	649.063	261.773	4	73.05
23	22nd FLOOR (SP)	649.063	261.773	4	76.35
24	23rd FLOOR (SP)	649.063	261.773	4	79.65
25	24th FLOOR (SP)	649.063	261.773	4	82.95
26	25th FLOOR (SP)	649.063	261.773	4	86.25
27	26th FLOOR (SP)	649.063	261.773	4	89.55
28	27th FLOOR-REFUGE	605.597	298.073	4	92.85
29	28th FLOOR (SP)	649.063	261.773	4	96.15
30	29th FLOOR (SP)	649.063	261.773	4	99.45
31	30th FLOOR (SP)	649.063	261.773	4	102.75
32	31st FLOOR (SP)	649.063	261.773	4	106.05
33	32nd FLOOR (SP)	649.063	261.773	4	109.35
34	33rd FLOOR (SP)	649.063	261.773	4	112.65
35	34th FLOOR (SP)	649.063	261.773	4	115.95
36	35th FLOOR (SP)	649.063	261.773	4	119.25
37	36th FLOOR-REFUGE	605.597	298.073	4	122.55
38	37th FLOOR (SP)	649.063	261.773	4	125.85
39	38th FLOOR (SP)	649.063	261.773	4	129.15
40	39th FLOOR (SP)	649.063	261.773	4	132.45
41	40th FLOOR (SP)	649.063	261.773	4	135.75
42	41st FLOOR	644.464	254.743	4	139.05
43	42nd FLOOR	644.464	254.743	4	142.35
44	43rd FLOOR	644.464	254.743	4	145.65
45	44th FLOOR	644.464	254.743	4	148.95
46	45th FLOOR-REFUGE	605.597	298.073	4	152.25
47	46th FLOOR	644.464	254.743	4	155.55
48	Terrace Floor	-	-	-	158.80
49	Mumty	-	181.357	-	162.70
49	Machine room/OHT	-	163.643	-	165.90
	TOTAL AREA	29863.882	14126.771	184	

TOWER A & B - REFUGE FLOOR FAR AREA						
GROSS ADDITIONS(A)						
DESCRIPTION		LENGTH (m)	BREADTH (m)	AREA (sqm)	NO. OF FIGURES	TOTAL AREA (sqm)
Area of rectangle	A1	3.910	0.900	3.52	1	3.52
Area of rectangle	A2	12.385	7.125	88.24	1	88.24
Area of rectangle	A3	3.500	2.225	7.79	1	7.79
Area of rectangle	A4	12.430	7.125	88.56	1	88.56
Area of rectangle	A5	9.480	5.175	49.06	2	98.12
Area of rectangle	A6	3.985	0.900	3.59	2	7.17
Area of rectangle	A7	4.350	7.425	32.30	2	64.60
Area of rectangle	A8	7.245	1.950	14.13	2	28.26
Area of rectangle	A9	0.500	0.300	0.15	2	0.30
Area of rectangle	A10	0.250	0.715	0.18	1	0.18
Area of rectangle	A11	6.610	3.740	24.72	1	24.72
Area of rectangle	A12	0.300	0.180	0.05	1	0.05
Area of rectangle	A13	0.250	0.535	0.13	1	0.13
Area of rectangle	A14	10.960	3.700	40.55	1	40.55
Area of rectangle	A15	1.470	1.750	2.57	1	2.57
Area of rectangle	A16	0.300	0.800	0.24	1	0.24
Area of rectangle	A17	11.130	1.420	15.80	1	15.80
Area of rectangle	A18	13.185	10.775	142.07	1	142.07
Area of rectangle	A19	3.500	2.225	7.79	1	7.79
Area of rectangle	A20	5.815	7.105	41.32	1	41.32
Area of rectangle	A21	6.340	1.250	7.93	1	7.93
Area of rectangle	A22	5.185	7.275	37.72	1	37.72
Area of rectangle	A23	4.445	3.325	14.78	1	14.78
Area of rectangle	A24	3.910	6.800	26.59	1	26.59
Area of rectangle	A25	1.885	1.800	3.39	2	6.79
TOTAL OF ALL GROSS ADDITIONS 'A'						755.79
GROSS DEDUCTION(B)						
DESCRIPTION		LENGTH (m)	BREADTH (m)	AREA (sqm)	NO. OF FIGURES	TOTAL AREA (sqm)
Area of rectangle	S01	1.620	0.625	1.01	1	1.01
Area of rectangle	S02	0.640	1.700	1.09	1	1.09
Area of rectangle	S03	1.520	0.625	0.95	2	1.90
Area of rectangle	S04	1.200	2.225	2.67	1	2.67
Area of rectangle	S05	0.705	1.190	0.84	1	0.84
Area of rectangle	S06	1.270	0.600	0.76	1	0.76
Area of rectangle	S07	1.590	1.980	3.15	1	3.15
Area of rectangle	S08	2.450	2.400	5.88	4	23.52
Area of rectangle	S09	1.590	2.540	4.04	1	4.04
Area of rectangle	S10	0.700	1.570	1.10	1	1.10
Area of rectangle	S11	0.350	0.180	0.06	1	0.06
Area of rectangle	S12	0.800	1.090	0.87	1	0.87
Area of rectangle	S13	1.170	3.140	3.67	1	3.67
Area of rectangle	S14	0.080	1.790	0.14	1	0.14
Area of rectangle	S15	3.100	2.350	7.29	1	7.29
Area of rectangle	S16	0.730	1.250	0.91	1	0.91
Area of rectangle	S17	1.250	0.500	0.63	1	0.63
Area of rectangle	S18	1.080	0.610	0.66	2	1.32
Area of rectangle	N1	5.540	3.100	17.17	1	17.17
Area of rectangle	N2	0.900	1.130	1.02	1	1.02
Area of rectangle	N3	5.960	3.460	20.62	1	20.62
Area of rectangle	N4	1.250	1.950	2.44	1	2.44
Area of rectangle	N5	1.740	2.350	4.09	1	4.09
Area of rectangle	N6	3.525	0.240	0.85	1	0.85
Area of rectangle	N7	1.170	0.120	0.14	1	0.14
Area of rectangle	N8	0.120	1.840	0.22	1	0.22
Area of rectangle	N9	4.420	0.240	1.06	1	1.06
Area of rectangle	N10	0.240	1.090	0.26	2	0.52
Area of rectangle	N11	0.160	0.955	0.15	1	0.15
Area of rectangle	N12	0.320	1.980	0.63	1	0.63
Area of rectangle	N13	1.910	0.100	0.19	1	0.19
Area of rectangle	N14	1.250	0.100	0.13	1	0.13
Area of rectangle	N15	0.120	0.815	0.10	1	0.10
Area of rectangle	N16	0.160	1.470	0.24	1	0.24
Area of rectangle	N18	5.510	0.080	0.44	1	0.44
Area of rectangle	N19	7.410	2.400	17.78	1	17.78
Area of rectangle	N20	6.510	1.950	12.69	1	12.69
Area of rectangle	N21	6.970	0.050	0.35	1	0.35
Area of rectangle	B21	1.885	1.750	3.30	2	6.60
Area of rectangle	B22	3.500	2.225	7.79	1	7.79
TOTAL OF ALL GROSS DEDUCTION 'B'						150.19
TOTAL FAR AREA OF REFUGE FLOOR= A-B (C)						605.60

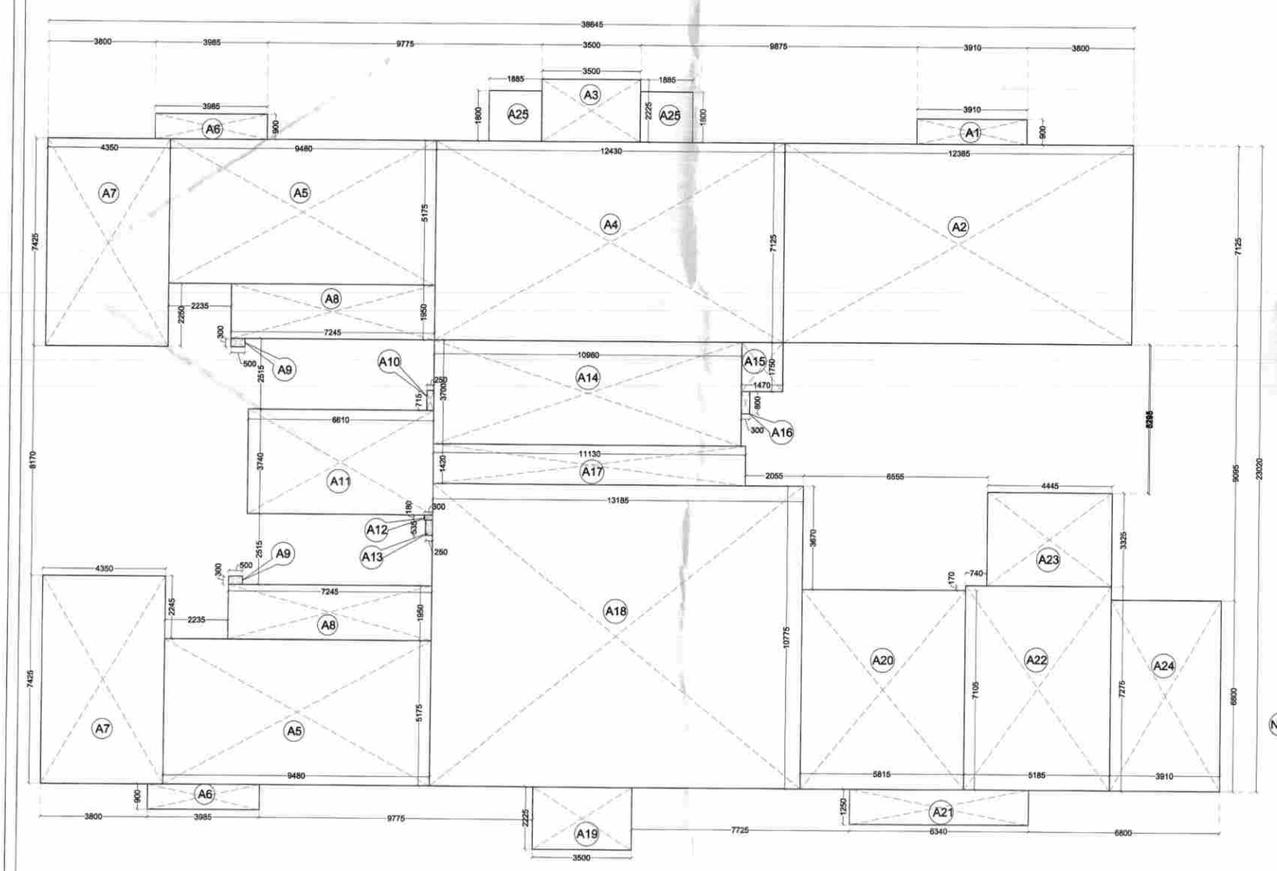
NON FAR:(D)						
DESCRIPTION		LENGTH (m)	BREADTH (m)	AREA (sqm)	NO. OF FIGURES	TOTAL AREA (sqm)
Area of rectangle	N1	5.540	3.100	17.17	1	17.17
Area of rectangle	N2	0.814	1.250	1.02	1	1.02
Area of rectangle	N3	5.960	3.460	20.62	1	20.62
Area of rectangle	N4	1.250	1.950	2.44	1	2.44
Area of rectangle	N5	1.740	2.350	4.09	1	4.09
Area of rectangle	N6	3.525	0.240	0.85	1	0.85
Area of rectangle	N7	1.170	0.120	0.14	1	0.14
Area of rectangle	N8	0.120	1.840	0.22	1	0.22
Area of rectangle	N9	4.420	0.240	1.06	1	1.06
Area of rectangle	N10	0.240	1.090	0.26	2	0.52
Area of rectangle	N11	0.160	0.955	0.15	1	0.15
Area of rectangle	N12	0.320	1.980	0.63	1	0.63
Area of rectangle	N13	1.910	0.100	0.19	1	0.19
Area of rectangle	N14	1.250	0.100	0.13	1	0.13
Area of rectangle	N15	0.120	0.815	0.10	1	0.10
Area of rectangle	N16	0.160	1.470	0.24	1	0.24
Area of rectangle	N17	0.600	3.135	1.88	4	7.52
Area of rectangle	N18	5.520	0.080	0.44	1	0.44
Area of rectangle	N19	7.420	2.400	17.81	1	17.81
Area of rectangle	N20	6.520	1.950	12.71	1	12.71
Area of rectangle	N21	6.970	0.050	0.35	1	0.35
TOTAL OF NON FAR 'D'						88.40
BALCONY ADDITION:E						
Area of rectangle	B1	0.135	0.300	0.04	2	0.08
Area of rectangle	B2	8.755	0.900	7.88	2	15.76
Area of rectangle	B3	3.200	1.800	5.76	3	17.28
Area of rectangle	B4	3.910	0.900	3.52	1	3.52
Area of rectangle	B5	7.990	1.800	14.38	1	14.38
Area of rectangle	B6	7.890	1.800	14.20	2	28.40
Area of rectangle	B7	3.985	0.900	3.59	2	7.17
Area of rectangle	B8	6.610	1.800	11.90	2	23.80
Area of rectangle	B9	4.920	1.800	8.86	1	8.86
Area of rectangle	B10	1.105	1.900	2.10	1	2.10
Area of rectangle	B11	1.170	1.950	2.28	1	2.28
Area of rectangle	B12	0.300	1.150	0.35	1	0.35
Area of rectangle	B13	1.800	3.800	6.84	1	6.84
Area of rectangle	B14	3.865	1.800	6.96	1	6.96
Area of rectangle	B15	1.650	3.670	6.06	1	6.06
Area of rectangle	B16	6.200	1.800	11.16	1	11.16
Area of rectangle	B17	6.340	0.550	3.49	1	3.49
Area of rectangle	B18	9.940	1.250	12.43	1	12.43
Area of rectangle	B19	7.730	1.800	13.91	1	13.91
Area of rectangle	B20	8.680	0.900	7.81	2	15.62
Area of rectangle	B21	1.885	1.750	3.30	2	6.60
Area of rectangle	B22	3.500	2.225	7.79	1	7.79
TOTAL OF BALCONY ADDITION 'E'						214.82
BALCONY SUBTRACTION:(F)						
Area of rectangle	1	1.690	0.800	1.35	3	4.06
Area of rectangle	2	0.625	0.275	0.17	1	0.17
Area of rectangle	3	0.250	0.250	0.06	1	0.06
Area of rectangle	4	0.375	1.150	0.43	1	0.43
Area of rectangle	5	0.625	0.345	0.22	2	0.43
TOTAL OF BALCONY SUBTRACTION 'F'						5.15
TOTAL OF ALL NON FAR BALCONY 'G' = 'E' - 'F'						209.67
TOTAL OF ALL NON FAR 'H' = 'D'+'G'						298.07
TOTAL BUILT UP AREA OF REFUGE FLOOR= C + H						903.67

REFUGE AREA CALCULATION-TOWER A		
COVERED AREA FOR 2 CONSECUTIVE FLOORS (17th & 18th, 26th &27th, 35th &36th, 44th &45th)	1254.661	
OCCUPANT LOAD @12.5 SQM/ PERSON	100.373	
0.3 sqm Refuge Area to be Provided per occupant load and 0.9 sqm additional or accomodating wheelchair requirement		
REFUGE AREA REQUIRED	31.01	sqm
REFUGE AREA PROVIDED	31.31	sqm

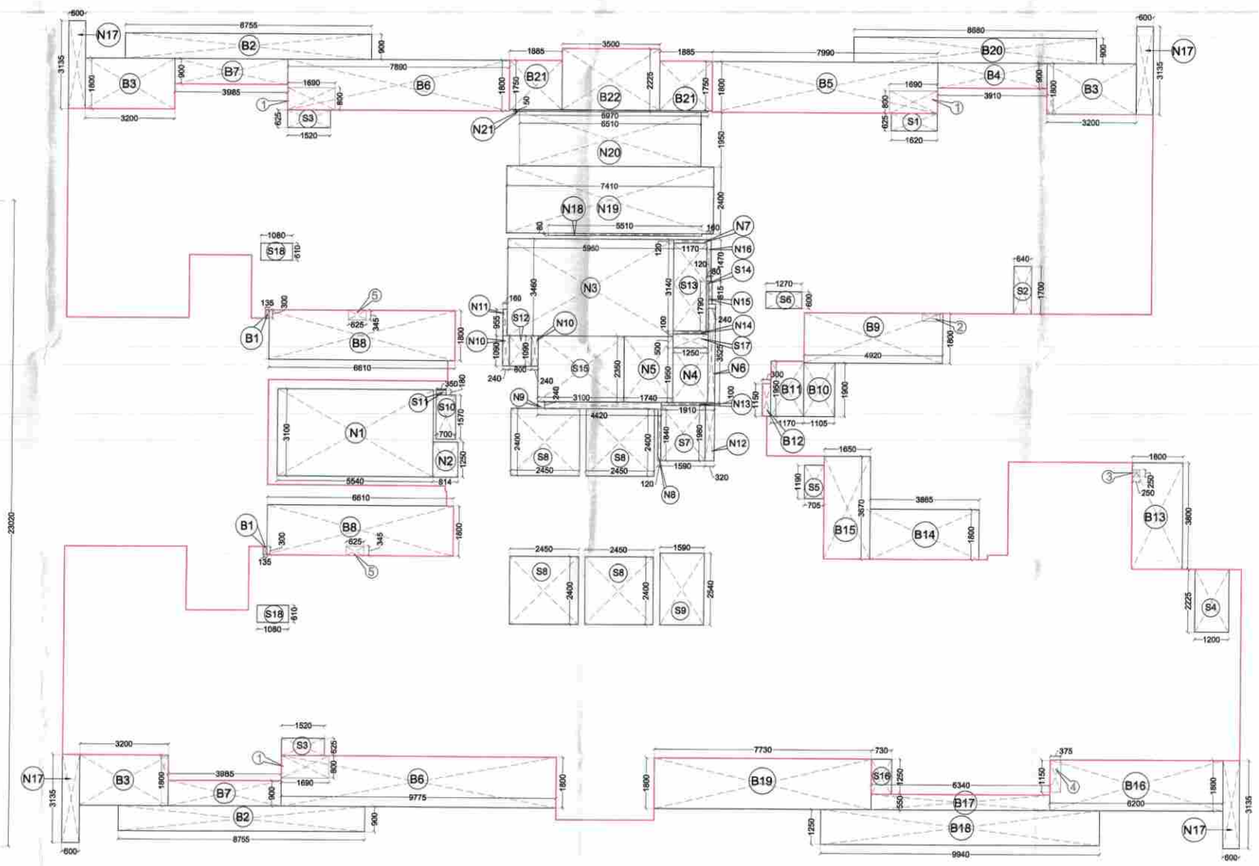
EXIT REQUIREMENT CALCULATION - Tower							
S.No	Floor	Gross Areas SQM	Factor As/NBC 2016)	Occupancy (As/NBC)	Width Factor per person (mm)	Required Width of Staircase(mm)	Provided Width of Staircase/ exit (mm)
1	Ground floor	1274.3	1.4	910.18	10	9101.8	20450
2	Typical floor	844	12.5	51.52	10	515.2	2500
3	Refuge floor	605	12.5	48.40	10	484	2500



5 BLOWUP-REFUGE TERRACE
1:75 (18th, 27th, 36th, 45th Floor)



2 TOWER A- REFUGE FLOOR - ADDITION AREA DIAGRAM
1:100 (18th, 27th, 36th, 45th Floor)

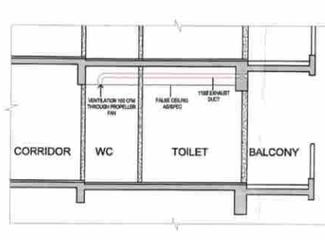


3 TOWER A- REFUGE FLOOR - SUBTRACTION AREA DIAGRAM
1:100 (18th, 27th, 36th, 45th Floor)

AREA SUMMARY				
S.No.	DESCRIPTION	F.A.R. (SQ.M)	NON FA.R. (SQ.M) STAIRCASE+LIFT LOBBY (SQM)	BALCONY (SQM)
1	TYPICAL FLOOR	644.46	57.090	197.653
2	FIRST FLOOR (TA)	649.06	56.308	316.694
3	FIRST FLOOR (TB)	644.46	57.090	310.632
4	SERVICE PERSONNEL	649.06	56.31	205.46
5	REFUGE FLOOR	605.60	88.40	205.67

1127:ADANI-M2K: SCHEDULE OF DOOR AND WINDOWS.						
Tag		Width (MM)	Height (MM)	Sill (MM).	Lintel (MM	OPENING DIRECTION & LOCATION
SCHEDULE OF NON FIRE RATED DOORS						
D1		800	2400	0	2400	OENABLE INSIDE/TOILET
D2		750	2400	0	2400	HINGED GLASS DOOR/OPENABLE INSIDE/UTILITY WC
D2A		750	2400	0	2400	HINGED GLASS (FROSTED)/OPENABLE INSIDE/UTILITY WC
D3		1000	2400	0	2400	OPENABLE INSIDE/BEDROOM
D3A		1000	2400	0	2400	WITH SUB FRAME /OPENABLE INSIDE/BEDROOM
D4		830	2400	0	2400	HINGED GLASS/OPENABLE INSIDE/UTILITY ROOM
D5		1000	2400	0	2400	HINGED GLASS /OPENABLE OUTSIDE/ COMMON LOBBY
D6		1250	2400	0	2400	OPENABLE INSIDE/UNIT ENTRANCE (1HR. FRE RATED)
D7		900	2400	0	2400	OPENABLE INSIDE/S.P.ENTRANCE (1HR. FRE RATED)
SCHEDULE OF SLIDING DOORS						
DW1		1505	2400	0	2400	HINGED DOOR (900MM) +FIXED GLASS/ BEDROOM 1
DW2		1800	2400	0	2400	SLIDING DOOR/BEDROOM
DW3		2100	2400	0	2400	SLIDING DOOR/LIVING + DINING
DW4		2500	2400	0	2400	SLIDING DOOR/BEDROOM
DW4A		2520	2400	0	2400	SLIDING DOOR/BEDROOM
DW5	DOOR	1000	2400	0	2400	OPENABLE OUTSIDE/KITCHEN
	WINDOW	900	1350	1050	2400	FIXED/KITCHEN
SCHEDULE OF WINDOWS						
W1		900	1200	1200	2400	CASEMENT/ OPENABLE OUTSIDE/STUDY ROOM
W2		1420	2300	AS/ ST.	DETAIL	FIXED WINDOW + LOUVERS/ STAIRCASE 2
V1		600	900	1500	2400	FIXED+TOP HUNG OPENABLE OUTSIDE BEDROOM 2
V2		750	1950	450	2400	FIXED+SIDE HUNG/UTILITY (INSIDE OPENING)
V2A		750	1950	450	2400	FIXED+SIDE HUNG/M.BEDROOM (OUTSIDE OPENING)
V3		600	900	1200	2100	FIXED+TOP HUNG/UTILITY WC (OUTSIDE OPENING)
V4		600	1950	450	2400	FIXED+SIDE HUNG/BEDROOM 1 (OUTSIDE OPENING)
V5	VENTILATOR	750	1450	950	2400	FIXED+SIDE HUNG/M. BEDROOM-3BHK+STUDY+SQ.(INSIDE OPENING)
	EXHAUST	350	400	2000	2400	
V6		750	1500	900	2400	FIXED+SIDE HUNG/M.BEDROOM (OUTSIDE OPENING)
V7		750	1500	900	2400	FIXED /M.BEDROOM
SCHEDULE OF LIFT OPENINGS						
LD1		900	2400	0	2400	AS PER VENDOR/LIFT
LD2		1100	2400	0	2400	AS PER VENDOR/FIRE LIFT
FIRE RATED DOORS						
FD2		750	2400	0	2400	OPENABLE OUTSIDE/COMMON LOBBY (1HR. FIRE RATED)
FD3		1200	2100	300	2400	OPENABLE OUTSIDE/A.V SHAFT (2HR. FIRE RATED)
FD4		1250	2400	0	2400	FIRE LOBBY AND STAIRCASE (2HR. FIRE RATED)
SCHEDULE OF LOUVERS FOR PRESSURISATION SHAFT						
L1		450	300	AS/ ST. DETAIL	AS/ ST. DETAIL	LOUVERS/STAIRCASE PRESS.
L2		1250	1200	1200	2400	LOUVERS/FIRE LIFT LOBBY PRESS.
SCHEDULE OF SHAFT DOORS						
S1		625	2100	300	2400	OPENABLE OUTSIDE/BALCONY SHAFT
S2		1000	2100	300	2400	OPENABLE OUTSIDE/FHC DOOR SPECS AS/ VENDOR

4 WC BLOWUP PLAN (4BHK)
1:75



5 SECTION X
1:75

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SANCTIONED TO BE READ WITH THIS OFFICE MEMO NO.: 2462 DATED: 20-01-2026

FIRE FIGHTING LEGEND FOR TOWER-1 & 2
(A) 150Ø FIRE HYDRANT PIPE FOR LOW ZONE-1
(B) 150Ø FIRE HYDRANT PIPE FOR LOW ZONE-2
(C) 150Ø FIRE HYDRANT PIPE FOR HIGH ZONE-1
(D) HIGH ZONE-2
(E) 150Ø SPRINKLER PIPE FOR LOW ZONE-1
(F) 150Ø SPRINKLER PIPE FOR LOW ZONE-2
(G) 150Ø SPRINKLER PIPE FOR HIGH ZONE-1
(H) HIGH ZONE-2
(I) 150Ø SPRINKLER PIPE FOR LOW ZONE-1 (STAND BY)
(J) 150Ø SPRINKLER PIPE FOR LOW ZONE-2 (STAND BY)
(K) 150Ø SPRINKLER PIPE FOR HIGH ZONE-1 (STAND BY)
(L) HIGH ZONE-2 (STAND BY)
(M) 80Ø DRAIN PIPE
(N) 150Ø FIRE RISER PIPE FOR OHT-1 (STAND BY)
(O) 150Ø FIRE RISER PIPE FOR OHT-1 (WORKING)
(P) 150Ø FIRE DOWN COMER PIPE

NOTE :-
ALL FHC SHAFT ACCESS DOOR 900MM WIDTH REQ.

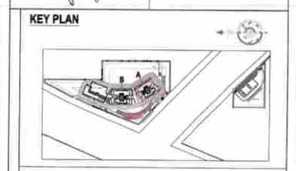
PLUMBING LEGEND:-

S.NO.	DESCRIPTION	SYMBOL
1	110 OD uPVC SOIL & VENT PIPE	(1)
2	110 OD uPVC WASTE & VENT PIPE	(2)
3	75 OD uPVC ANTISYPHONAGE PIPE	(3)
4	DOMESTIC WATER SUPPLY DN PIPE (MAIN)	(4)
5	DOMESTIC WATER SUPPLY DN PIPE (BRANCH)	(5)
6	FLUSHING WATER SUPPLY DN PIPE (MAIN)	(6)
7	FLUSHING WATER SUPPLY DN PIPE (BRANCH)	(7)
8	160 OD uPVC RAIN WATER PIPE FOR TERRACE	(8)
9	110 OD uPVC RAIN WATER PIPE FOR BALCONY	(9)
10	Ø DOMESTIC WATER RISER PIPE	(10)
11	Ø FLUSHING WATER RISER PIPE	(11)
13	FLOOR TRAP (100x100) mm	FT
14	FLOOR DRAIN (100x75) mm	FD
15	FLOOR CLEAN OUT PLUG	FCO
16	CUT OUT IN SLAB FOR WC-150x150 mm	
17	CUT OUT IN SLAB FOR FT-150x150 mm	
18	CUT OUT IN SLAB FOR FD-125x125 mm	
19	ACCESS DOOR	(AD)
—	75 (OD) RAIN WATER PIPE FOR BALCONY DRAIN	

RCC WALL
SHEAR WALL/ COLUMN
LEDGE WALL IN BLOCKWORK
M/S PLATFORM

OWNER SIGN | ARCHITECT SIGN
REENA SHARMA B.ARCH CA/2016/77247

KEY PLAN



Checking Authority Notes Entry
SUBMISSION DRAWING
Vide Diary No. 32142 Dt. 10-12-2026

OWNER
M/S RADHEY BUILDHOME PVT. LTD. IN COLLABORATION WITH M/S ADANI M2K REALTORS LLP.

PROJECT
PROPOSED RESIDENTIAL GROUP HOUSING COLONY OVER AN ADDITIONAL AREA MEASURING 0.53125 ACRE (LICENSE NO 131 OF 2025 DATED 29-07-2025) ADJOINING TO ALREADY LICENCED AREA MEASURING 5.13125 ACRES (AFTER MIGRATION OF 12.88625 ACRES INTO RESIDENTIAL PLOTTED COLONY UNDER DDJAY-2016 LICENSE NO-440F 2021 DATED 12.08.2021 OUT OF TOTAL 17.9875 ACRES UNDER LICENCE NO. 24 OF 2012) TOTAL AREA MEASURING 5.1625 ACRES IN SECTOR 102 & 102-A, GURUGRAM

SCALE AS MARKED | DATE 17.11.2025

DRAWING TITLE
TOWER A
REFUGE FLOOR PLAN & AREA DIAGRAM

ARCHITECTS
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DRAWING NO. S-15 | REVISION