

# SPECIFICATIONS OF THE KALYPSO COURT

Welcome to a world where comfort is no longer confined to the four walls of your home, but transcends conventional boundaries and enriches every aspect of your life.

Structure	Earthquake Resistant RCC frame structure with masonry infill
Floors	
Living/ Dining/ Foyer	Marble/ Imported Tile Flooring
Bedrooms/ Study	Laminated wood flooring
Workers Room	Ceramic Tiles
Lift Lobby	Combination of selected stones
Walls	
External	Combination of Stone/ Texture Paint
Internal	Acrylic Emulsion/ Texture Paint
Ceilings	Acrylic Emulsion/ Texture Paint ; POP Cornice/Gypsum board painted ceilings as per design
Doors/ Windows	
Internal	Veneered flush/ Skin molded door shutters with high quality fixing mechanisms
External	UPVC/ Anodized/ Powder coated Aluminum glazing
Woodwork	Factory manufactured, pre-assembled wardrobes in bedrooms
Bathrooms	<ul style="list-style-type: none"><li>• High Quality vanity counter, fixtures and fittings</li><li>• Imported tiles on flooring and on walls (7' height in shower area; 3 ½' in balance areas)</li><li>• Vanity, Water Closet, shower area</li><li>• Jacuzzi in master bathroom of 3 Bedroom and 4 Bedroom apartments</li><li>• Imported tile flooring</li><li>• 2' high dado in decorative tiles</li><li>• High quality modular kitchen with granite worktop and back splash</li></ul>
Kitchen	
Air-conditioning	Individual split type units as per design
Ventilation	Exhaust fans provided in kitchen and bathrooms. All external doors and part of external windows are openable.
Utilities and Facilities	
Security	<ul style="list-style-type: none"><li>• Door Phones &amp; Intercom in apartment</li><li>• CCTV in Lobby and Basement for surveillance</li><li>• 24 Hour manned security on entrance gates</li></ul>
Landscaping	Landscaped common areas to preserve and enhance the natural characteristics of site
Water supply	Water supply through underground supply lines/ overhead tanks
Sewage water	Soiled water drainage into main sewer outside property
Storm drainage	Storm water drainage system integrated with rainwater harvesting
Fire protection	Fire detection/ sprinkler system as per fire safety norms
Main Electrical Supply	Electrical wiring in concealed conduits with modular switches and power back up
Telephone/ Data	<ul style="list-style-type: none"><li>• Telephone cable pre-wired into all rooms</li><li>• Cabling for internet access as per design</li></ul>
Services	Maintenance for common area on chargeable basis