

Project by



LAKSHMI JAHNAVI
CONSTRUCTIONS

LJC ROYAL

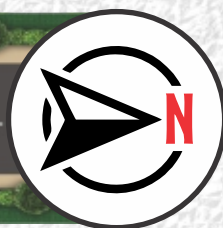
Gajuwaka

Premium 3BHK Flats





*Aspire to
higher levels
of
Luxury*





Structure

RCC framed structure

Super structure

4"/6" brick masonry internal/external walls respectively with red brick.



Plastering

Double coat plastering with sponge finish for external walls and single coat plastering with sponge finish for internal walls with quality cement.



Wood work

- Main Door: Polished Teak wood frame and shutter with good quality hardware along with Godrej safety locks.
- Internal Doors: All internal door frames are Teak Wood and door shutters provided with quality water proof laminate doors.



Windows

3 track UPVC Windows of brands Furture Tech or Prominence with mosquito mesh provision and powder coated ivory coloured MS safety grills.



Internal Flooring

- Premium vitrified 800 mm X 800 mm size of Kajaria/RAK or equivalent make.
- Toilet and utility: Anti-skid matte finish vitrified tiles.
- Common Area: Quality parking tiles for Stilt.
- Granite flooring for corridors and staircase and SS railing.



Painting

- Internal: Smooth finishing with 2 coats of birla putty and 2 coats of acrylic emulsion from Asian Paints.
- External: Elevation sides 2 coats of Birla putty and acrylic emulsion from Asian Paints.



Kitchen

- Polished black granite platform with stainless steel sink.
- Glazed tiles dado upto 2 ft. above granite kitchen platform.



Electrical

- Fire resistant concealed copper wiring of Finolex or Havells.
- Modular switches and sockets controlled by MCB & ELCB of Legrand Mylinec series or Myrius Series or Havells Livia Series.



Toilets

- Single piece wall mounted EWCSs in master bathroom and floor mounted EWCSs of Hindware or Jaquar or equivalent make.
- Quality wash basins in all bathrooms of Hindware or Jaquar or equivalent make.
- Premium quality CP fittings of Jaquar or equivalent make.
- Provision of geyser point in each toilet.
- Hot & cold water diverter mixer with shower unit of Jaquar make.
- Dadoing upto door height with designer tiles of reputed make.



Lift

5 passenger lift by Johnson.



Power Backup

24 Hrs power backup through diesel generator for common facilities and limited points for individual flats (excluding) AC and Geyser points.



Water

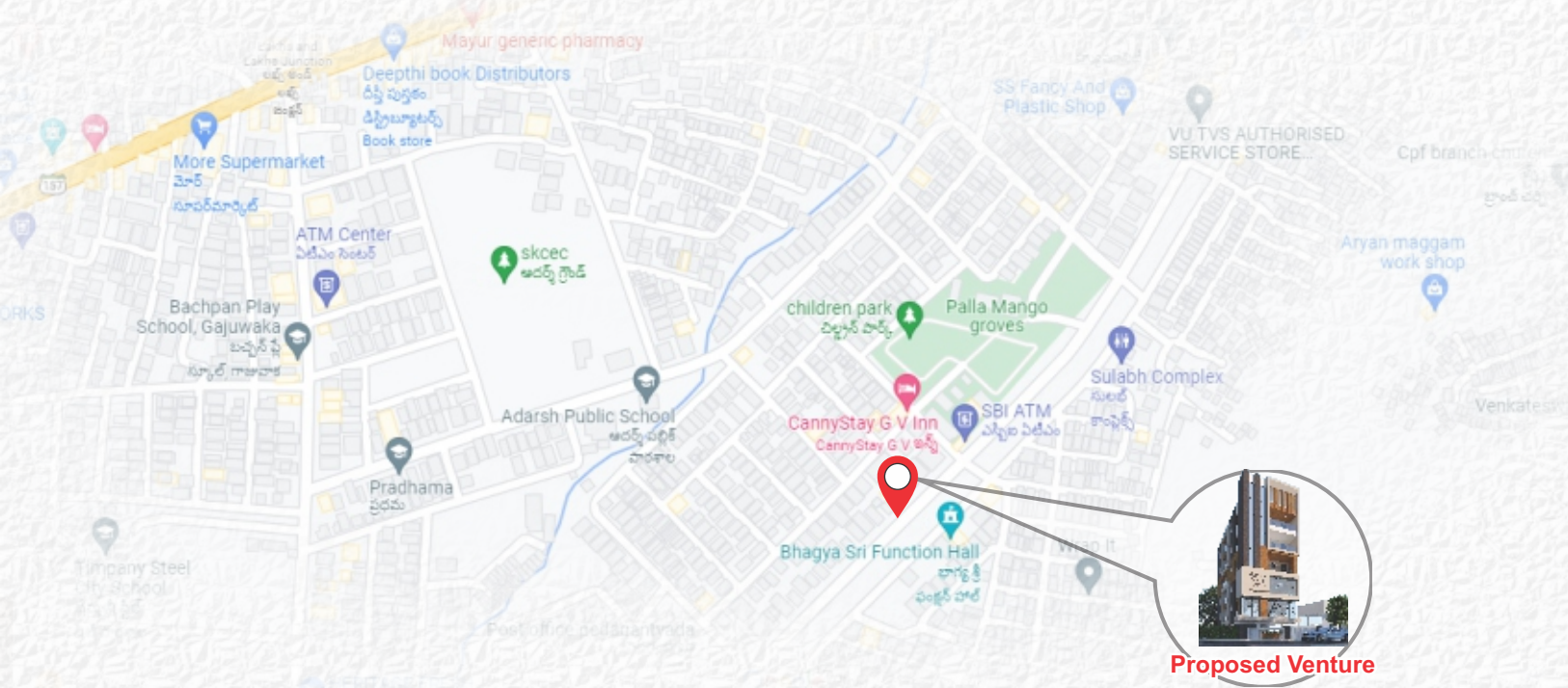
Supply of water from Bore well.

The details / accessories shown in this brochure are indicative and are subject to change without notice and does not constitute a legal offering.

Note: APSED, MCV water, UGD, Car Parking, Generator, Sales Tax, Service Tax, Solar & Registration extra Charges.



SPECIFICATIONS



Completed Ventures



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NOTE: This brochure is only a conceptual presentation of the project and not a legal offering. The promoters reserve the right to make changes in plans, specifications and elevation as deemed fit.