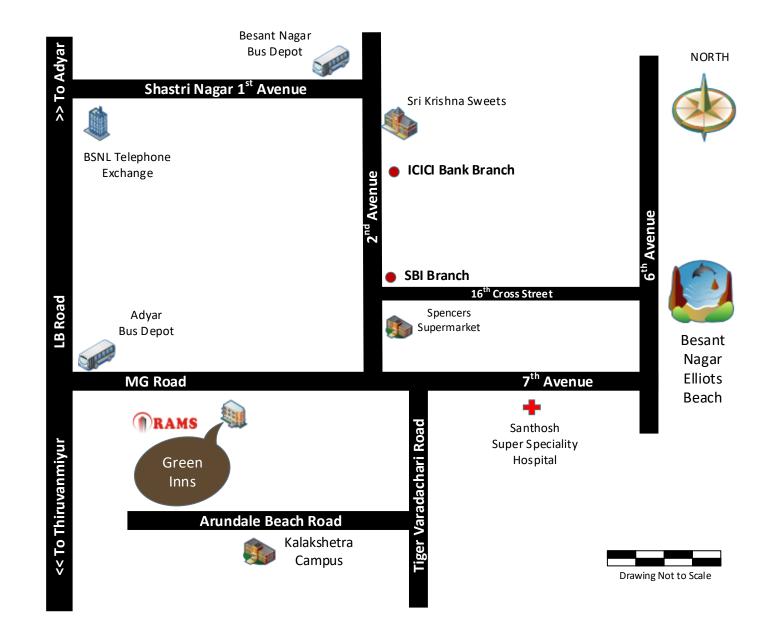


LUXURIOUS APARTMENTS @ BESANT NAGAR

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RAM	S G R E E N S I N N S	
OVERVIEW Address Door No.60, 7 th Avenue, Besant Nagar, Chennai 600090		
Nearest Landmarks	 Elliots Beach (500m) Besant Nagar Bus Depot (700m) Kalakshetra Academy (1.2km) Adyar Bus Depot (1.3km) 	
Project Details	 26 Apartments Stilt + 5 floors 	
Common Amenities	 Backup Power Covered Car Park Landscaping Rainwater Harvesting Metrowater Sump with Motor Well/Borewell Gated Community with 24x7 Security 	
Apartment Type	 2BHK 803 sqft (Third Floor) 875 sqft (Fourth Floor) 1125 sqft (First or Third Floor) 3BHK 1265 sqft (Second Floor) 	
Base Price	1.33 to 2.09 Crores	
Floor Plans	Also available online @ www.ramsbuilders.com	
Contact Us	61 (28) Poes Garden Chennai 600 086 India M: +91 98417 47262 O: +91 44 24992856 / 2866 E: <u>info@ramsbuilders.com</u>	





APARTMENT SPECIFICATIONS – IN DETAIL

GENERAL ^{*+}			
Doors	 Main door and bedroom doors will have teakwood frames and panel flush doors with teakwood varnish Bathroom doors will have teakwood frames with one side teak and inner side resin coating 		
Windows	 All UPVC French window to balcony area (if applicable in living or dining area) Mild steel grills for all windows 		
Bedrooms	• Lofts on one side		
Flooring	 2' x 2' joint free vitrified tiles for all rooms Anti-skid ceramic floor tiles for balcony area 		
Kitchen	 Platform with granite top Stainless steel sink with drainboard Wall tiles up to 2' height from the platform Provision for chimney/hob Slabs for storage 		
Toilets	12"x12" Anti-skid ceramic flooringWall tiles up to ceiling height from the floor level		
Sanitary Fixtures	 Jaquar brand or similar chromium plated fittings Wash basin Parryware Roca brand or similar EWC for all toilet(s) Standard color of all fixtures: white 		
Painting	• Emulsion Paint with Putty Finish		

	ELECTRICAL PROVISIONS ^{+\$}
Entrance	One bell point
	 One light point
	one light point
Living	• One TV point
C	One Telephone point
	Two light points on wall
	• One 20A point for A/C
	• Four 5A points (including one on switchboard)
	 Fan and chandelier points
	For the community Forms
Dining	• Two light points on wall
U	• One 15A for fridge
	• One 5A point on switchboard
	• Fan point
Bedrooms	• Two light points on wall
	• Three 5A points (including one on switchboard)
	• One 20A point for A/C
	• One TV point
	One Telephone point
	• Fan point
Kitchen	One light point
	• Three 15A for microwave and other appliances
	• Two 5A points (one on switchboard and one above platform)
	• One 5A point for exhaust fan or chimney
	• One 5A for aquaguard or mini RO unit
Balcony	• One light point
Toilets	• One light point
Tonets	 One light point One 15A point for gauger
	One 15A point for geyserOne 5A point for exhaust fan
	• One SA point for exhaust fair
Service Area ^{**}	• One light point
	 One 15A point for washing machine
	She for point for washing indefine

* Specifications quoted are subject to change based on material availability

+ Upgrades or modifications to standard specifications are possible at an additional cost
\$ All switches will be Salzer modular switches or equivalent
** In absence of service area, washing machine provision will be provided at an alternate convenient spot