



No.15/7, Jubilee Road, West Mambalam, Chennai 600033

Cell No. 9884395028 / 9543006909

<https://velankannibuildingconstruction.in>

- Basement Height: Up to 2 Feet
- Steel: Viki, Arun, Kamachi TMT
- Chamber Bricks: For Partition Walls
- 9- Inch Thick Exterior Walls
- 4 ½ Inch Thick Inner Walls
- Cement: Penna/Priya
- M Sand: Brick work an All Masonary works
- P Sand: Plastering Works
- Concrete Grade: M20 (Manual Mix)
- Celling Height: 10 Feet
- Steel Rein for Cement: As Per Standard
- Parapet Wall: 3 Feet Height / 4 ½ " Thick (terrace only)

Bathroom and Plumbing

- Wall Tiles: Up to 7" Height
Size 2x1 Vitrified Tile upto Rs. 40/Sqft

Bath and CP Fitting

Cera/ upto Rs. 12000 Per Bathroom Floor mounted EWC.

Wall Mounted Wash Basin Pillar Tap, Health Faucet Shower

set 2-in-1 wall mixer

Plumbing Pipes and Fittings

Inner CPVC

Outer PVC Brand

Overhead Tank

500 Liters Sintex 3 Layered

UV Protected / White Colour

Lining, Dining, Bedroom and Kitchen

2' x 2' Vitrified Tiles upto Rs. 45/ sqft Aluj/Sparrow

- Balcony and Utility: Size 1' x 1' (upto 35/sqft)
- Staircase: Size 1' x 1' Parking Tile upto Rs. 35/sqft
- Car parking 1' x 1' Parking Tile/ upto Rs.35/sqft

Kitchen

- **Wall Tile:**

Vitrified Tile (2' x 1')

Upto Rs. 45/sqft

- **Sink Faucet:**

Upto Rs. 900/-

- **Kitchen Sink:**

Stainless Steel Single bowl Upto Rs. 2800

- **Dining:**

Wall Mounted Wash Basin

- **Kitchen Granite Top:**

Upto Rs. 90/sqft

Door Windows and Railing

- Main Door:

Malaysian Teak Door

Teak Frame / 32mm

Thickness / 5' x 3' Thick Frame

7' Height 3.5 Feet Width

- Room Doors:

White Panel Door

Sal Wood Frame / 7' x 3'

- Bathroom Door:

PVC door / 7' x 2.5'

- Windows:

Aluminium Sliding Window

Max 4' x 4' / One Window Per Room 5mm clear Glass

- Staircase Railing: MS Railing

- Balcony Railing: MS Railing

Painting

- Inner Wall Putty: 2 coats of wall putty any ISI Brand
- Wall Painting: 1 coat of Primer/ 2 coats of tractor Emulsion / Any ISI Brand
- Ceiling Painting : 1 coat of Primer/ 2 coats of tractor Emulsion/ Any ISI Brand
- Exterior Paint: 1 Coat of Primer/ 2 Coats Any ISI Brand

Electrical

- Wires – Orbit Wires
- Switches – Roma
- **Bedroom:**
 - 2 Switch Boxes (8-Module)
 - One at Entrance and One at Bed Side
- **Bathroom:**
 - 1 Switch Box (Inner) 4- Module
 - 1 Switch Box (Outer)
 - 3 Module Point for Heater
- **Living Room:**
 - Upto 4 Switch Box (8 Module)

- **Dining:**

1 Switch (8 Module)

- **Pooja:**

1 Switch (3- Module)

- **Kitchen:**

3 Switch Box (6 Module)

Point for HOB chimney RO

- **Utility:**

1 Switch Box (4-Module)

- **AC Points:**

1 Switch Box (6-Module)

- **Entrance:**

1 Switch Box (6-Module)

- **Balconies:**

1 Switch Box (3-Module)

WHAT'S NOT INCLUDED

- Compound Wall @ 425 / sq.ft an Gate
- Sump on Septic Tank @ 24 / litre
- Lift, Lift Pit and Shaft
- Electricity connection
- Building plan Approval
- Elevation Special Materials
- Over head Tank.