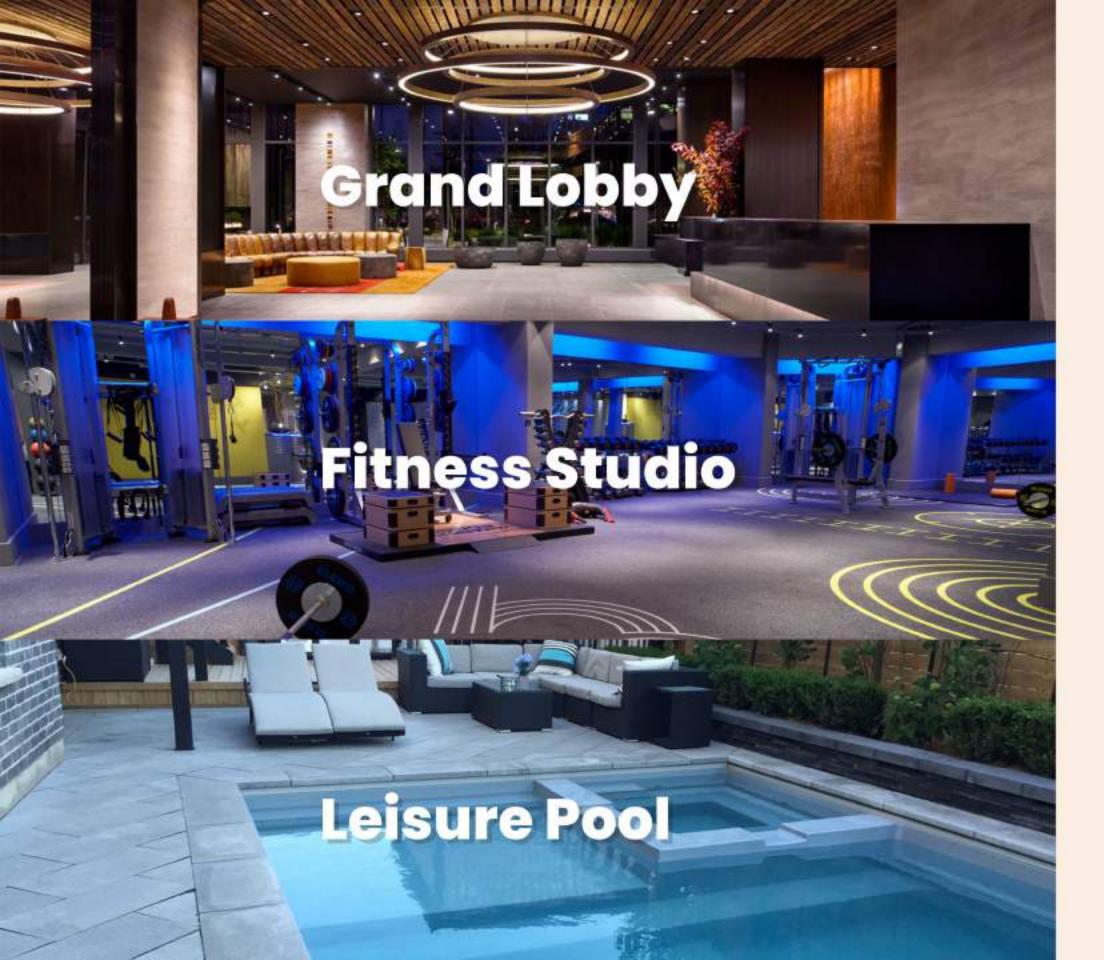


# CAPKON — Pristine



# A HOME FUAT INSPIRES



# **AMENITIES & KEY HIGHLIGHTS**

### COMMON AMENITIES

- Elegant lobby with guest lounge
- WIFI provision for lounge
- Provision for EV charging (16 A normal charging point)
- External lights
- · Landscaped recreation area

### **BUILDING AMENITIES**

- Association room and associated open seating space
- Sewage Treatment Plant with ultra filtration plant
- Urban forestry
- · Lift lobby on all apartment floor
- · Solar power for common area lighting
- · Under ground and overhead storage tank
- Provision for KWA\JAICA water supply scheme
- · 3 High speed Elevator

### SECURITY AMENITIES

- · Gateway with security cabin
- 24x7 security service
- CCTV surveillance for selected areas
- · Access control system
- Motion sensored Lights in parking and lobbies

### COMMUNITY AMENITIES

- · Parking provision for visitors
- · Open Co working space in terrace floor
- Multipurpose association room
- · suite Room For Guest
- Caretaker room
- · Drivers/maids' room
- · Open reading space in terrace

### APARTMENT AMENITIES

- · Water meter system for all apartments
- Provision for centralized gas supply for all apartments
- · Balcony space for all apartment
- Provision for waste management system
- · Covered parking for residents
- · DG backup for selected points
- Biometric/digital lock for main doors in apartments
- Two level parking

### RECREATIONAL AMENITIES

- · Air-conditioned fitness room
- · Open workout/yoga area in terrace floor
- · Reflexology path
- · Performance space in terrace floor
- Roof top party area with dinning space in terrace floor
- Indoor gamming area
- · Swimming pool with kids' pool
- Recreational area associated with the pool
- Pool lounge
- · Family gathering space in terrace floor
- . Tot lot area for kids
- Rooftop landscape area
- Roof top observatory
- Barbecue pit
- Open Kids play area
- Swing lawn



### STRUCTURE

- Seismic Zone III compliant RCC framed structure
- Masonry with standard solid concrete blocks as per the standard

# ELECTRICAL

- Concealed conduits with high grade copper wires connections
   FRC branded cables with adequate points for power & lighting
- A/C provision for all bedrooms and geyser point in master bed toilet
- Modular switches
- Centralized cabling for FTTH/CORE/INTERCOM/DTH
- · Adequate illumination for common area as per requirement

### FLOORING - COMMON AREAS

- Entrance Lobby & Lounge
- Granite./ Imported Marble finish
- Common Lobby
- Premium quality vitrified tile flooring

### FLOORING - APARTMENT

- Balcony / Toilet
- · Premium quality anti skid tiles done with tile spacer
- · Bathrooms
- · Premium quality designer tile dado up to false ceiling done with tile spacer
- Apartment area
- Premium quality vitrified tile flooring for entire apartment except balcony & toilets

### DOORS AND WINDOWS

- · Main door Pre hung flush door with branded hardware & Digital locker/Biometric
- Bed room doors Pre hung flush door with branded hardware
- Toilet door-Pre hung flush door with branded hardware
- Windows clear glazed aluminum windows with shutters in track sliding system

### PAINTING

- Durable exterior grade paint as per specification/design intent
- 2 coat Premium quality emulsion over 2 coats of putty and
   1 coat of primer for all internal walls
- 2 coat Premium quality emulsion over 1 coat of putty and 1 coat of primer for all internal ceilings

### SANITARYWARE

- Sanitary ware white color premium branded Wall mount EWC
   with concealed flush tank Premium Wash basin, and other accessories
- CP fittings Premium branded cp fittings, concealed diverter and other accessories.

# KITCHEN & UTILITY

- Semi furnished kitchen with granite work top, sink and provision for water purifier
- Glazed tile dado above work top
- Provision for washing machine

# STANDBY POWER & GENERTOR

- DG back-up for lifts, pumps & common area
- · Sufficient power back up for Apartment

# COMMON AMENITIES

- Grand Lobby
- Caretaker room
- Gymnasium
- Indoor games
- Guest suite
- Association Hall

- Landscaped pathway
- Outdoor children's play area
- · Roof top recreation area
- · Floor to floor 310cm
- 2 Level parking
- · Covered car parking on ownership basis
- · Recreation area with Swimming pool
- Fire protection systems as per Govt standards
- High speed lifts 3 No.s
- · Underground & overhead storage tanks of suitable capacity
- · Provision for KWA\JAICA water supply scheme
- · Safe, environment friendly Sewage Treatment Plant (STP) with ultra filtration plant
- Water metering facility for apartments

### HANDRAILS

- Balcony Handrail: SS Handrail With toughened glass
- Stair Handrail: SS Handrail with glass in main lobby
- · M S Handrail in all other floors

# SECURITY/SAFETY

- CCTV Coverage
- · Intercom facility for all apartments













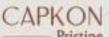








TYPE E | 3 BHK TYPE D | 3 BHK 1364 SQ FT 1364 SQ FT



2<sup>nd</sup> FLOOR

































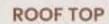














### Note:

The dimensions and specifications of the columns may vary according to the structural drawings and these are excluding plastering and tile thickness.

Brochure images are indicative and may not reflect actuals. Products, technologies, and specifications are for representation only and subject to change by the builder or authority.

# LANDMARK CAPKON