



GEE GE STRUCTURALS PVT LTD (Builders & Promoters)



Gee Ge's Radhamani



Site Address

Plot no 28, Shankar Nagar,
4th Street, Pammal, Chennai 75

C. Thenappan

☎ 9380607435 | 9790966630

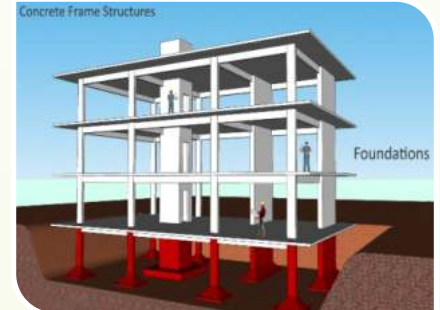
visit our location

Press Me

SPECIFICATIONS FOR FLATS

Structure

- ▶ RCC framed structure with RCC foundation
- ▶ Anti-termite treatment
- ▶ 9 inches brickwork for outer wall and 4.5 inches brickwork for Internal partition wall.
- ▶ Ceiling height will be maintained at 9'-6" feet slab to slab
- ▶ Foundation height is 3 feet from Ground level



Wall Finish

- ▶ Internal wall in the living, dining, bedrooms, kitchen and lobby will be finished with 2 coats of putty, 1 coat of primer, 2 coats of tractor emulsion
- ▶ Ceiling will be finished with cement paint
- ▶ Exterior front faces of the building will be finished with Asian Apex Durocross texture paint with 1 coat of primer and 2 coats of Ultima.
- ▶ Exterior other three sides of the building will be finished with 1 coat of primer, and 2 coats of ACE.
- ▶ Utility & toilets will be finished with 2 coats of putty, 1 coat of primer and 2 coats of cement paint.
- ▶ Toilet walls will be finished with glazed ceramic tiles up to lintel from finished floor level.
- ▶ Utility walls will be finished with glazed ceramic tiles up to 4 feet from finished floor level.
- ▶ Kitchen dado tiles up to 2 feet height from granite slab

SPECIFICATIONS FOR FLATS

Flooring

- ▶ Living, dining, kitchen and bedrooms will have 2 X 2 feet vitrified tile flooring at cost of Rs.35/- per sqft
- ▶ Toilet will have Anti skid ceramic tile flooring at the cost of Rs.24/- per sqft
- ▶ Bathroom, balcony will have rustic finish ceramic tile
- ▶ Driveway and other areas will be laid with parking area tile
- ▶ Staircase will have Granite
- ▶ Terrace-floor will have Red kerala type tiles with vermiculite for cooling.

INTERIOR WORKS

- ▶ Providing False ceiling in Hall
- ▶ Modular Kitchen with Faber Chimney and Faber Hob with Suction Power 1100m³/Hr.
- ▶ Covered Wardrobe and Loft will be provided in Bedrooms
- ▶ Providing Bathroom Accessories.



Kitchen

- ▶ Platform will be done with granite slab 2 feet wide at a height of 32 inches from the floor level and will be provided with stainless steel sink with drain board
- ▶ Provision for water purifier
- ▶ CP fittings will be Parryware



SPECIFICATIONS FOR FLATS

Bathrooms

- ▶ One wash basin of Parryware wash basin in a convenient space.
- ▶ Floor mounted Parryware W/C with health faucet
- ▶ Concealed Parryware wall mixer
- ▶ Provision for geyser
- ▶ CP fittings will be Parryware



Entrance Door

- ▶ Main door will be of Teak wood of 7 feet height with tower bolt, door viewer, safety latch, door stopper and Godrej or equivalent lock

Bedroom Door

- ▶ Good quality water- proof flush door with WPC frame of 7 feet height having good quality locks.



Balcony Door

- ▶ Water proofing door of 7 feet height having Tower bolt, handle with good quality lock , door stopper etc.

Bathroom Door

- ▶ Chemically treated doors of 7 feet height with enamel finish.



Windows

- ▶ Windows will be UPVC panel with see-through pin headed glass and MS grills on inner side
- ▶ UPVC French doors with toughened glass will be provided with grill.
- ▶ Ventilators, UPVC frame and suitable louvered glass panes



SPECIFICATIONS FOR FLATS

Electrical Fittings

- ▶ Orbit cables and wiring
- ▶ Orbit Switches and sockets
- ▶ Telephone and DTH provision will be provided in living room
- ▶ Air-conditioner points will be provided in all bedrooms
- ▶ Modular plate switches, MCB and ELCB (Earth leakage circuit breaker) System
- ▶ Electrical Fittings : Fan 1 No , Tube Light 6 No, Fancy Light 4 Nos.
- ▶ Hall : Two fan points , Three Light points , Two 5 amps plug points, one T.V point, one Telephone point and inverter point
- ▶ Bedrooms : One fan point, Two Light points, A/c point in both Bedrooms and one 5 amps Plug point.
- ▶ Kitchen : One fan point , Two Light points , One 5 amps and One 15 amps Plug point.
- ▶ Dining point : One fan point , Two Light points , One 5 amps Plug point.
- ▶ Toilet : One Light and one 15 amps Plug point.

Others

- ▶ Overhead Tank for borewell and Sump water each of 1500 Ltrs Capacity
- ▶ Sump capacity of 14000 Ltrs.
- ▶ S.S Handrails in Staircase.
- ▶ Safety grill gates for all Main Doors
- ▶ Safety grill gates for terrace and common main entrance
- ▶ Inverter Provision



External Feature

- ▶ Power Supply: 3-phase power supply will be provided for all flats

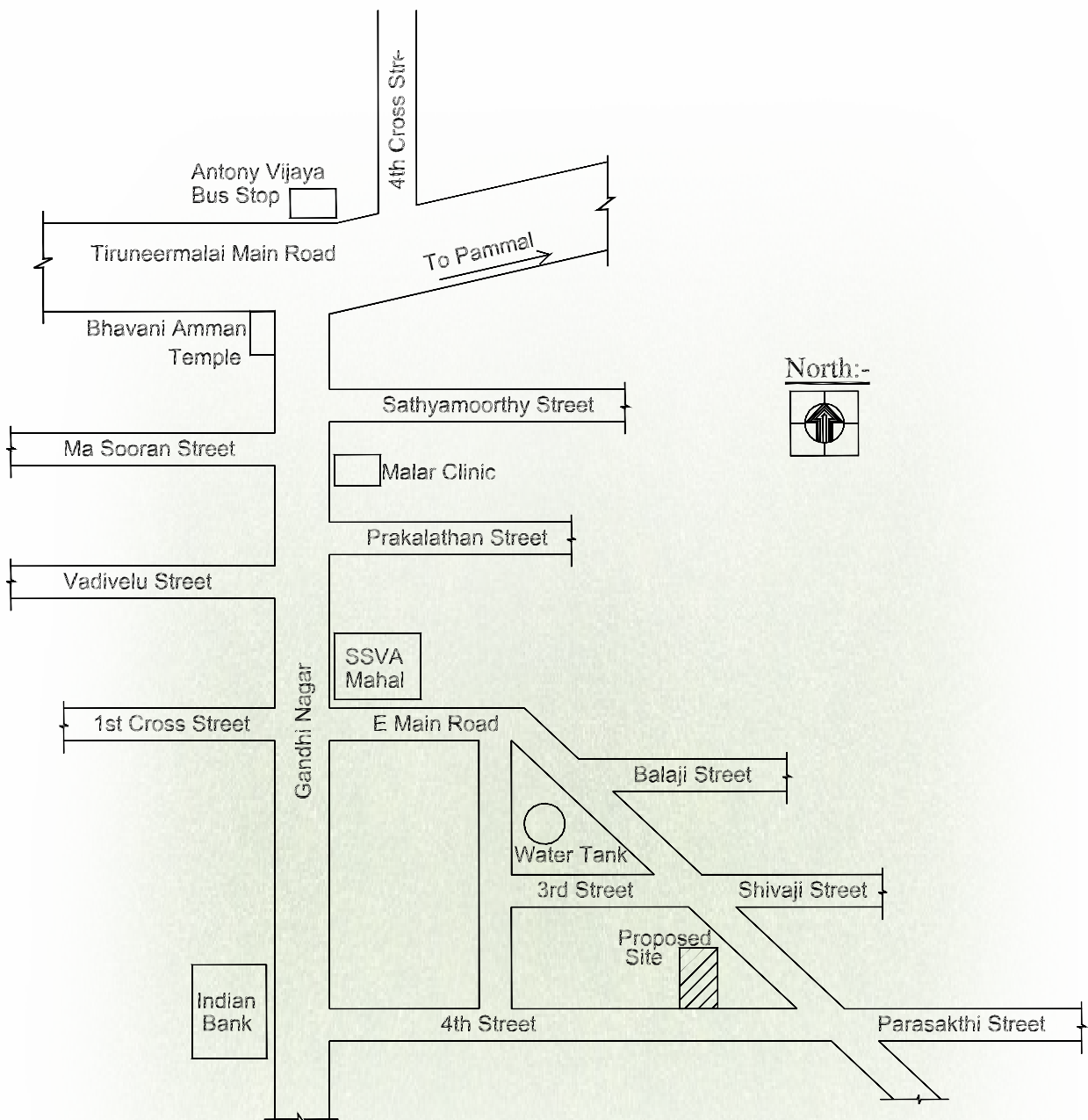


Special Features

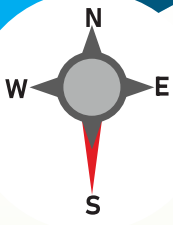
- ▶ Easy access to Chennai International Airport , Railway station, bus stand and Hospitals .
- ▶ 24 hours Ground water Supply.
- ▶ Car parking facility.
- ▶ Close proximity to leading schools
- ▶ Followed by the Ancient Science of ' Vaastu ' and its benefits.
- ▶ Design and location of Furniture, Electrical fittings and Toilet fixtures are preplanned to use the available space effectively and efficiently.
- ▶ All bedrooms are provided with Built-in wardrobes and lofts.
- ▶ Loans arranged through all leading financial Institutions .., SBI, HDFC and LIC



KEY PLAN

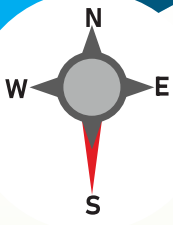


KEY PLAN
[NTS]

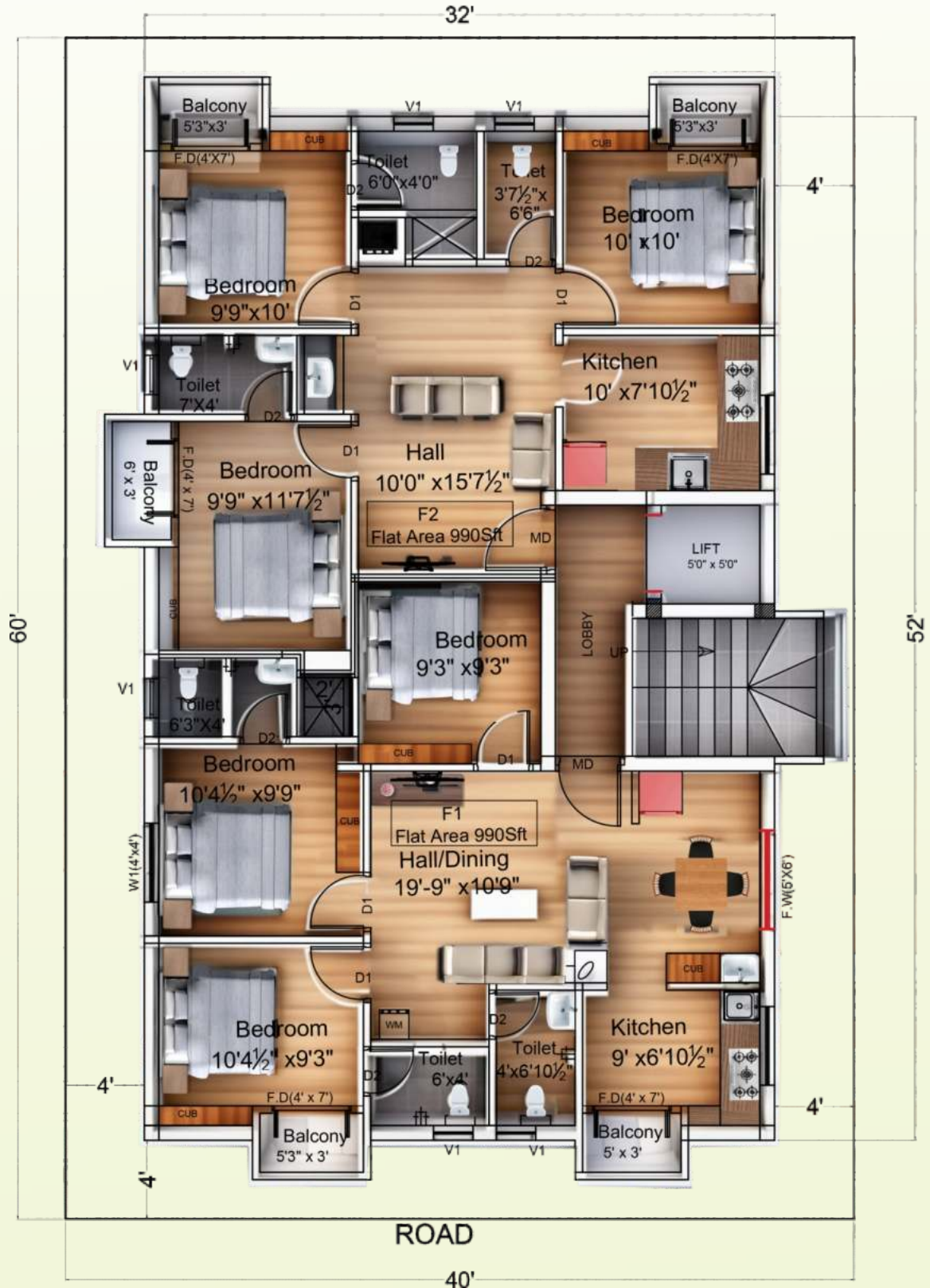


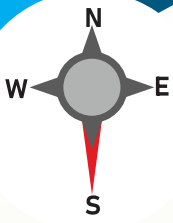
STILT FLOOR





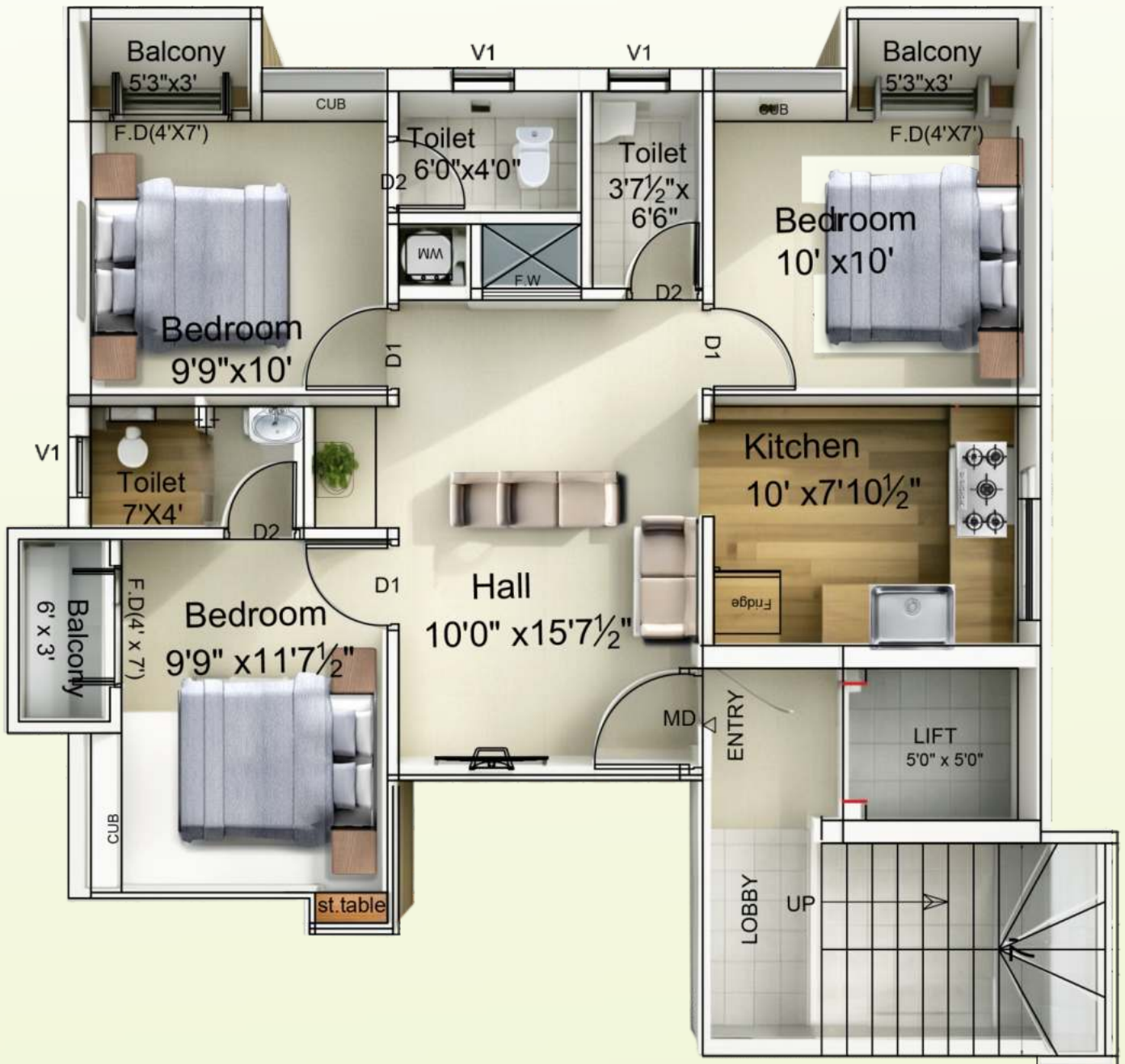
TYPICAL PLAN





F2/S2/T2 (EAST FACING)

PLINTH AREA : 792sqft
FLAT AREA: 990sqft





GEE GE STRUCTURALS PVT LTD
(Builders & Promoters)

GEE GE RADHAMANI

| | | |
|---------------------------------|-------|--------------------------|
| Guide Line Value | 2500 | Plot No.28 |
| Total Constructed Area | 5940 | SHANKAR NAGAR,4th STREET |
| Land Area | 2400 | PAMMAL |
| U.D.S | 0.404 | CHENNAI 600 044 |
| Rate (sqft)for Flat Area Rs | 6500 | |
| Rate (sqft)for Interior work Rs | 1000 | |

***INTERIOR WORKS INCLUDES**

:

- 1) Modular kitchen with faber chimney and faber hob
- 2) Wardrobe
- 3) Wooden Loft
- 4) Fan and Light Fittings
- 5) Bathroom Accessories

FIRST FLOOR RATE DETAILS

| Flat No | Main Door Facing | Plinth Area | Flat Area (Sqft) | U.D.S (Sqft) | COST OF BUILDING | | GST (5%) | Registration Cost | EB (3 Phase) | TOTAL | STATES |
|----------------------------------|------------------|-------------|------------------|--------------|------------------|--|----------|-------------------|--------------|---------|-----------|
| | | | | | Cost of U.D.S | Construction Cost (Inclusive Car Parking & Interior) | | | | | |
| F2 | EAST | 792 | 990 | 400 | 1000000 | 6425000 | 371250 | 406150 | 75000 | 8277400 | Available |
| SECOND FLOOR RATE DETAILS | | | | | | | | | | | |
| S2 | EAST | 792 | 990 | 400 | 1000000 | 6425000 | 371250 | 406150 | 75000 | 8277400 | Available |
| THIRD FLOOR RATE DETAILS | | | | | | | | | | | |
| T2 | EAST | 792 | 990 | 400 | 1000000 | 6425000 | 371250 | 406150 | 75000 | 8277400 | Available |



VISIT OUR LOCATION

Press Me

Site Address

Plot no 28, Shankar Nagar,
4th Street, Pammal, Chennai-44



GEE GE STRUCTURALS PVT LTD
(Builders & Promoters)

No.1 Kamarajar Nedun Salai, Muthamizh Nagar,
Pammal, Chennai-600 075

 **9380607435 | 9790966630**

 geegestructurals@yahoo.com

 www.geegestructurals.in

visit our website

Press Me