



GEE GE STRUCTURALS PVT LTD

(Builders & Promoters)



GEE GE VISTA B BLOCK



Site Address

Plot No.5 &13,
Argeeswarar Colony, 6th Street,
Chromepet, Pammal, Chennai 44



C.Thenappan

9380607435 | 9790966630



geegestructurals@yahoo.com



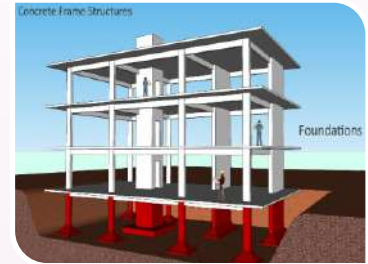
www.geegestructurals.in



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

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.



SPECIFICATIONS FOR FLATS

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



Bathrooms

- ▶ One Parryware wash basin in a convenient space.
- ▶ Floor mounted Parryware W/C with health faucet.
- ▶ Concealed wall mixer Parryware.
- ▶ 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.



SPECIFICATIONS FOR FLATS

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

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

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 bedroom
- ▶ 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.

SPECIFICATIONS FOR FLATS

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

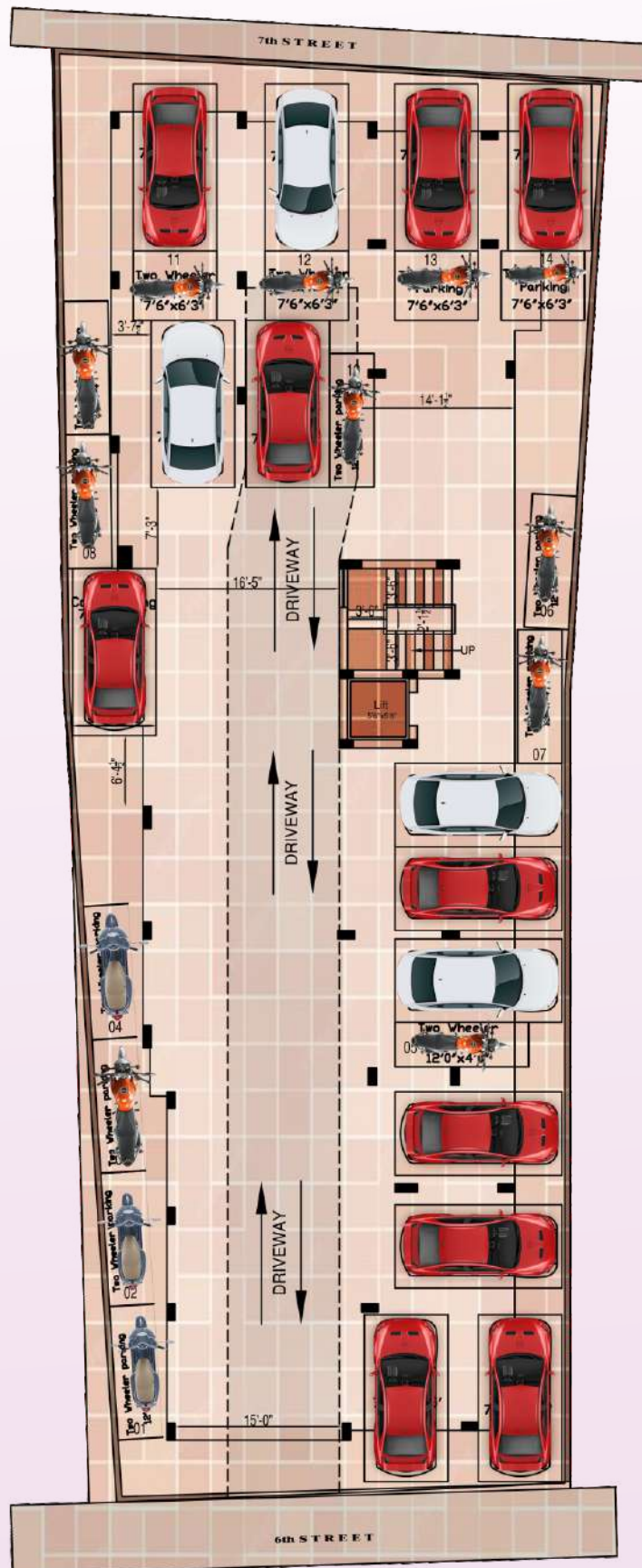
Special Features

- ▶ 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



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STILT FLOOR

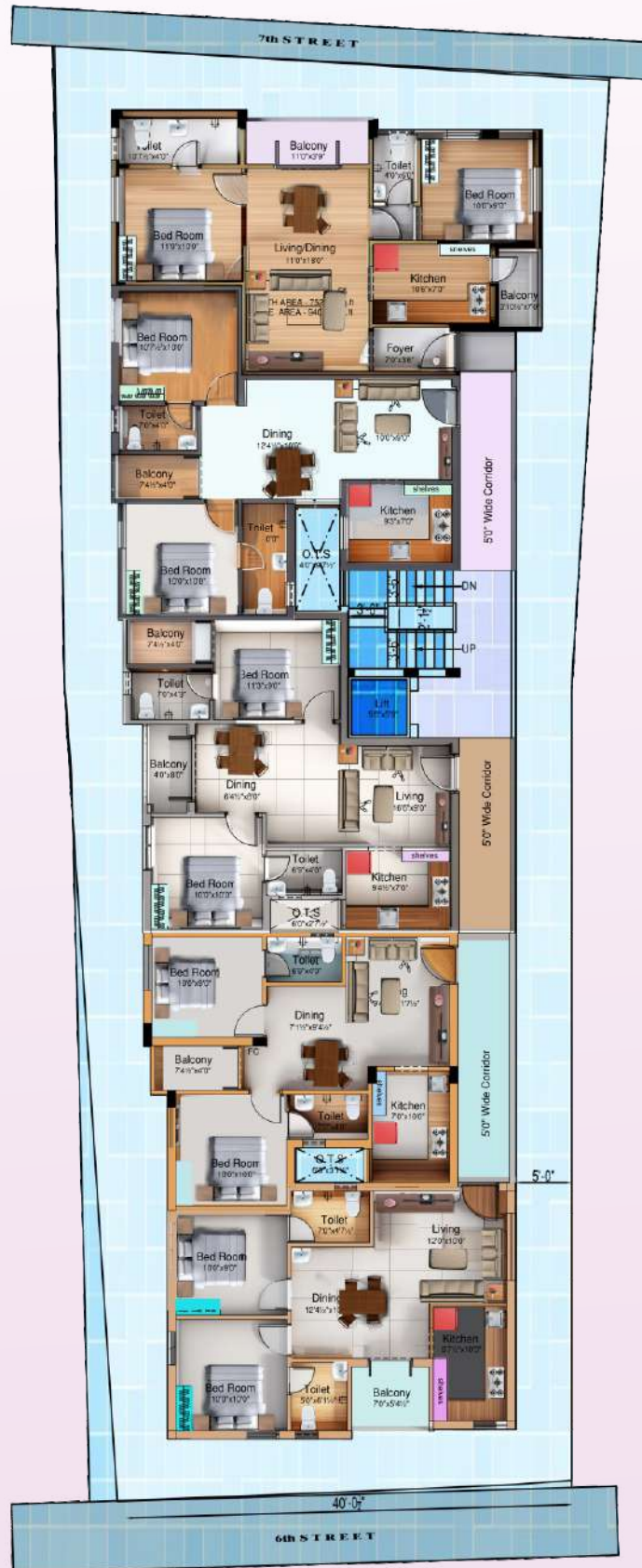




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TYPICAL PLAN

First and Second



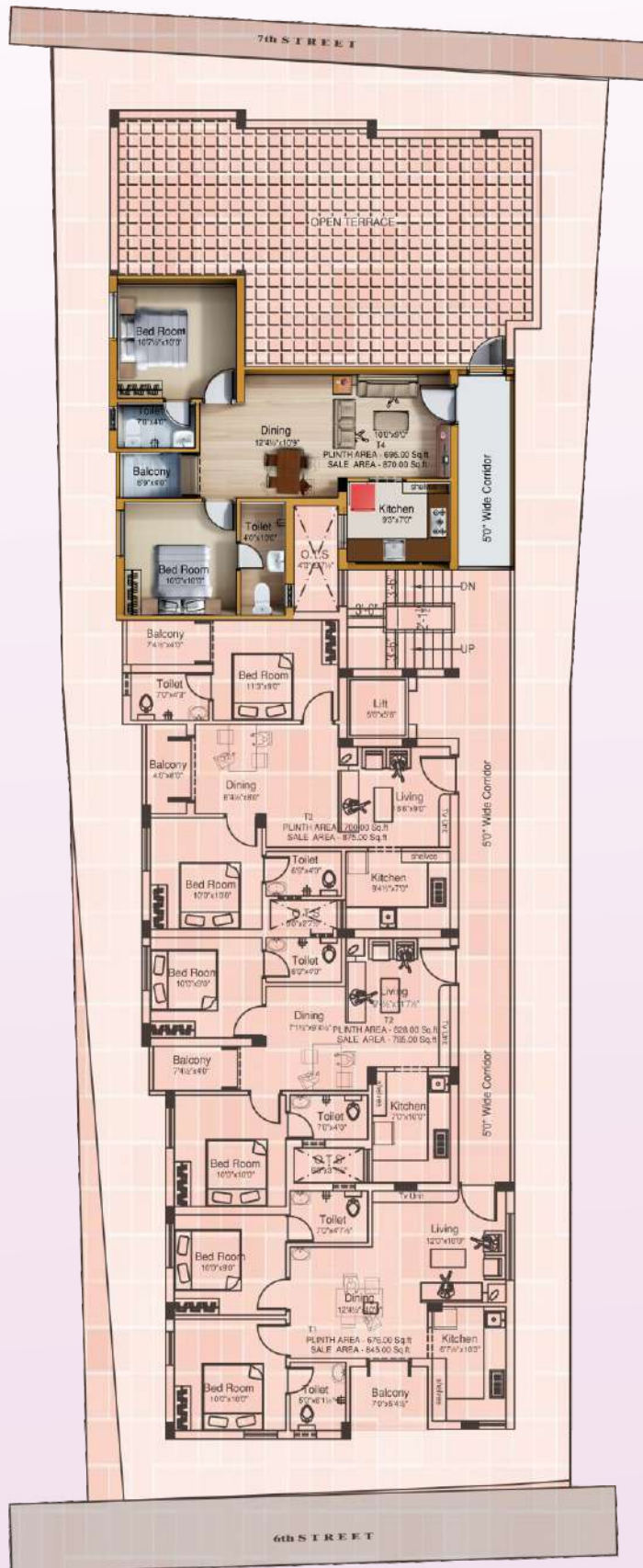
TYPICAL FLOOR PLAN
first and second



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TYPICAL PLAN

THIRD FLOOR





F1/S1/T1 (NORTH FACING)

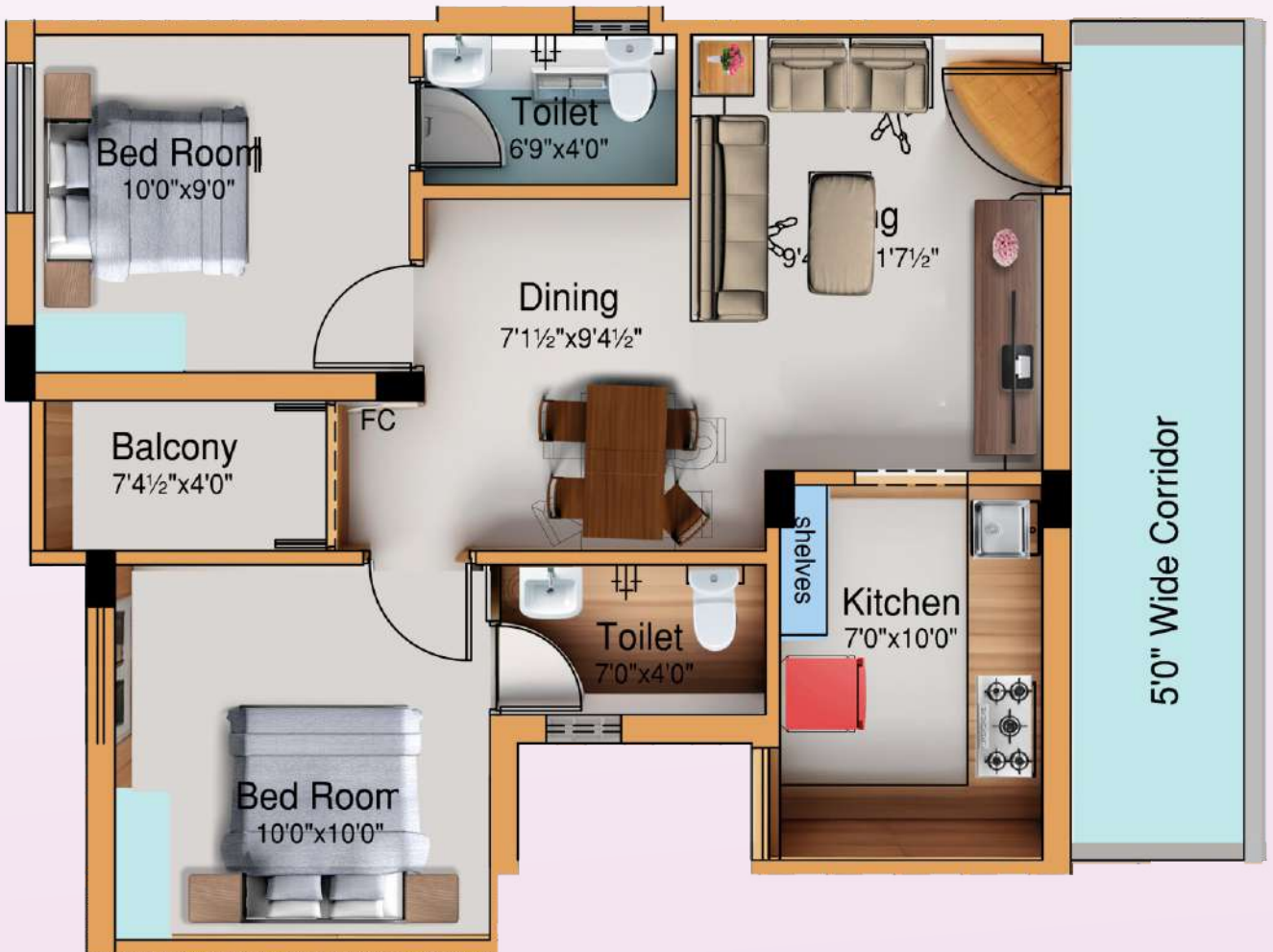
PLINTH AREA : 676sqft
FLAT AREA: 845sqft





F2/S2/T2 (EAST FACING)

PLINTH AREA : 628sqft
FLAT AREA: 785sqft





F3/S3/T3 (EAST FACING)

PLINTH AREA : 700sqft
FLAT AREA: 875sqft





F4/S4 (EAST FACING)

PLINTH AREA : 684sqft
FLAT AREA: 855sqft





F5/S5 (EAST FACING)

PLINTH AREA : 684sqft
FLAT AREA: 855sqft





T4 (EAST FACING)

PLINTH AREA : 696sqft
FLAT AREA: 870sqft





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Guide Line Value	2500	Plot No. 5 & 13
Total Constructed Area	11975	ARGEESWARAR COLONY, 6th STREET
Land Area	5749	CHROMEPET, PAMMAL
U.D.S	0.480	CHENNAI 44
Rate (sqft) Rs flat area	6000	
rate (sqft) Rs Interior Work	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

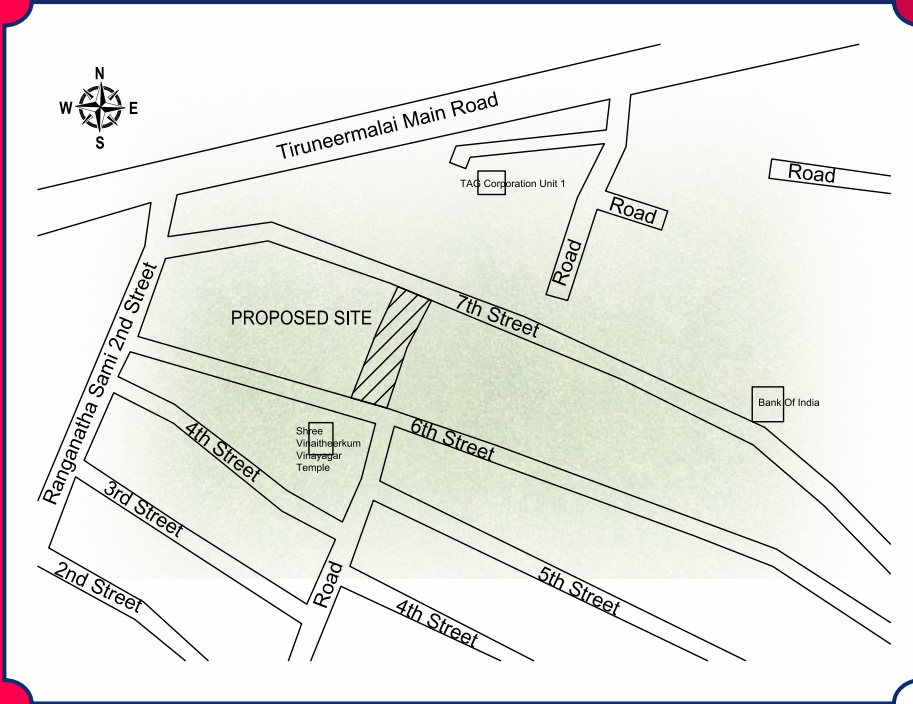
FIRST & SECOND FLOOR RATE DETAILS

Flat No	Main Door Facing	Plinth Area	Flat Area (Sqft)	U.D.S (Sqft)	COST OF BUILDING		GST for Flat & UDS cost (5%)	Regestration Cost	EB (3 Phase)	TOTAL	STATES
					Cost of U.D.S	Construction Cost (Inclusive Car Parking & Interior)					
F1/S1	North	676	845	406	1015000	4900000	295750	350325	75000	6636075	
F2/S2	EAST	628	785	377	942500	4552500	274750	327225	75000	6171975	
F3/S3	EAST	700	875	420	1050000	5075000	306250	361875	75000	6868125	
F4/S4	EAST	684	855	410	1025000	4960000	299250	354175	75000	6713425	
F5/S5	EAST	752	940	451	1127500	5452500	329000	386900	75000	7370900	

THIRD FLOOR RATE DETAILS

T1	NORTH	676	845	406	1015000	4900000	295750	350325	75000	6636075	
T2	EAST	628	785	377	942500	4552500	274750	327225	75000	6171975	
T3	EAST	700	875	420	1050000	5075000	306250	361875	75000	6868125	
T4	EAST	696	870	418	1045000	5045000	304500	359950	75000	6829450	

KEY PLAN



VISIT SITE LOCATION



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No. 1 Kamarajar Nedun Salai, Muthamizhi Nagar,
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VISIT WEBSITE

