



## Exclusive Apartment at Savar NIKUNJJO PALACE



1800+ sqft Flats

Luxury Apartments

Roof Garden

Community Space

Lift Facility



Extreme  
Earthquake Tolerable

Prayer Space

Car Parking

24/7 Security Surveillance

Solar Panel Enabled

24/7 Standby Generator

**TR Builders Ltd.**

Unit- A, 1st Floor,  
YMCA International House,  
Radio Colony Bus Stand, Savar, Dhaka



SALES INQUIRY

01894 587770-9

0222-3371305

## SPECIFICATIONS

### Apartment Layout:

- In relation to the daylight, air passage and outside view it will be maximizing advantages
- Have the feel of home in emphasized privacy of 1800+ sqft floor

### Main Door:

- Solid main entrance door shutter will be in fixed design by TRBL made of ctg teak and 11'x2.5' wide Chowkaat made of teak chamble as per approved by TRBL with consultation with Client
  - a) Check Viewer
  - b) Door Chain with safety lock
  - c) Acrylic Owner's Plate in each apartment
- Internal doors are of strong and durable thick chamble flush door shutters with good quality polish (Akij/ RFL equivalent)
- All internal door chowkaat are of 6'x2.5' size
- All the bathroom and veranda doors are made of good quality UPVC door - Akij/ RFL Equivalent

### Window:

- 4" Wide Sliding Aluminum Silver Color (Chung Hua/Altech etc. ) windows 5mm clear glass as per architectural design of the building with mosquito net
- Safety grills in all windows
- All Veranda railing as per drawing

### Lift:

- Sigma(Former LG) or equivalent
- Adequate Lighting
- Fast, reliable and stop over in each floor
- Lift lobby with suitable hand-rail in stair made of ss pipe
- Homogenous floor tiles in all lobbies & staircases 24"x24" or 12"x12" (RAX/MIR/Charu or equivalent

### Generator:

- International standard generator to run lift, water pump & emergency light in stair & parking
- 45-50 kVA with Diesel Engine

### Sub Station:

- Sub Station as per requirement of Palli Biddut

### Solar Energy:

- Rahim afrooz or equivalent company hardwares

### Provision of Cable TV and Intercom connection.

- Satellite dish line, Internet connection, Land Phone, Intercom connection enabled facilities

### Water Pump:

- Pedrollo / Marquies or equivalent as per requirement.





Ground Floor Plan



Typical Floor Plan



### Living/Dining Family Lounge:

Floor : Homogenous floor tiles

Walls : Pop punning with acrylic emulsion paint

Door: Flush doors with ss hardware

### All Bed rooms :

Flooring : Vitrified flooring /wooden flooring in master bedroom as per client's requirement

Wall: pop pumping with acrylic emulsion paint

Door : Flush door with ss hardware

### KITCHEN :

Modulate kitchen with SS hardware

Branded SS sink

### TOILET:

Floor: : Anti skid tiles

Walls : Cermamic tiles

Doors : Flush door with ss Hardware

### STRUCTURE :

Earthquake resistance with filler walls.

### SANITARY FITTINGS :

Jaquar / Kohler or equivalent as per clients requirement

### SECURITY and SURVEILLANCE :

CCTV Security and Surveillance at our premises

Human guard will be provided also.

### DISCLAIMER:

- ❖ All measurements given in the layout are approximate, during construction the measurement may vary
- ❖ All furniture fixture and fittings shown in the layout will be considered as artist impression; optional item and standard item will be given in the contract paper
- ❖ All decorative tiles will be considered as optional item
- ❖ Perspective view shown on the brochure is considered as artist impression after construction it may differ.
- ❖ Gas/Electricity connection depends on time to time by the authorities of Government of Bangladesh .

## Our Upcoming Exclusive Project



### NIKUNJJO PALACE

Location: JU Housing Gate

Block : A

Jahangirnagar Housing Society

Radio Colony, Savar, Dhaka