CASAGRAND MERCURY

Galaxy 1

19 YEARS OF EXCELLENCE

South India's Leading Real Estate Developer

Casagrand Premier Builder Limited is a real estate enterprise committed to building aspirations and delivering value. In the last nineteen years, we have developed over 38 million sft. of prime residential real estate across Chennai, Bengaluru, Coimbatore and Hyderabad. Over 40,000 happy families across 140+ landmark properties stand testimony to our commitment. In the nineteen years of our journey, we at Casagrand are all set to progress further forward with projects worth over ₹8000 crores in the pipeline.

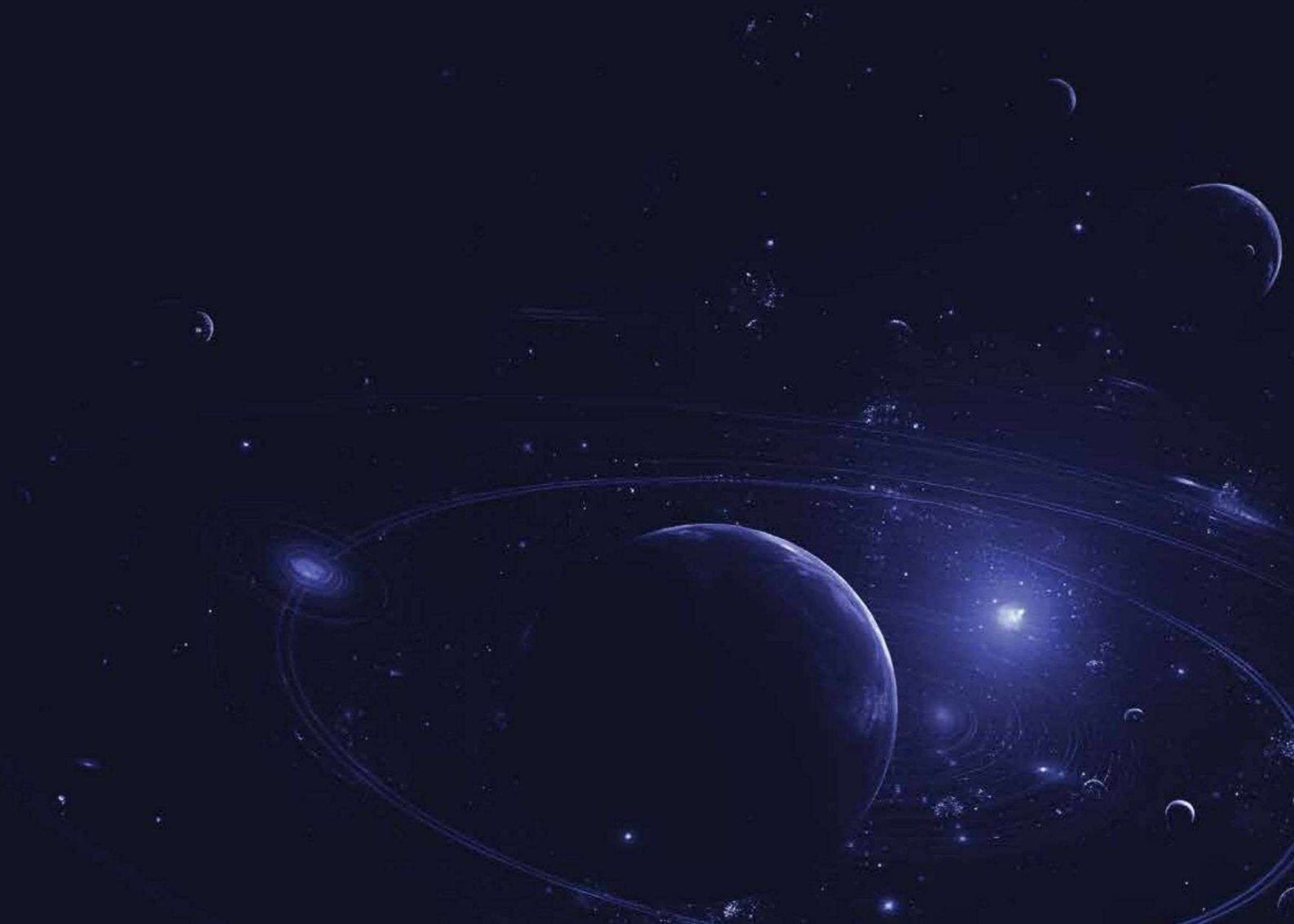
CASAGRAND
building aspirations

Urban comfort meets luxury living.

Like the planet known for its dynamic orbit around the sun, and the element known for its ever-evolving state of transformation, Perambur emerges as the Mercury of neighbourhoods.

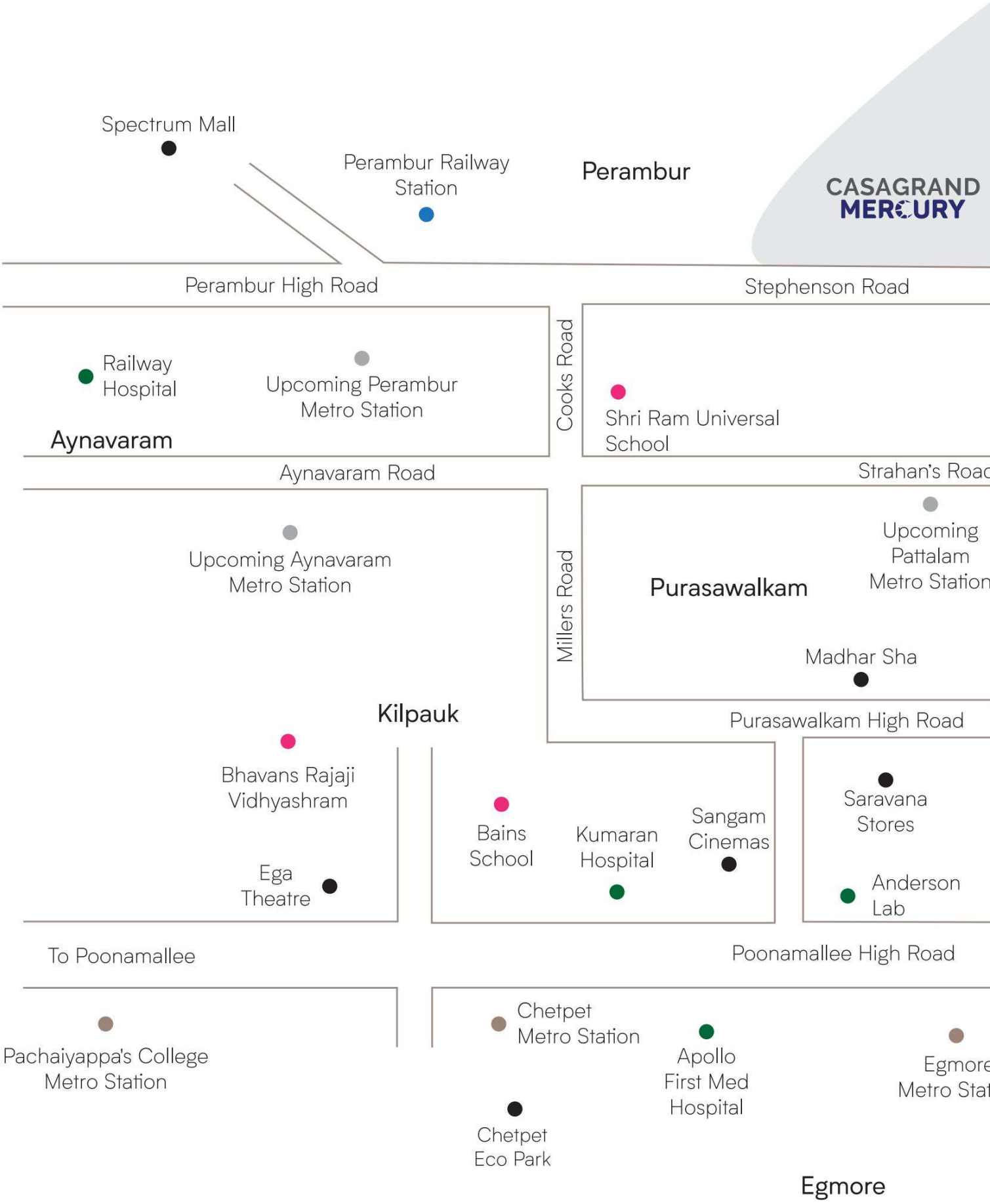
Over the years, the locality has become a residential and commercial centre, with the development of shopping complexes, educational institutions, and healthcare facilities. The improved connectivity, including road and rail networks, has further contributed to Perambur's accessibility. The evolution of Perambur is a testament to the dynamic growth of Chennai as a whole. Where urban sophistication meets cultural charm, Perambur embodies the city's resilience and adaptability in the face of change.

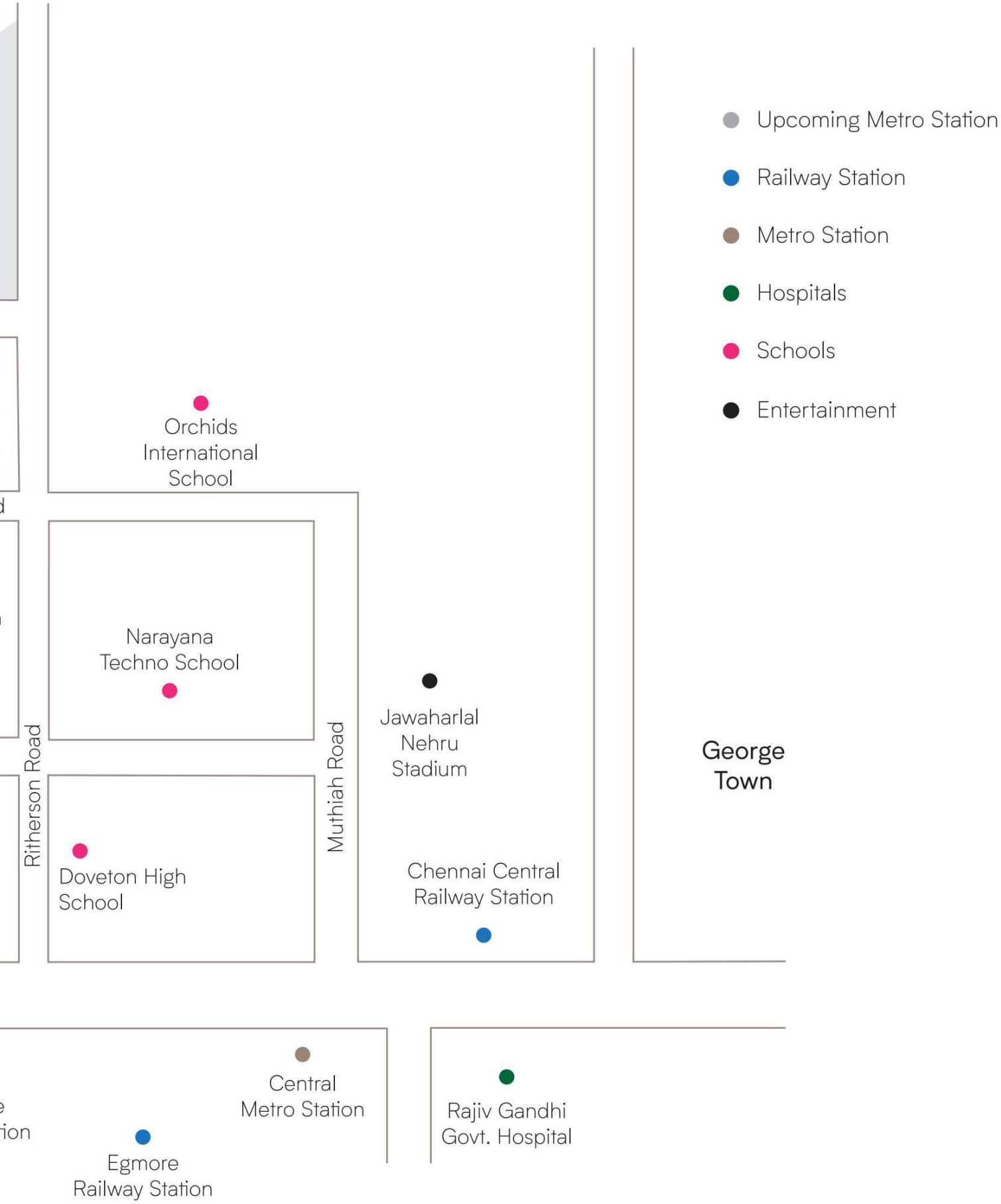
Choosing Casagrand Mercury in Perambur isn't merely selecting a residence; it's an elite affirmation, a recognition that one is not just living in Perambur but commanding a symphony of urban grandeur—a truly perfect choice in the heart of Perambur.



Designed for luxury

1678	20	3	17	130+	10
Well-designed homes	Acre community	Grand entrance arches	Acres of open area	World-class amenities	Storey grand clubhouse


Spectrum Mall
Perambur Railway Station
Perambur
CASAGRAND MERCURY
Perambur High Road
Stephenson Road
Railway Hospital
Upcoming Perambur Metro Station
Aynavaram
Cooks Road
Shri Ram Universal School
Aynavaram Road
Strahan's Road
Upcoming Aynavaram Metro Station
Millers Road
Upcoming Pattalam Metro Station
Purasawalkam
Madhar Sha
Kilpauk
Purasawalkam High Road
Bhavans Rajaji Vidhyashram
Bains School
Kumaran Hospital
Sangam Cinemas
Saravana Stores
Ega Theatre
Anderson Lab
To Poonamallee
Poonamallee High Road
Pachaiyappa's College Metro Station
Chetpet Metro Station
Apollo First Med Hospital
Egmore Metro Stat
Chetpet Eco Park
Egmore


Upcoming Metro Station
Railway Station
Metro Station
Hospitals
Schools
Entertainment
Orchids International School
Narayana Techno School
Doveton High School
Ritherson Road
Muthiah Road
Jawaharlal Nehru Stadium
Chennai Central Railway Station
George Town
Central Metro Station
Egmore Railway Station
Rajiv Gandhi Govt. Hospital

The Ultimate Central City Lifestyle

Transport

- 2 km — Perambur Metro
- 2.2 km — Perambur Railway Station
- 4 km — Central Railway station
- 4 km — Egmore Railway Station
- 22 km — Chennai International Airport

Schools

- 700 m — Orchids International School
- 2 km — Shri Ram Universal School
- 2 km — Doveton Boys & Girls Hr. Sec School
- 3 km — CSI Ewart Global School
- 5 km — Bhavans Rajaji Vidhyashram

Hospitals

- 4 km — Apollo First Med Hospital
- 3 km — Anderson Diagnostics & Labs
- 4 km — Billroth Hospital
- 3 km — Kumaran Hospital
- 7 km — MGM Hospital

Business Hubs

- 6 km — George Town
- 13 km — Ambattur Industrial Estate

Entertainment

- 3 km — Spectrum Mall
- 7 km — Ampa Skywalk
- 5 km — Express Avenue
- 10 km — VR Mall

Galaxy I
Superior & Pinnacle Apts.

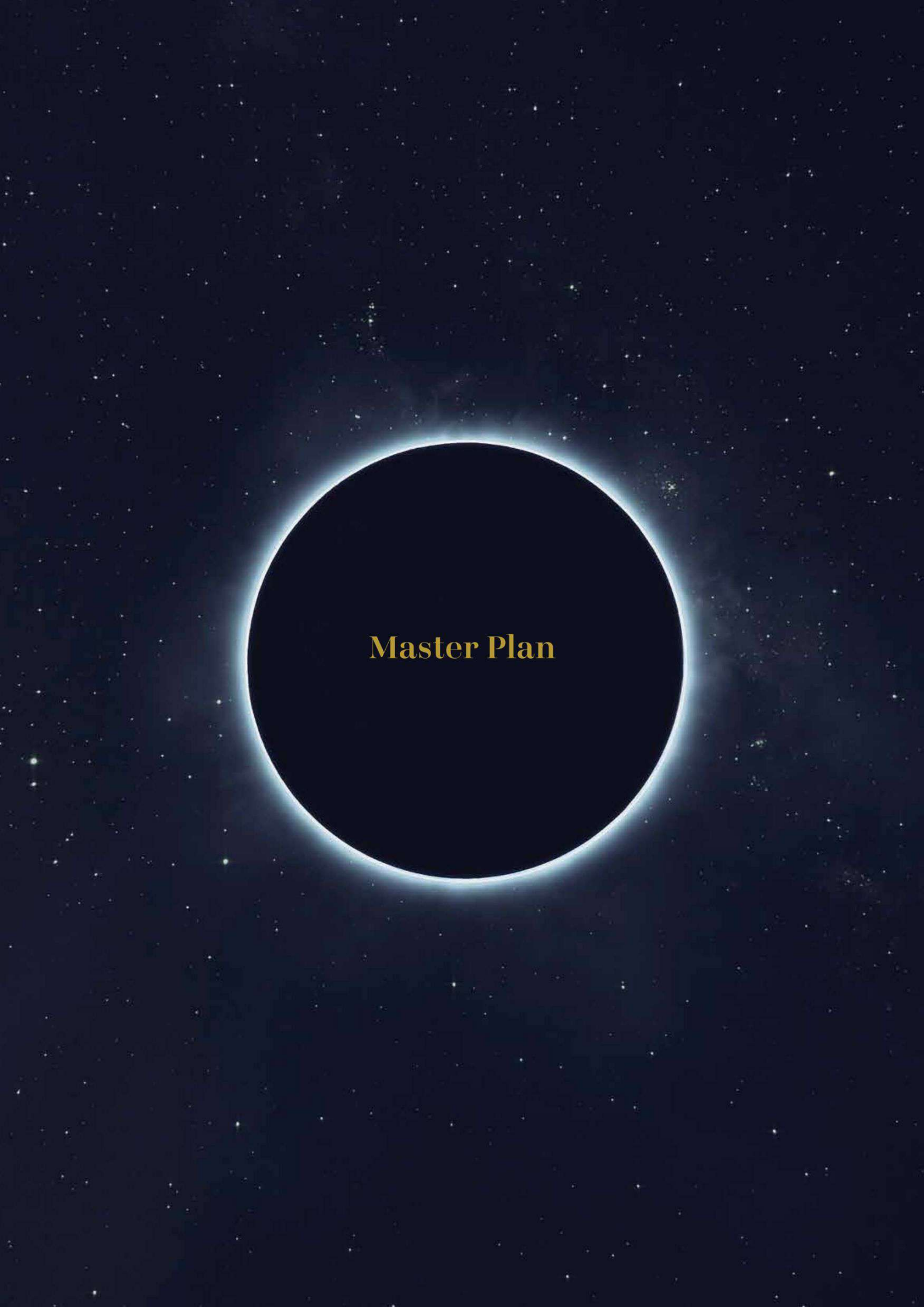
645
Well-designed homes

7
Acres of open area

130+
World-class amenities

10
Storey grand clubhouse

Capitalise on the stunning city views with specially crafted terrace amenities such as terrace hangout corner, infinity walkway, a viewing deck, and more.


Master Plan

Outdoor Amenities

Entertainment

1. Entrance plaza
2. Bus waiting bay
3. Amphitheatre
4. Party lawn
5. Portable movie screen
6. Performance deck
7. Senior citizen seating court
8. Buffet counter
9. Barbeque islands
10. Canopy with seating
11. Community organic farming
12. Butterfly garden
13. Sculpture court
14. Solar work pods
15. Hammock garden

Kids Zone

16. Kids play area
17. Interactive floor games
18. Mud play
19. Rock climbing
20. Kids jungle gym
21.. Interactive panel game
22. Inground trampoline
23 Tree house
24.. Nanny's seating pavilion
25. Tot lot
26. Kids obstacle arena
27. Swing seats
28. Sand pit

Sports Zone

29. Skating arena
30. Table tennis court
31. Hobby court
32. Board games deck
33. Basketball dribbling court

Health & Wellness

34. Outdoor gym
35. Yoga deck
36. Zen garden
37. Cycle rack with Bicycle
38. Sensory garden
39. Reflexology walkway
40. Herb garden
41. Meditation deck
42. Plumeria tree court
43. Jogging / Walking track
44. Exercise pavilion
45. Aromatic garden
46. Aqua auditory zone

Facilities

47. Air filling station
48. Car wash bay
49. Car charging station
50. Dormitory for Maids / Drivers
51. Buggy in community
52. Outdoor smoke zone

Swimming Pool Amenities

53. Swimming pool
54. Kids pool
55. Interactive water play for kids
56. DJ deck
57. Rain dance
58. Pool side cabanas
59. Sun loungers
60. Fire camp

Terrace Amenities

61. Terrace hangout corner
62. Infinity walkway
63. Viewing deck

OSR Amenities

Sports Arena

64. Basketball court
65. Futsal court
66. Cricket pitch
67. Beach volley ball court
68. Golf putting
69. Tennis court
70. Sports viewing gallery

Forest Trail

71. Bird park
72. Miyawaki forest
73. Nature park
74. Play mounds
75. Bio pond
76. Gazebo
77. Pets park

Clubhouse Amenities

Entertainment

78. Multi-Purpose hall
79. AV theatre
80. Guest waiting lounge
81. Café
82. Banquet hall
83. Food court cum bar counter
84. Outdoor dining facility

Health and Fitness

85. Gym
86. Digital workout zone
87. Steam room
88. Aerobics / Dance floor
89. Salon for Women / Men
90. Cross fit nook
91. Boxing corner
92. Senior citizen workout area

Kids Fun and Recreation

93. Adventure kids zone
94. Hockey rink
95. Kids ball pool
96. Bounce house
97. Puzzle maze game
98. Kids informal library
99. Indoor camping nook
100. Augmented rock climbing
101. Music room
102. Art and craft nook
103. Kids waiting lounge

Indoor Play Area

104. Squash court
105. Badminton
106. Gaming arcade
107. Bowling alley
108. Soccer pool
109. Air hockey
110. Virtual games
111. Billiards
112. Table tennis
113. Foos ball
114. Board games zone
115. Play station

Business Center

116. Learning center
117. Informal meeting lounge
118. Co-Working space
119. Conference halls

Facilities

120. ATM
121. Clinic
122. Laundry
123. Convenience store
124. Pharmacy
125. Association room
126. Daycare
127. Guest rooms - 6 nos

Terrace Amenities

128. Sky cinema
129. Bon fire pit
130. BBQ corner
131. Sensory garden
132. Roof top cabanas
133. Terrace party corner

N
W
E
S
GALAXY- 1
TOWER 1
GALAXY- 2
TOWER 1
GALAXY- 3
TOWER 1
TOWER 2
TOWER 2
PERAMBUR BARRACKS ROAD
STEPHENSON ROAD
TEMPLE
SUBSTATION
SERVICES
EXG. ROAD
ENTRY
EXIT
ENTRY
EXIT
ENTRY
EXIT
Superior Apts.
Pinnacle Apts.

Introducing Club Celest.
A world class clubhouse

For the first time ever, we introduce a 10-storey clubhouse spanning 88,790 sft. adorned with world-class amenities and plush interiors.
Grand double-height lobbies at the entrance welcome you to the promised land of entertainment and recreation, hosting an array of well-thought-out amenities.

Club celest
Casagrand
celest

Clubhouse Plans

G

Clubhouse

Ground Floor Plan

Clubhouse Indoor Amenities

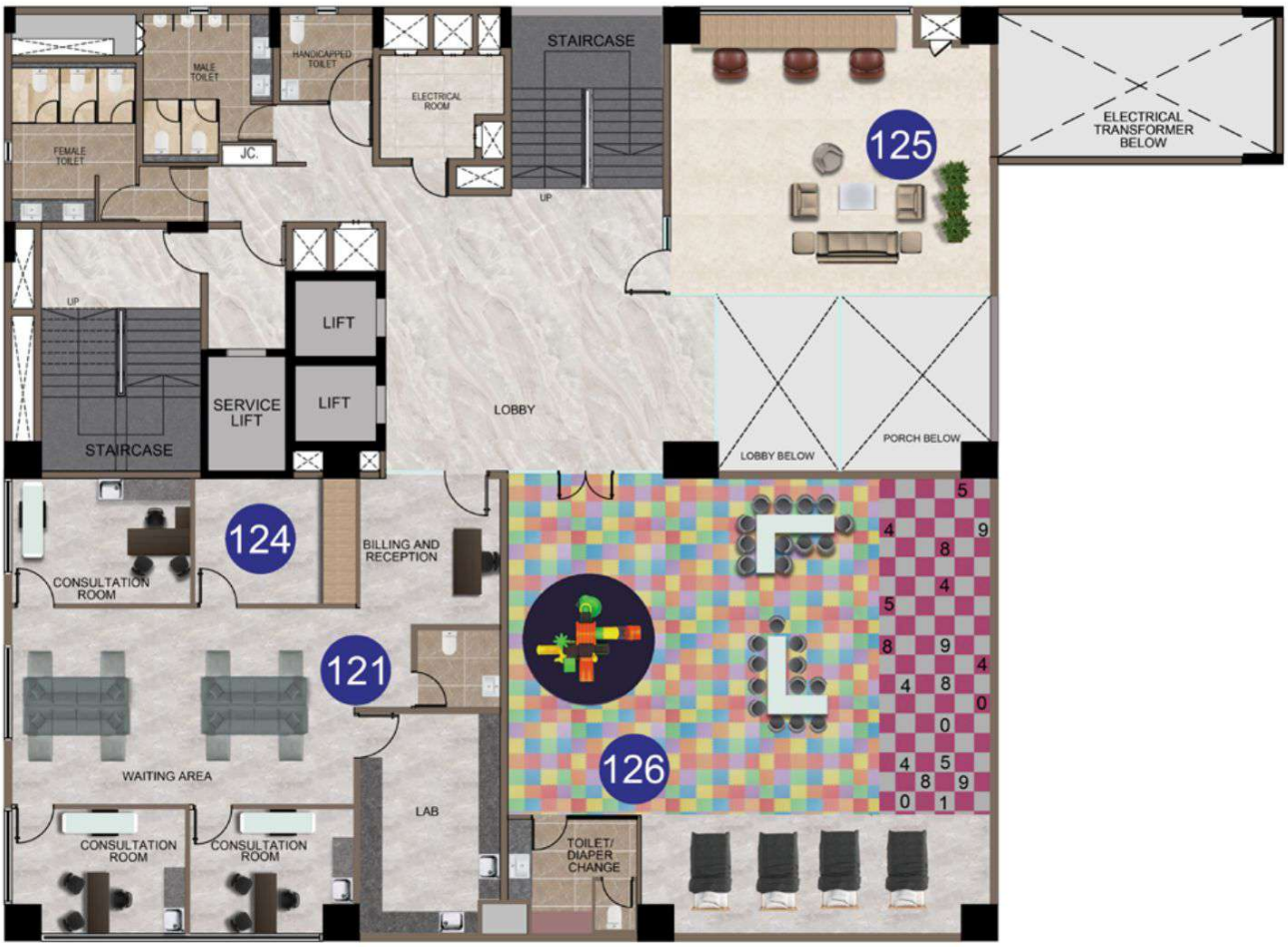
Entertainment

81. Cafe

Facilities

120. ATM
123. Convenience Store

Clubhouse



First Floor Plan

Clubhouse Indoor Amenities

Facilities

121. Clinic
124. Pharmacy
125. Association Room
126. Daycare

Second Floor Plan

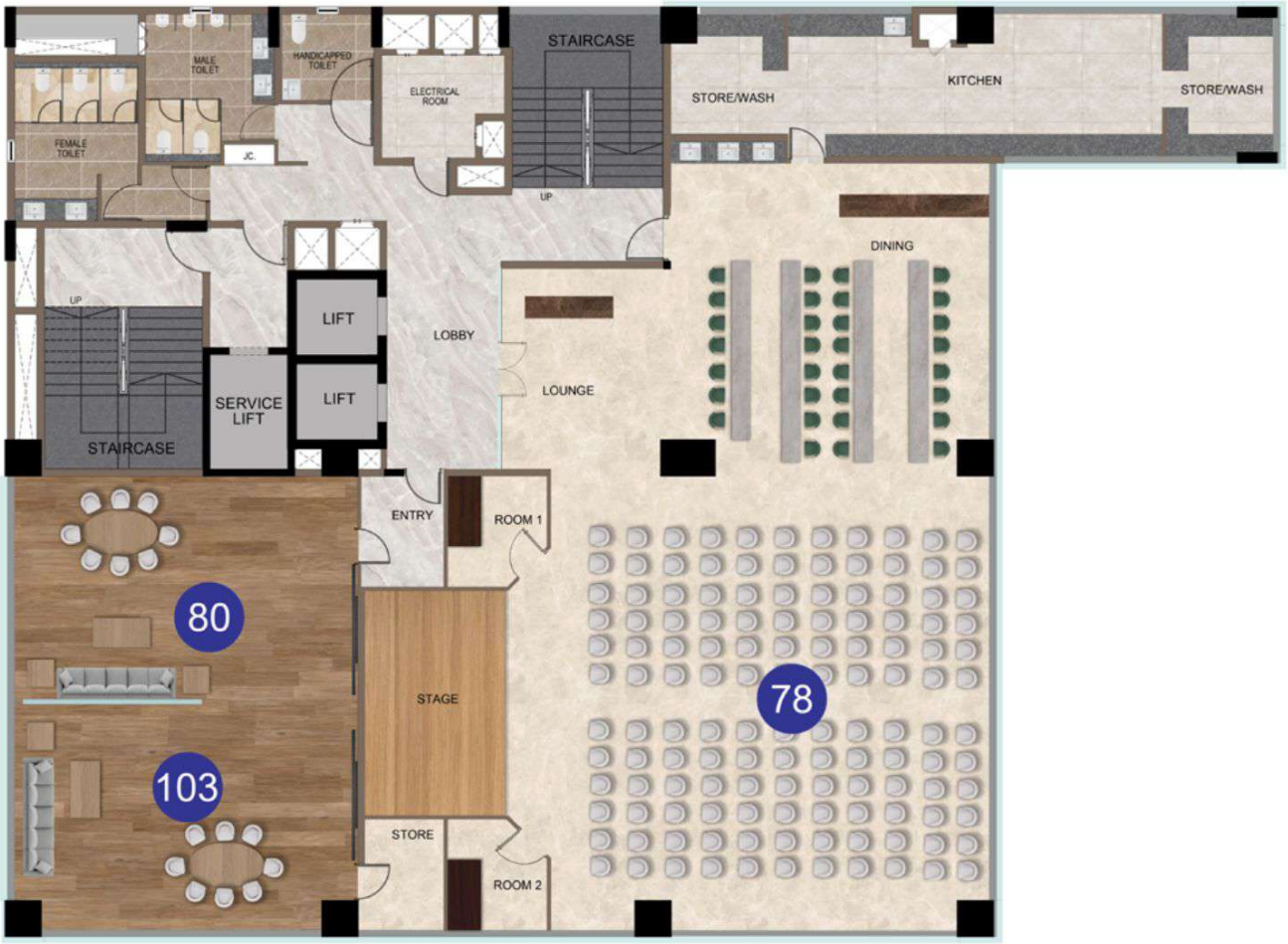
Clubhouse Indoor Amenities

Entertainment

79. AV Theatre

82. Banquet Hall

Clubhouse



Third Floor Plan

Clubhouse Indoor Amenities

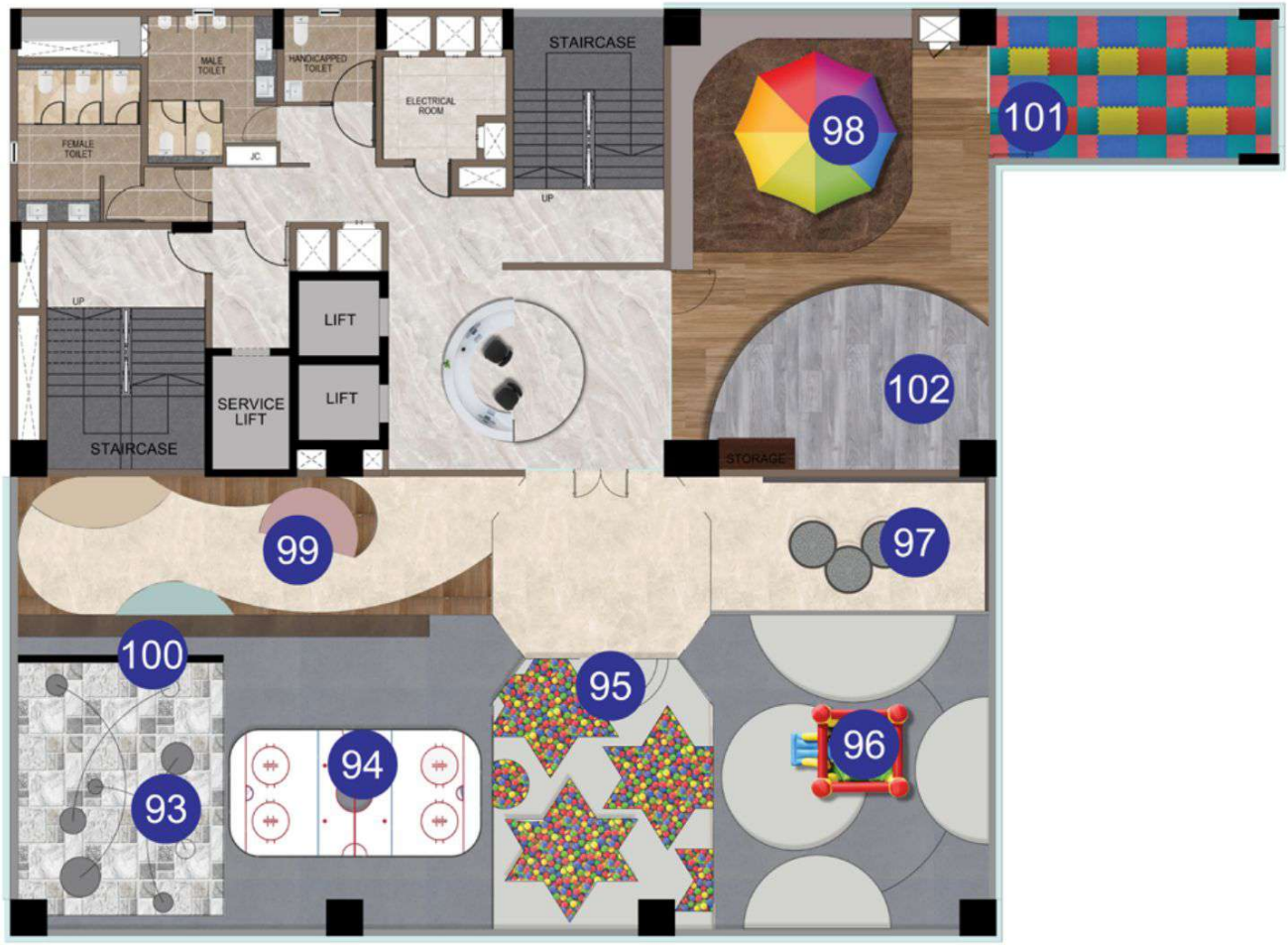
Entertainment

78. Multi-Purpose Hall

80. Guest Waiting Lounge

Kids Fun & Recreation

103. Kids Waiting Lounge

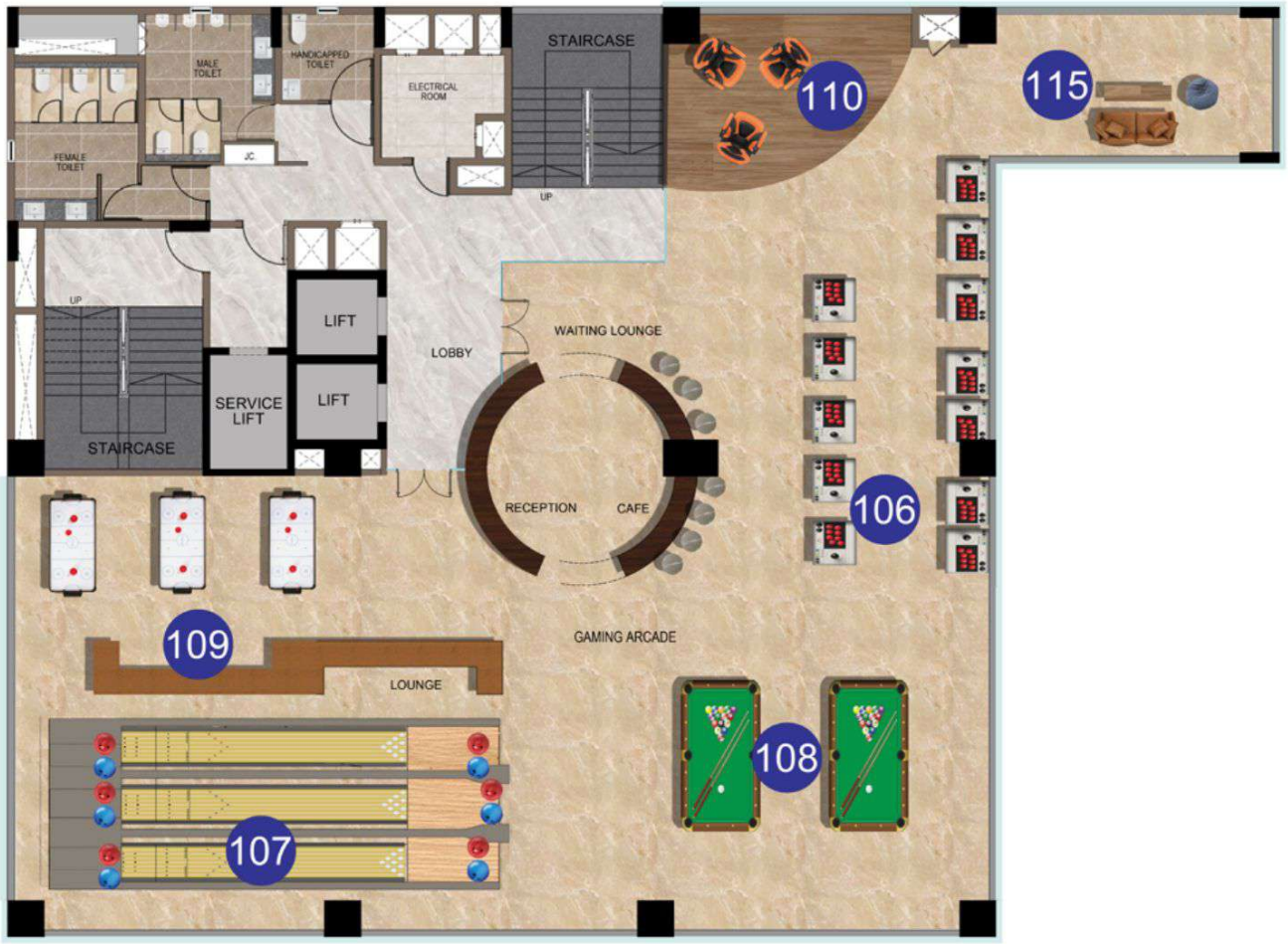


Fourth Floor Plan

Clubhouse Indoor Amenities

Kids Fun & Recreation

93. Adventure Kids Zone
94. Hockey Rink
95. Kids Ball Pool
96. Bounce House
97. Puzzle Maze Game
98. Kids Informal Library
99. Indoor Camping Nook
100. Augmented Rock Climbing
101. Music Room
102. Art & Craft Nook



Fifth Floor Plan

Clubhouse Indoor Amenities

Indoor Play Area

106. Gaming Arcade
107. Bowling Alley
108. Soccer Pool
109. Air Hockey
110. Virtual Games
115. Play Station

Sixth Floor Plan

Clubhouse Indoor Amenities

Health & Fitness

88. Aerobics / Dance Floor

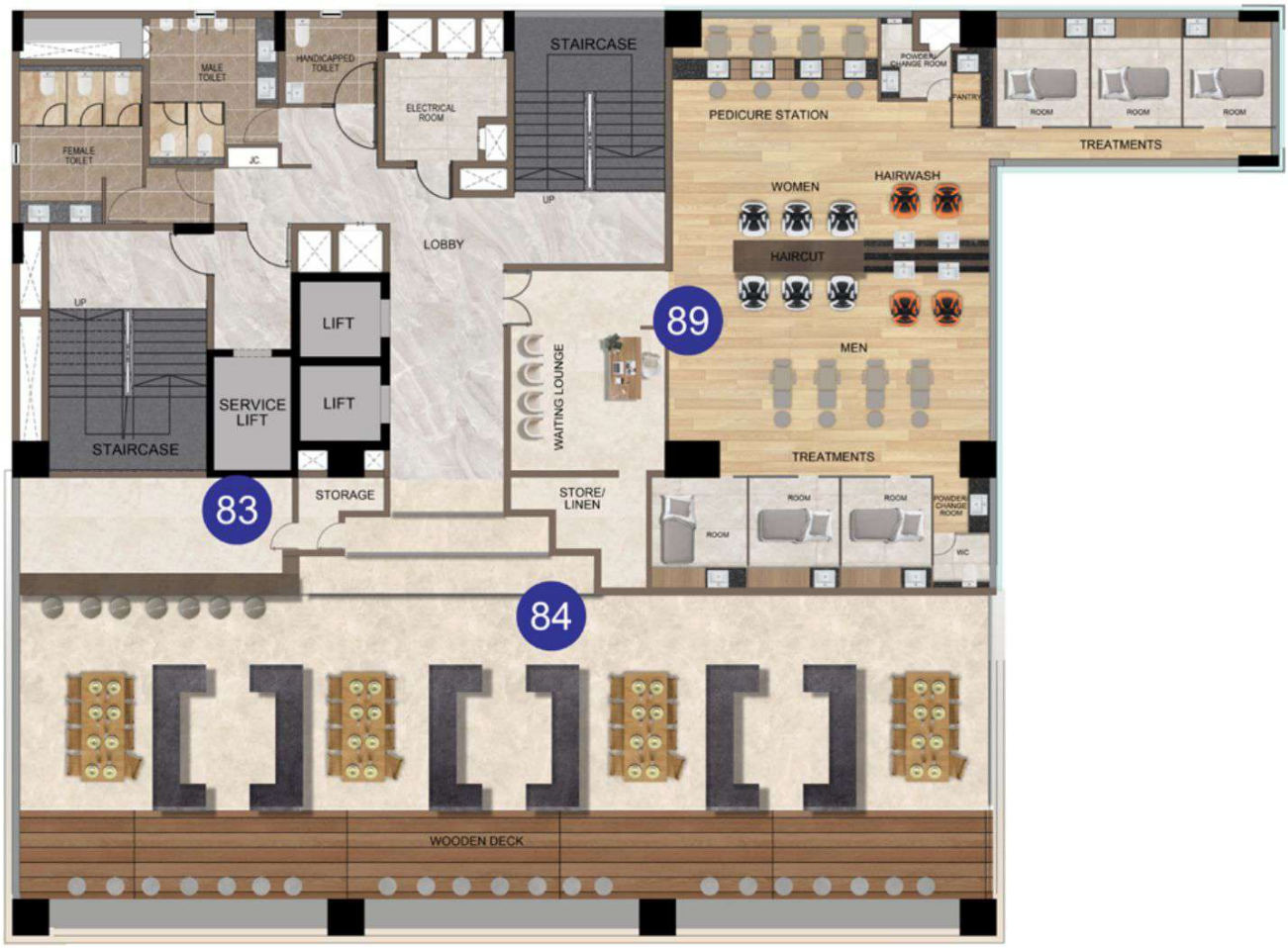
Indoor Play Area

111. Billiards

112. Table Tennis

113. Foos Ball

114. Board Games Zone



Seventh Floor Plan

Clubhouse Indoor Amenities

Entertainment

83. Food Court Cum Bar Counter

84. Outdoor Dinning Facility

Health & Fitness

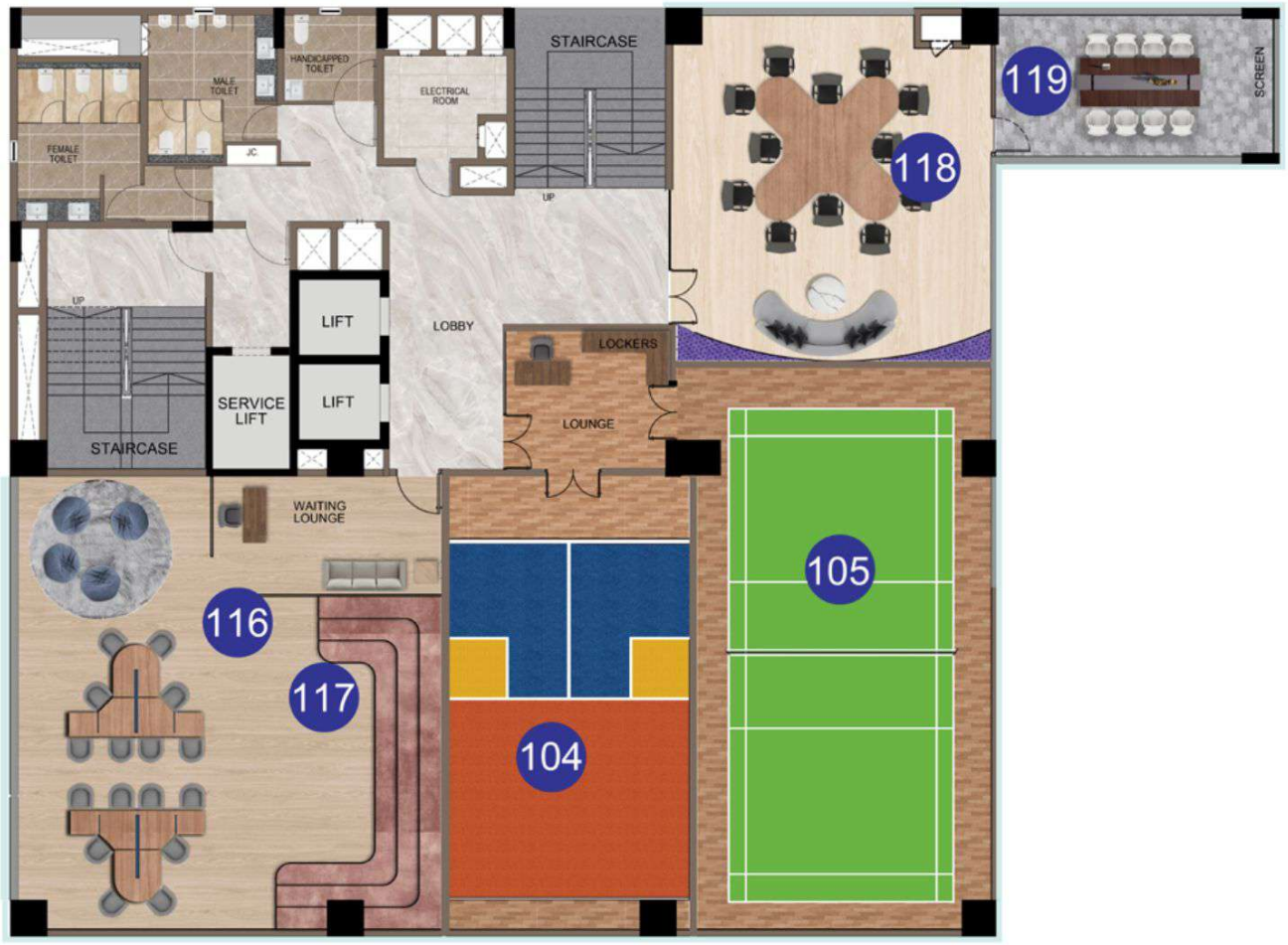
89. Salon For Women/Men

Eighth Floor Plan

Clubhouse Indoor Amenities

Health & Fitness

85. GYM
86. Digital Workout Zone
87. Steam Room
90. Cross Fit Nook
91. Boxing Corner
92. Senior Citizen Workout Area



Ninth Floor Plan

Clubhouse Indoor Amenities

Indoor Play Area

104. Squash Court

105. Badminton

Business Center

116. Learning Center

117. Informal Meeting Lounge

118. Co-Working Space

119. Conference Halls

Tenth Floor Plan

Clubhouse Indoor Amenities

Facilities

122. Laundry

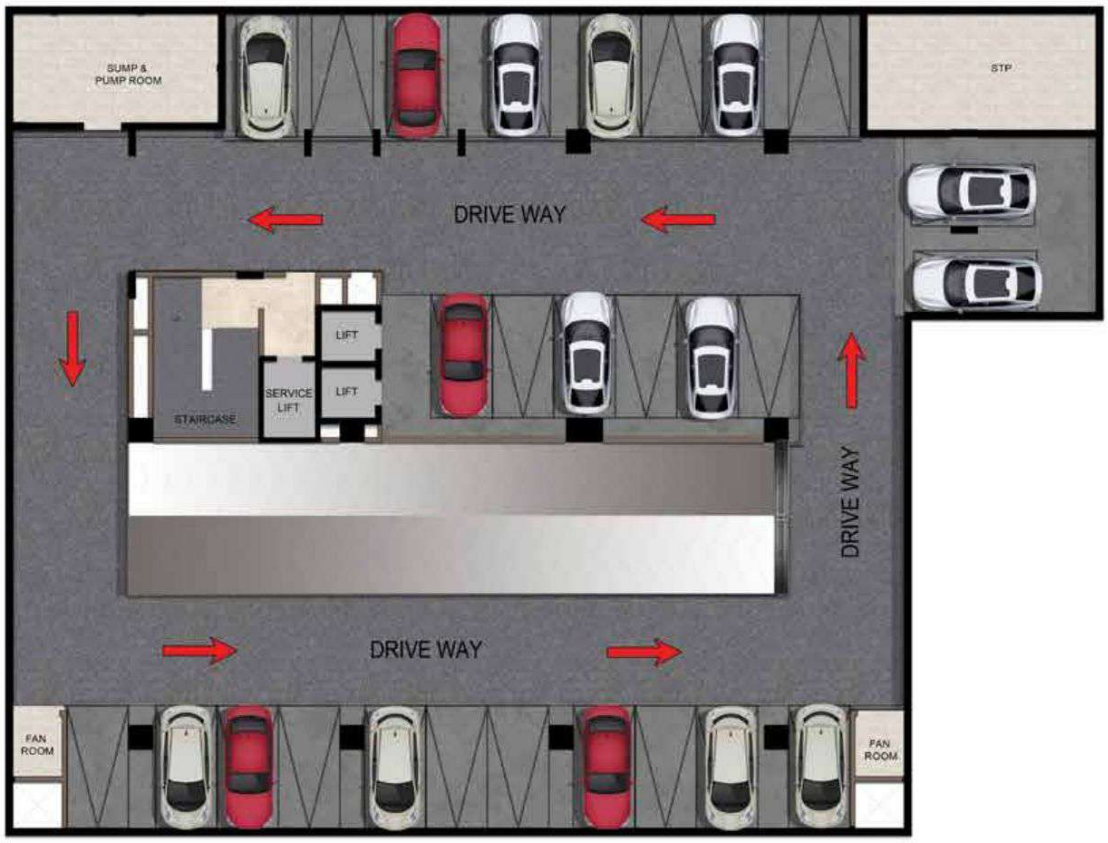
127. Guest Rooms - 6 Nos

Terrace Floor Plan

Clubhouse Terrace Amenities

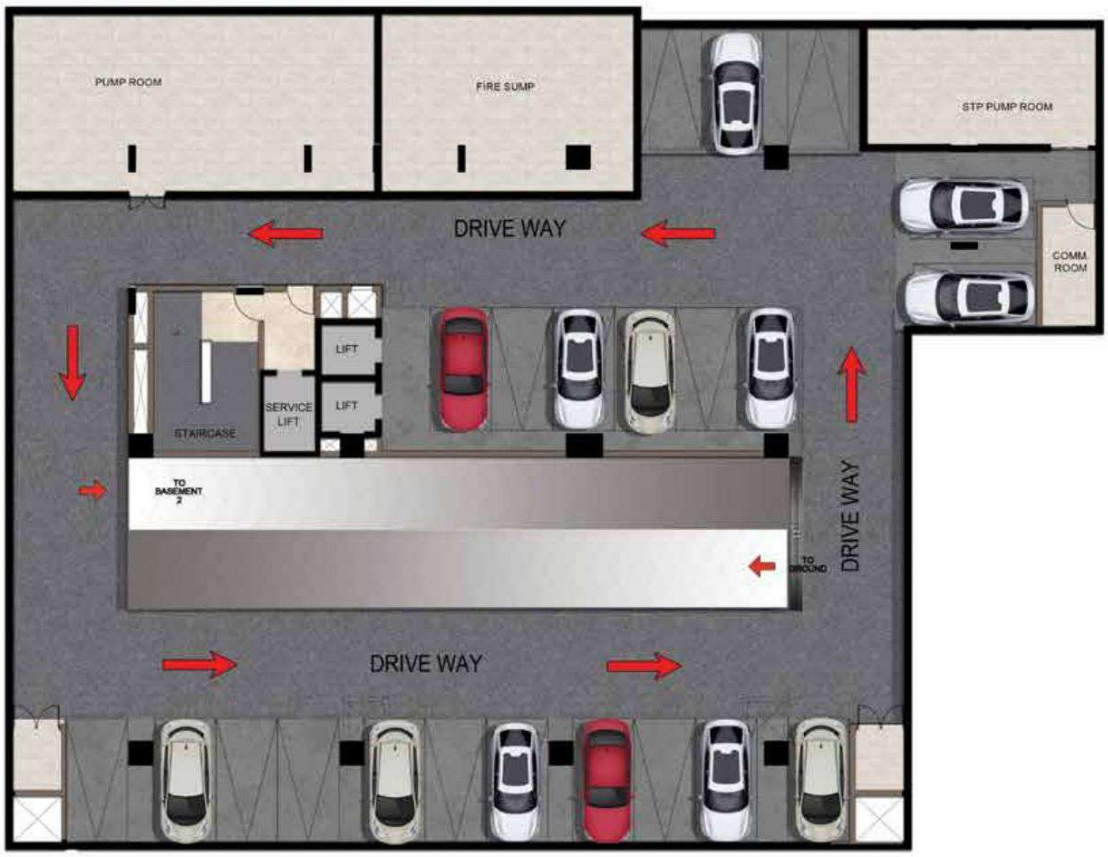
128. Sky Cinema
129. Bon Fire Pit
130. BBQ Corner
131. Sensory Garden
132. Roof Top Cabanas
133. Terrace Party Corner

Clubhouse

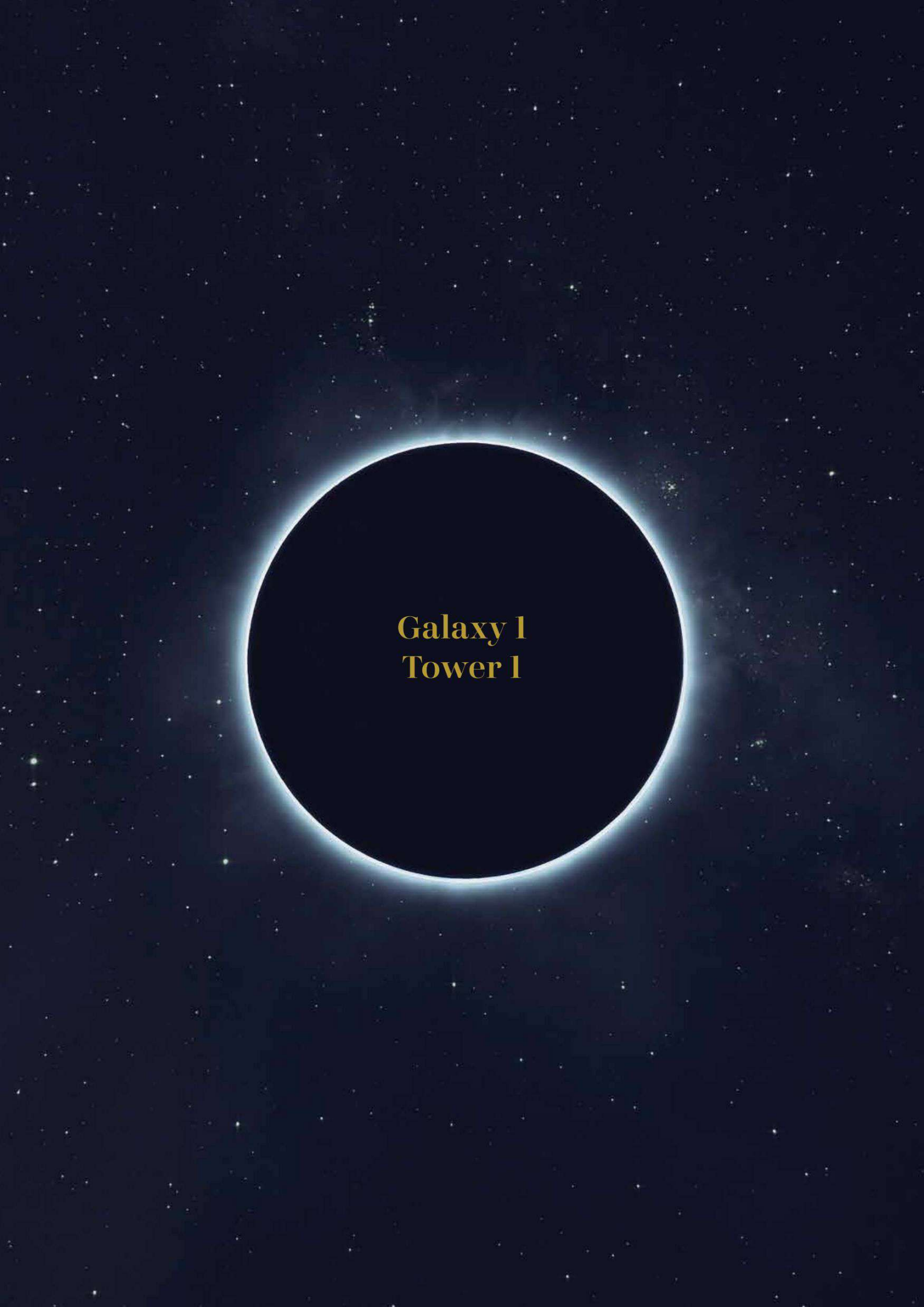


Basement 2 Plan

Clubhouse



Basement 1 Plan


Galaxy 1
Tower 1

Specification
Superior Apts.

Structure

Structural System	:	RCC wall structure designed for seismic compliant (Zone – 3)
Floor- Floor height (incl. slab)	:	Will be maintained at 3000mm

Wall Finish

Internal walls	:	Finished with 2 coats of putty, 1 coat of primer & 2 coats of premium emulsion
Ceiling	:	Finished with 2 coats of putty, 1 coat of primer & 2 coats of tractor emulsion
Exterior walls	:	Exterior faces of the building finished with 1 coat of primer & 2 coats of exterior emulsion paint & color as per architect's design
Bathroom	:	Ceramic tile of size 600x600mm for a height of 2350mm above the false ceiling finished with a coat of primer
Toilet ceiling	:	Gypsum / Grid type false ceiling (As per design intent)

Floor Finish

Main flooring (Living, dining, corridor)	:	Marble flooring.
Main flooring (bedroom & Kitchen)	:	Vitrified tiles of size 1200x600mm
Bathroom	:	Anti-skid ceramic tiles of size 600x600mm
Balcony	:	Ceramic tiles of size 600x600mm
Private open terrace	:	Ceramic tiles of size 600x600mm

Dining

Dining wash basin	:	Marble counter with Countertop wash basin
CP & Sanitary fixture	:	Toto/American Standard or Equivalent will be provided

Balcony

Handrail	:	MS railing as per architect's design
Cloth Drying provision	:	Cloth drying hanger provided in balcony

Bathrooms

CP fittings/Sanitary fixture	:	Toto/American Standard or Equivalent will be provided
Master Bathroom	:	Wall mounted WC with cistern, Health faucet, Single lever diverter with rain shower and hand shower, countertop wash basin, 2' trench drain and Openable glass partition
Other Bathrooms	:	Wall mounted WC with cistern, Health faucet, Single lever diverter with rain shower, countertop wash basin and glass partition

Joinery Doors

Main door	:	Good quality full jamb engineered frame with double side veneer finished shutter of size 1200 x 2350mm with designer architrave Ironmongeries like Digital door lock with face recognition Godrej or equivalent lock, tower bolts, door viewer, safety latch, Magnetic door catcher etc
Bedroom door	:	Full Jamb engineered frame with double side laminated shutter of size 1000 X 2350mm Ironmongeries like Godrej or equivalent lock, tower bolt, Magnetic door Catcher
Bathroom door	:	Full Jamb engineered frame with double side laminated shutter of size 900 X 2350mm with waterproofing on inner side Ironmongeries like one side coin & thumb turn lock of Godrej / equivalent without key & door bush
Terrace doors	:	Good quality of frame with FRP shutter of size 900x2100mm with paint finish Ironmongeries like one side coin & thumb turn lock of Godrej / equivalent without key, door closure and tower bolt

Windows

Windows	:	UPVC/Aluminum windows with sliding shutter with toughened glass, and MS railing / grill as per Architect's design intent (wherever applicable) Sill level finished with granite
French doors	:	UPVC/Aluminum windows frame and shutters with toughened glass without grill
Ventilators	:	UPVC/Aluminum windows frame of fixed louvered / open-able shutter for ODU access (Wherever applicable)

Electrical Points

Power Supply	:	3 PHASE power supply connection
Safety device	:	MCB & RCCB (Residual Current Circuit breaker)
Switches & sockets	:	Modular box, switches & sockets of Schneider or equivalent will be provided
Electrical point	:	Chimney, HOB & water purifier in Kitchen
6Amp Socket (Weather Proof)	:	Provided in the living balcony
Wires	:	Fire Retardant Low Smoke (FRLS) copper wire of a quality IS brand of Poly cab or equivalent will be provided
TV	:	Point in Living & in any one of the bedroom and provision in other bedrooms
Data& USB	:	Point in Living & in any one of the bedroom
Foot Lamp	:	Foot Lamp point in all bedrooms
Split- air conditioner	:	Point in living/Dining and all bedrooms
Exhaust fan	:	Point in all bathrooms
Geyser	:	Point in all bathrooms
Back-up	:	Superior - 2BHK-400W, 3BHK-500W

Specifications Common to Building Complex

Common Features

Lift	:	Elevators of 13/20 passenger automatic lift will be provided with MS finish
Back–up	:	100% Power backup for common amenities such as Clubhouse, lifts, WTP, STP & common area lighting
Name board	:	The apartment owner name will be provided in the Ground floor
Lift fascia	:	Granite cladding at All floor levels

Lobby	:	Granite flooring at ground level & Tile flooring at other levels
Corridor	:	Tile flooring at all levels
Staircase Floor	:	Granite flooring till 2nd floor and other floors tile finish
Fire staircase	:	Kota/Stone Equivalent at all levels
Staircase handrail	:	MS handrail with enamel paint finish in all floors
Terrace floor	:	Pressed tile flooring

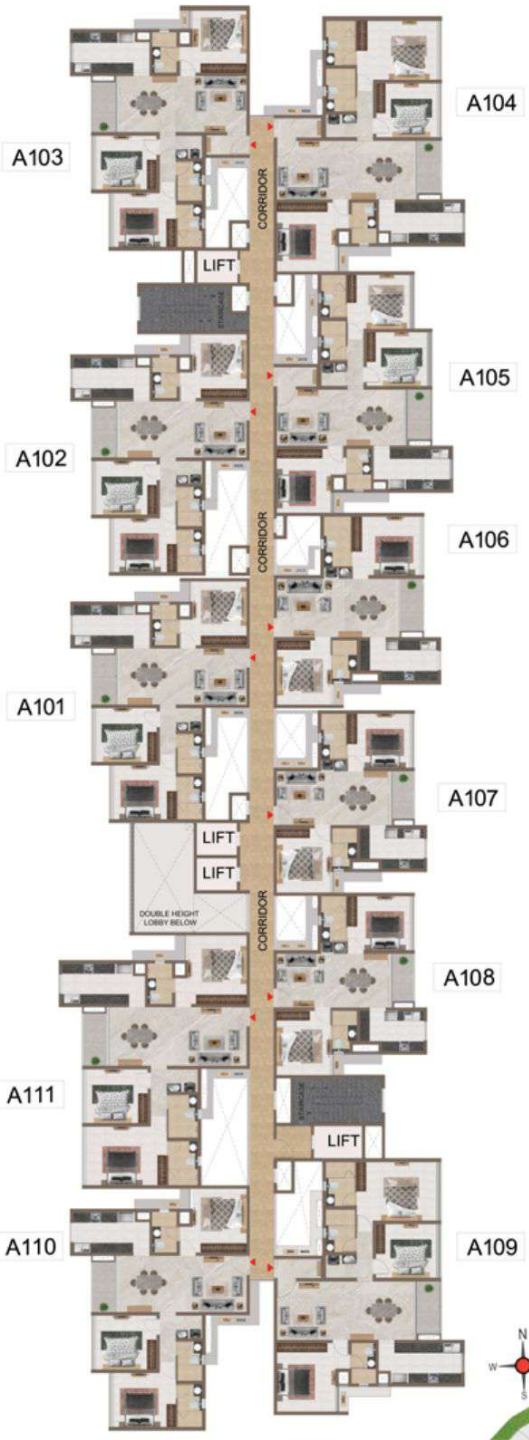
Outdoor Features

Water storage	:	Centralized UG sump with WTP (Min. requirement as per water test report)
Piped Gas	:	Piped Gas facility is provided
Rainwater harvest	:	Rainwater harvesting (As per site condition)
STP	:	Centralized Sewage Treatment plant
Safety	:	CCTV surveillance cameras will be provided all-round the building at pivotal Locations in ground level
Well-defined walkway	:	Walkway spaces well defined as per landscape design intent
Security	:	Security booth will be provided at the entrance/exit with MY Gate App
Compound wall	:	Site perimeter fenced by compound wall of 1500mm height and 600mm barbed wire fence with entry gates as per design intent from finished ground level
Landscape	:	Suitable landscape at appropriate places in the project as per design intent
Driveway	:	Convex mirror for safe turning in driveway in/out
External Driveway flooring	:	Interlocking paver block/equivalent flooring with a demarcated driveway as per landscape design intent
		Granite/Cobble Stone flooring in entrance driveway and block entrance

Tower 1
Floor Plans

Tower 1

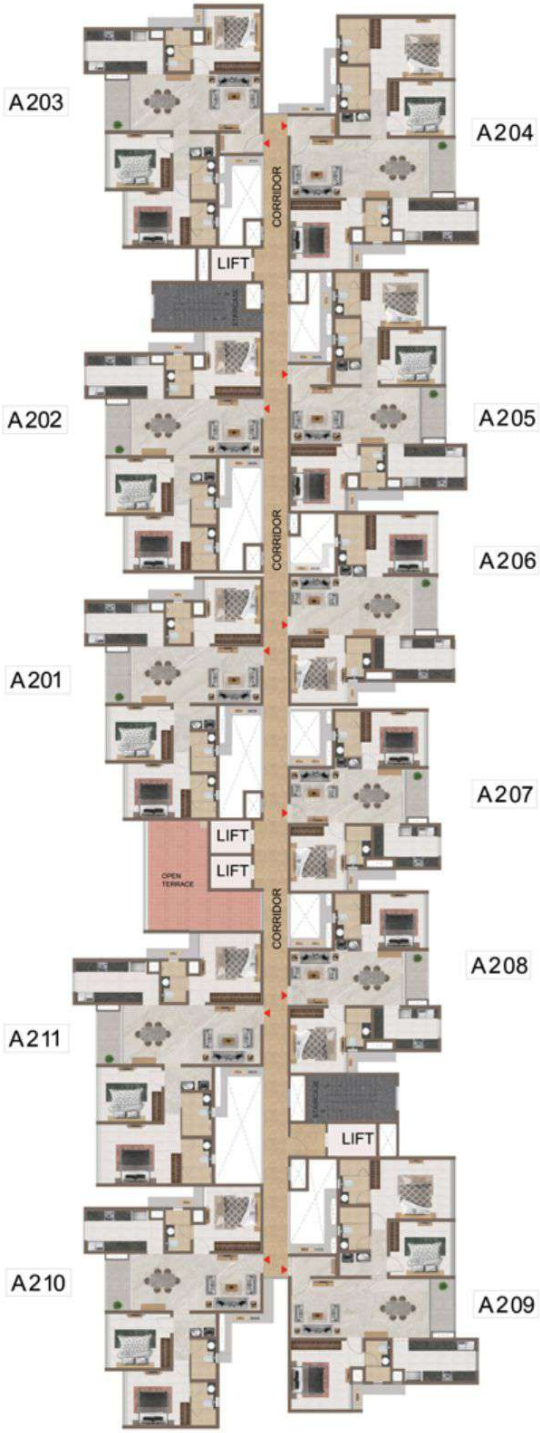
Ground Floor Plan



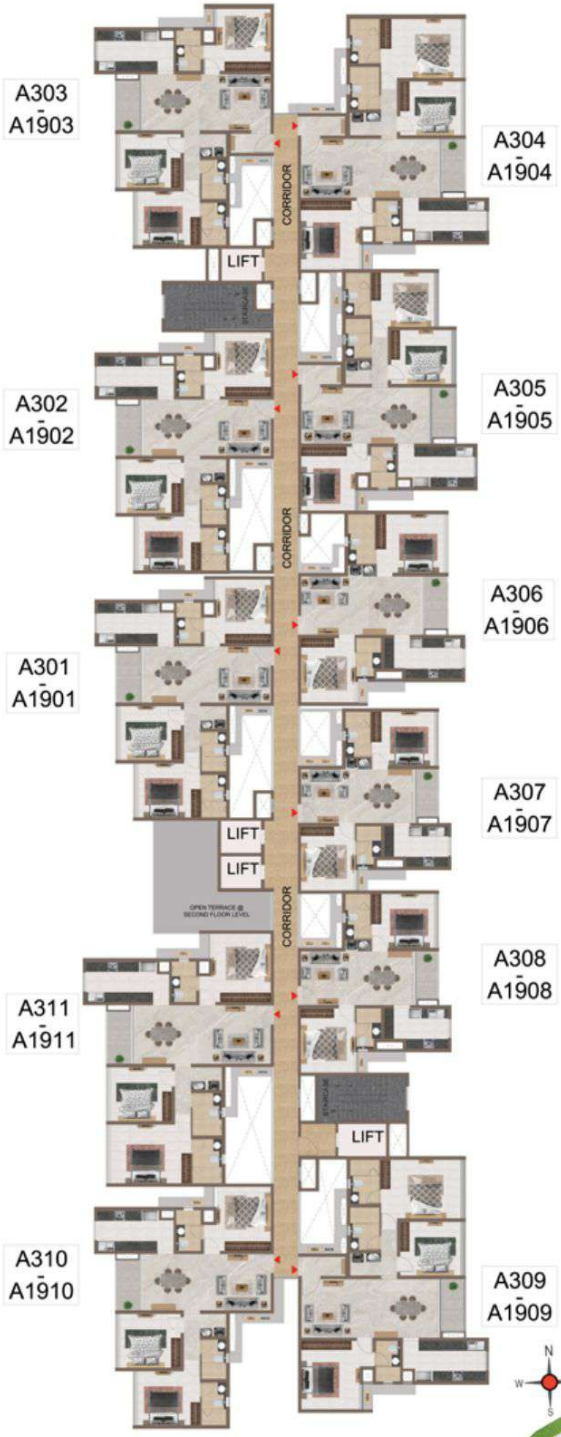
First Floor Plan

KEY PLAN

Tower 1

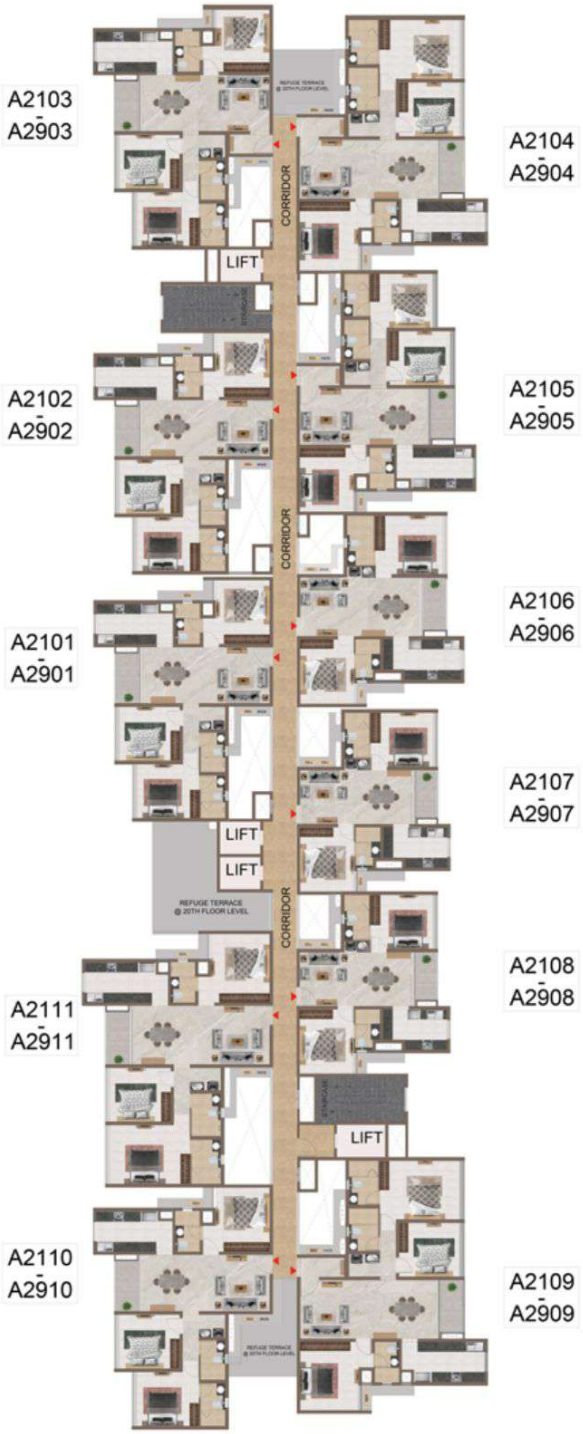


Second Floor Plan

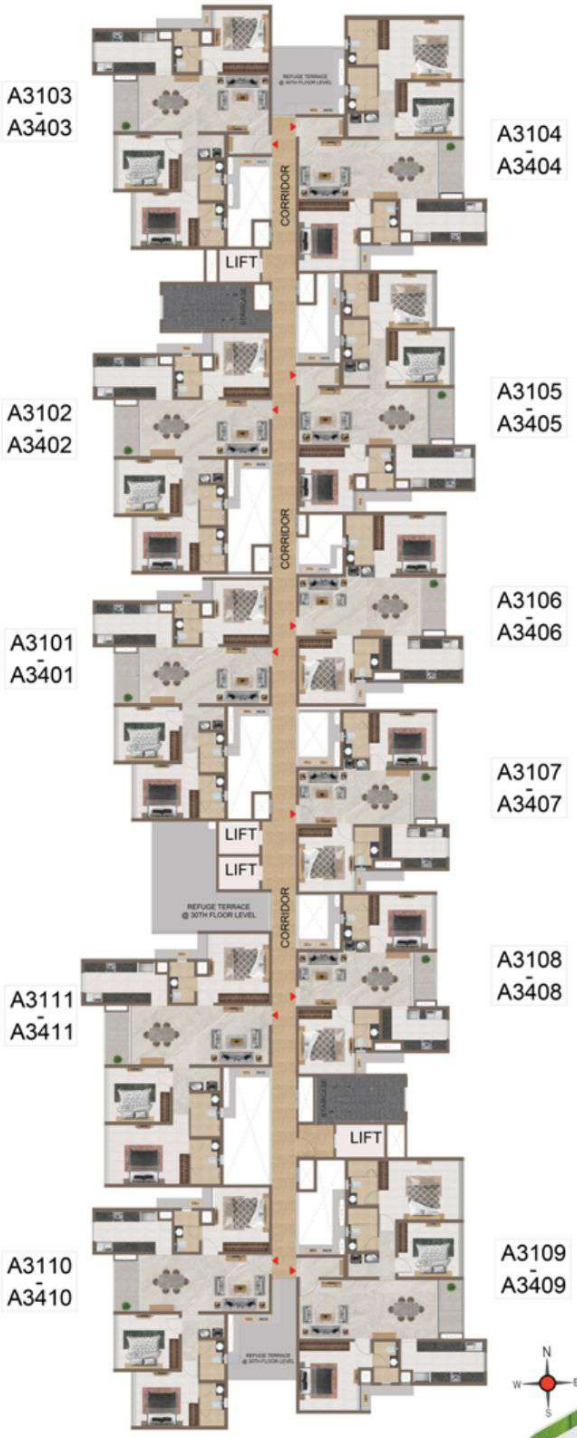


Typical Floor Plan (3rd to 19th Floor)

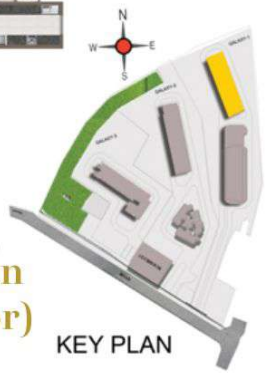
Tower 1



Typical Floor Plan (21st to 29th Floor)

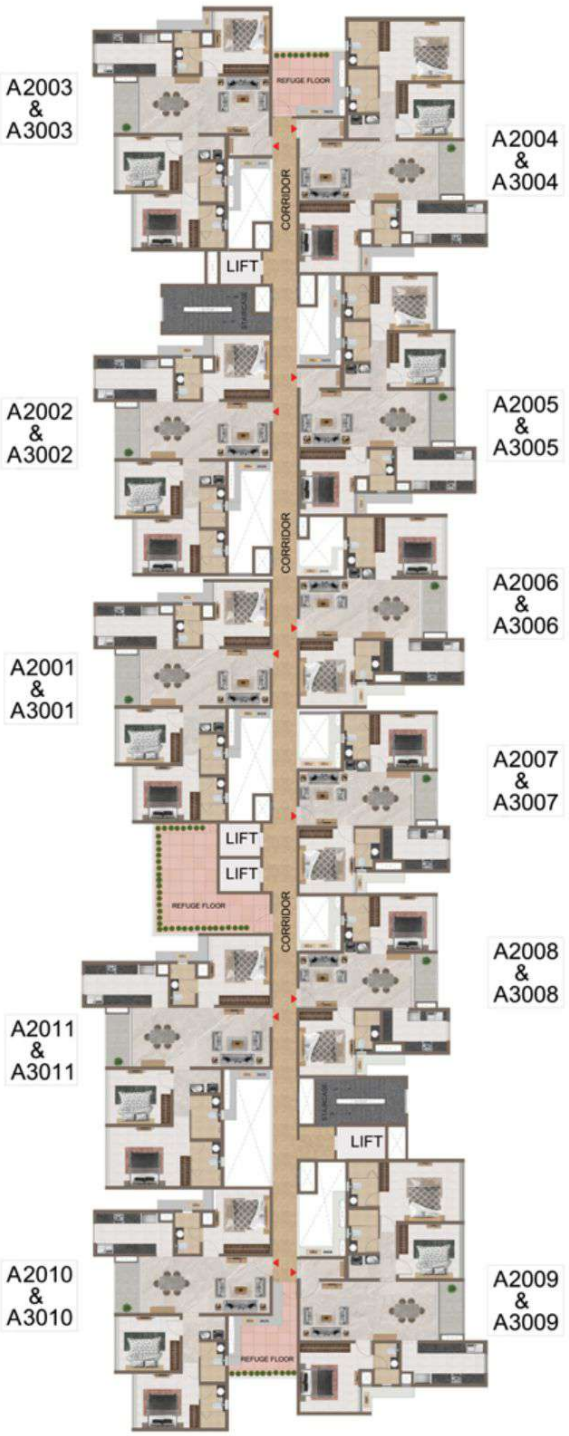


Typical Floor Plan (31st to 34th Floor)

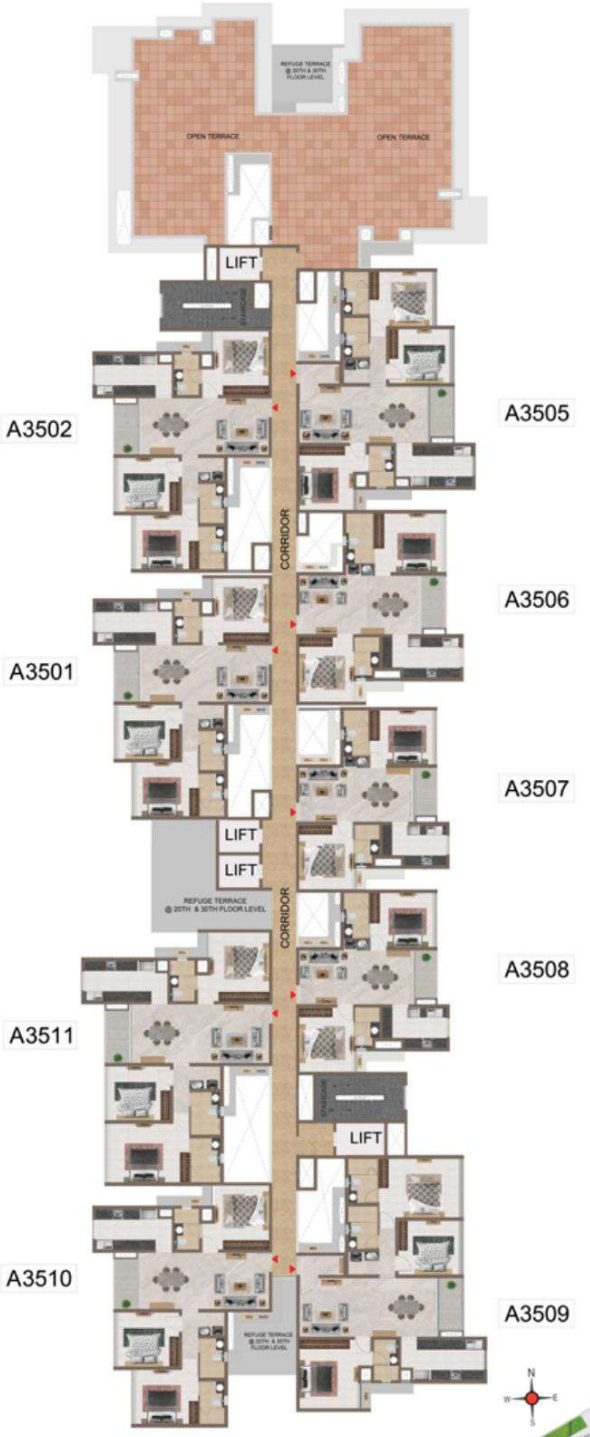


KEY PLAN

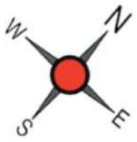
Tower 1



Refuge Floor Plan (20th to 30th Floor)



35th Floor Plan



Terrace Amenities

61. Terrace Hangout Corner
62. Infinity Walkway
63. Viewing Deck

Terrace Floor Plan

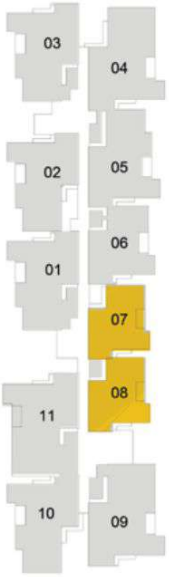
Tower 1
Unit Plans

2 BHK

Typical Floor (1st to 35th)

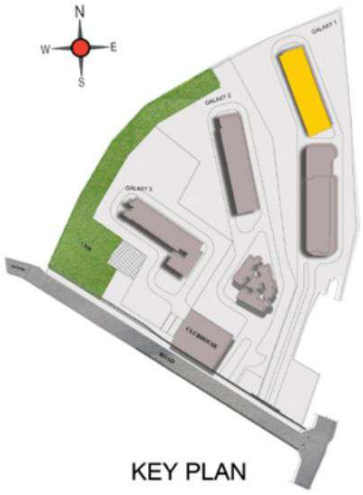
Ground Floor -AG07

Ground Floor -AG08



Tower I

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G07	777	44	821	1190	117
Tower-1	A G08	777	44	821	1190	79
Tower-1	A107-A3507	777	44	821	1190	-
Tower-1	A108-A3508	777	44	821	1190	-

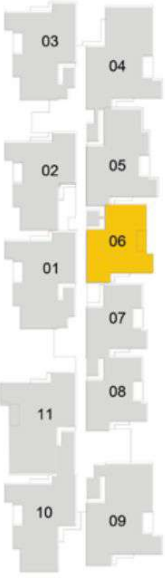


KEY PLAN

2 BHK

Typical Floor (2nd to 35th)

First Floor



Tower 1

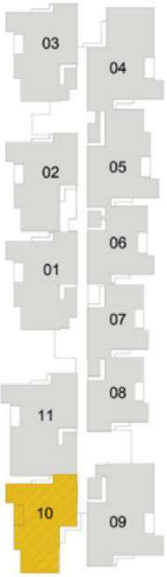
Tower	Unit No	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A106	880	53	933	1330	81
Tower-1	A206-A3506	880	53	933	1330	-

KEY PLAN

3 BHK

Typical Floor (1st to 35th)

Ground Floor



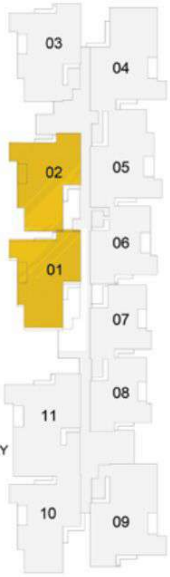
Tower I

KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G10	1123	51	1174	1657	269
Tower-1	A110-A3510	1123	51	1174	1679	-

3 BHK

Typical Floor (1st to 35th)



Tower 1

Ground Floor-AG01

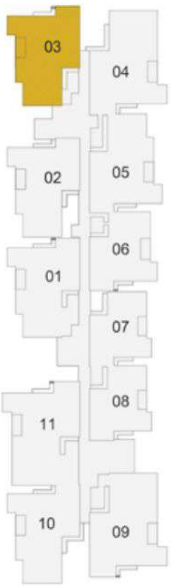
Ground Floor-AG02

KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G01	1123	51	1174	1659	297
Tower-1	A G02	1123	51	1174	1657	210
Tower-1	A101-A3501	1123	51	1174	1659	-
Tower-1	A102-A3502	1123	51	1174	1657	-

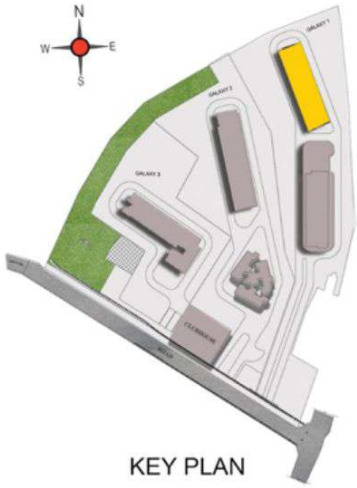
3 BHK

Typical Floor (1st to 34th)



Tower 1

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A103-A3403	1162	51	1213	1715	-

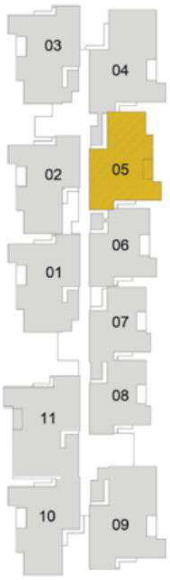


KEY PLAN

3 BHK

Typical Floor (1st to 35th)

Ground Floor



Tower 1

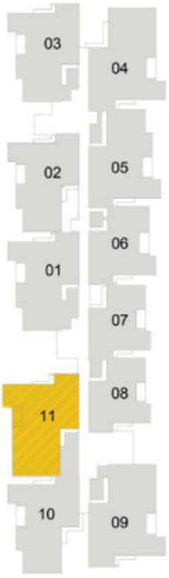
KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G05	1165	51	1216	1729	241
Tower-1	A105-A3505	1165	51	1216	1728	-

3 BHK

Typical Floor (1st to 35th)

Ground Floor



Tower 1

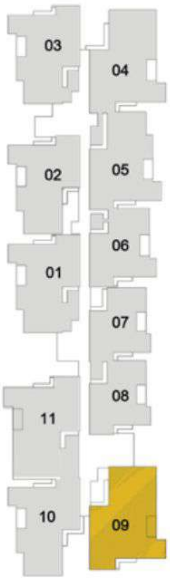
KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G11	1284	53	1337	1871	206
Tower-1	A111- A3511	1284	53	1337	1871	-

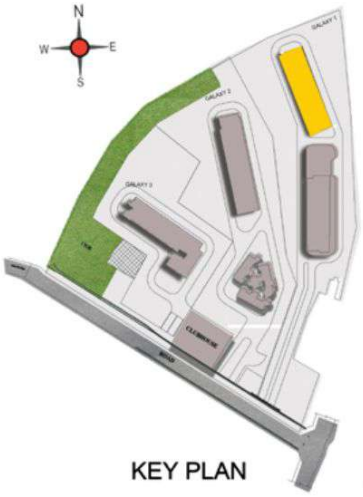
3 BHK

Typical Floor (1st to 35th)

Ground Floor



Tower I



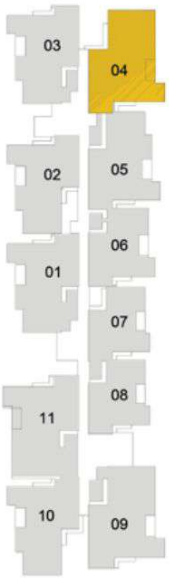
KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G09	1330	53	1383	1939	287
Tower-1	A109-A3509	1330	53	1383	1939	-

3 BHK

Typical Floor (1st to 34th)

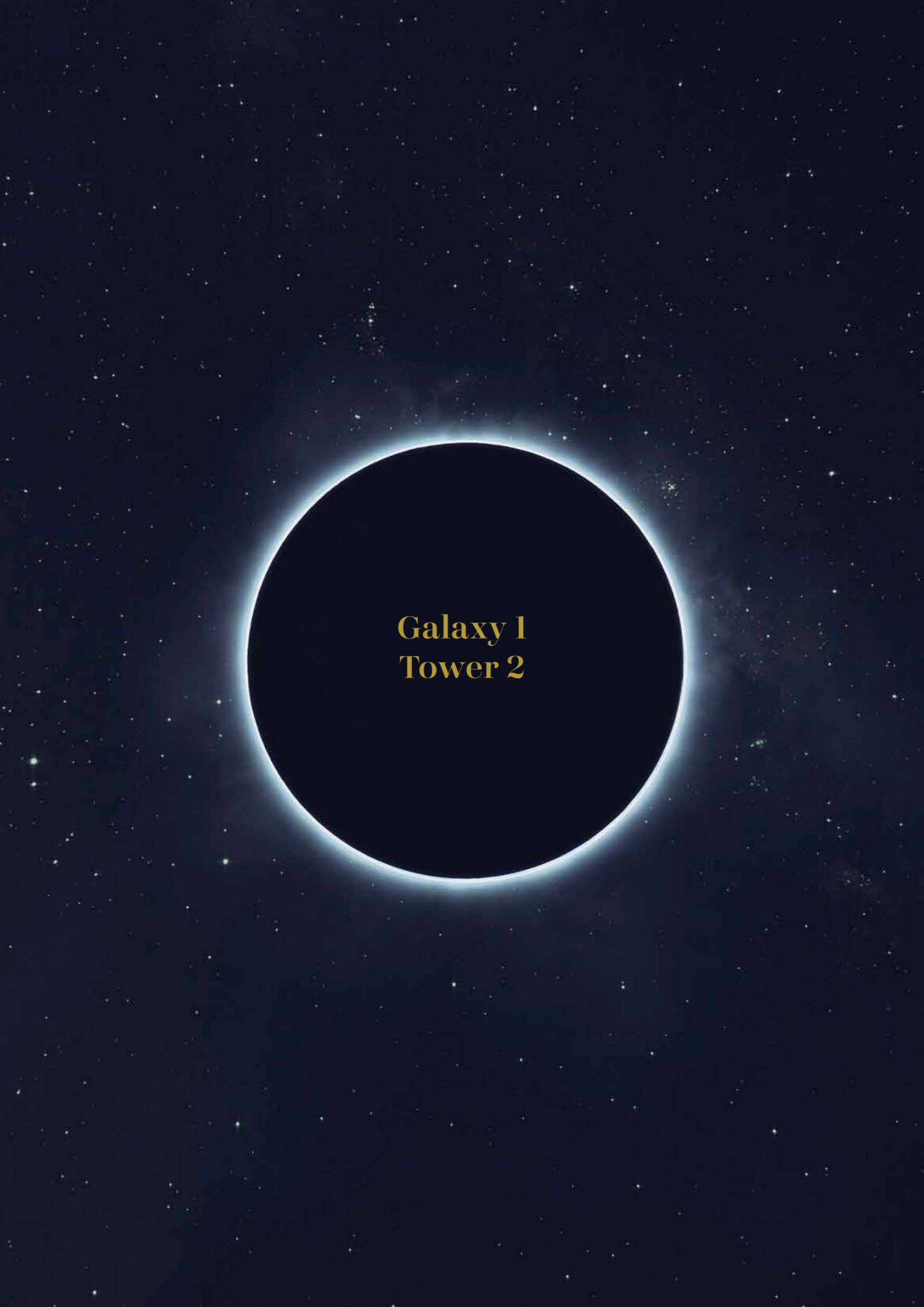
Ground Floor

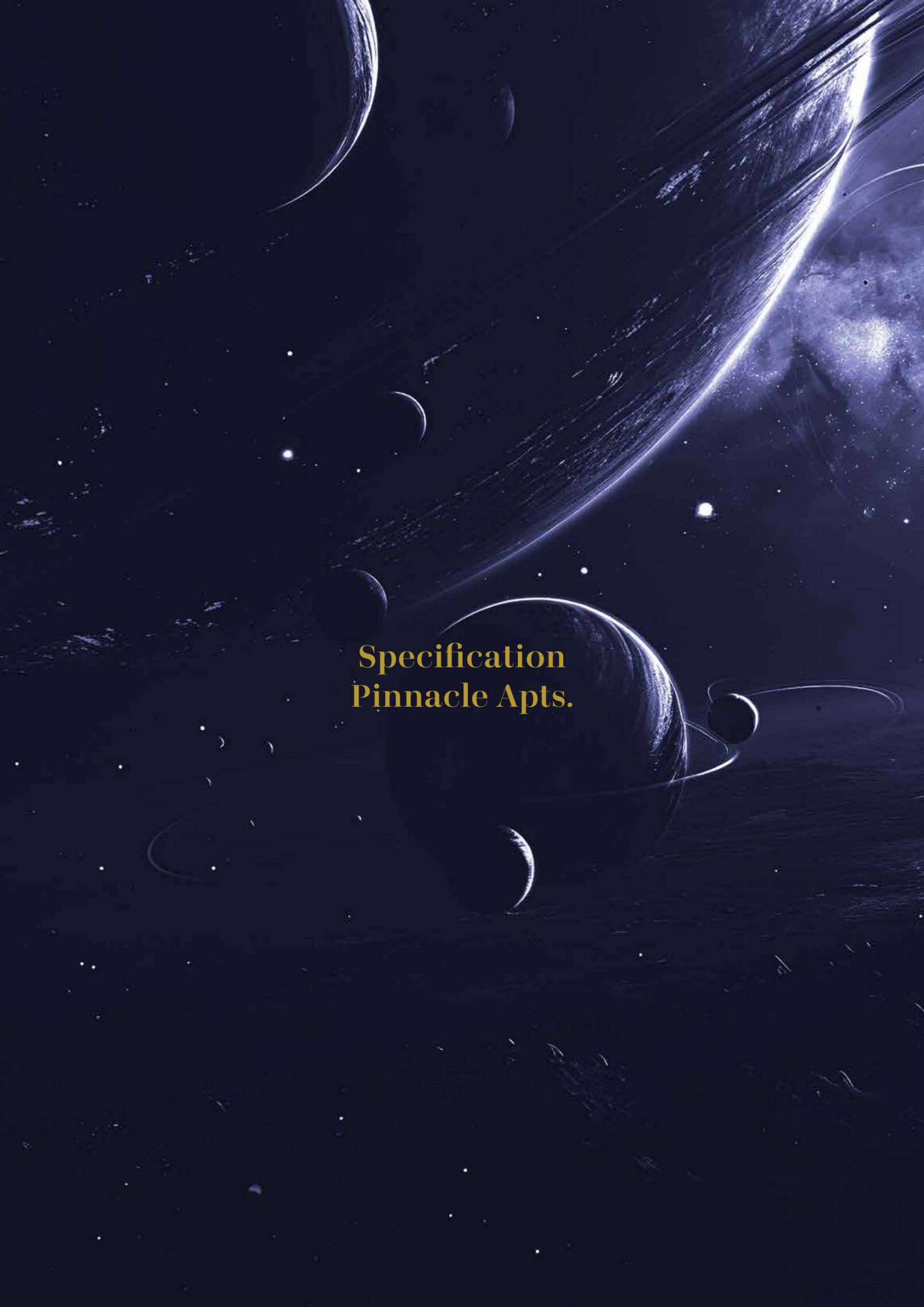


Tower I

KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-1	A G04	1330	53	1383	1945	286
Tower-1	A104-A3404	1330	53	1383	1949	-


Galaxy 1
Tower 2



Specification
Pinnacle Apts.

Structure

Structural System	:	RCC wall structure designed for seismic compliant (Zone – 3)
Floor- Floor height (incl. slab)	:	Will be maintained at 3000mm

Wall Finish

Internal walls	:	Finished with 2 coats of putty, 1 coat of primer & 2 coats of premium emulsion
Ceiling	:	Finished with 2 coats of putty, 1 coat of primer & 2 coats of tractor emulsion
Exterior walls	:	Exterior faces of the building finished with 1 coat of primer & 2 coats of exterior emulsion paint & color as per architect's design
Bathroom	:	Ceramic tile of size 900x450mm for a height of 2350mm above the false ceiling finished with a coat of primer
Toilet ceiling	:	Panel / Grid type false ceiling (As per design intent)

Floor Finish

Main flooring (Living, dining, corridor)	:	Marble flooring.
Main flooring (bedroom & Kitchen)	:	Vitrified tiles of size 800x1600mm.
Bathroom	:	Anti-skid ceramic tiles of size 450x450mm
Balcony	:	Ceramic tiles of size 600x600mm
Private open terrace	:	Ceramic tiles of size 600x600mm

Dining

Dining wash basin	:	Marble counter with countertop washbasin
CP & Sanitary fixture	:	Toto or equivalent/ American standard will be provided

Balcony

Handrail	:	MS railing as per architect's design
Cloth Drying provision	:	Cloth drying hanger provided in balcony

Bathrooms

CP & Sanitary fixture	:	Toto or equivalent/American standard will be provided
Master Bathroom	:	Wall mounted WC with cistern, Health faucet, Single lever diverter Shower column with hand shower, Granite Counter with countertop wash basin, shower cubical and 2' trench drain
Other Bathrooms	:	Wall mounted WC with cistern, Health faucet, Single lever diverter with Rain shower Granite Counter with countertop wash basin and Glass partition

Joinery Doors

Main door	:	Good quality full jamb engineered frame with double side veneer finished shutter of size 1200 x 2350mm with Designer architrave Ironmongeries like Face recognition door lock Godrej or equivalent lock, tower bolts door viewer, safety latch, Magnetic door Catcher etc.
Bedroom door	:	Full Jamb engineered frame with double side laminated shutter of size 1000 X 2350mm Ironmongeries like Godrej or equivalent lock, tower bolt, Magnetic door Catcher
Bathroom door	:	Full Jamb engineered frame with double side laminated shutter of size 900 X 2350mm with waterproofing on inner side Ironmongeries like one side coin & thumb turn lock of Godrej / equivalent without key & door bush
Terrace doors	:	Good quality of frame with FRP shutter of size 900x2100mm with paint finish Ironmongeries like one side coin & thumb turn lock of Godrej / equivalent without key, door closure and tower bolt

Windows

Windows	:	UPVC/Aluminum windows with sliding shutter with toughened glass and MS railing / grill as per Architect's design intent (wherever applicable) Sill level finished with granite
French doors	:	UPVC/Aluminum windows frame and shutters with toughened glass without grill
Ventilators	:	UPVC/Aluminum windows frame of fixed louvered/open-able shutter for ODU access (Wherever applicable)

Electrical Points

Power Supply	:	3 PHASE power supply connection
Safety device	:	MCB & RCCB (Residual Current Circuit breaker)
Switches & sockets	:	Modular box, switches & sockets of Schneider or equivalent will be provided
Electrical point	:	Chimney, HOB & water purifier in Kitchen
6Amp Socket (Weather Proof)	:	Provided in the living balcony
Dishwasher point	:	Dishwasher point will be provided
Foot lamp	:	Foot Lamp point in all bedrooms
Wires	:	Fire Retardant Low Smoke (FRLS) copper wire of a quality IS brand of Poly cab or equivalent will be provided
TV	:	Point in Living & in any one of the bedroom and provision in other bedrooms
Data	:	Point in Living & in any one of the bedroom
USB	:	USB Point in Living & in any one bedroom
Split- air conditioner	:	Point in living/Dining and all bedrooms
Exhaust fan	:	Point in all bathrooms
Geyser	:	Point in all bathrooms
Back-up	:	3BHK-500W, 4BHK-650W

Specifications Common to Building Complex

Common Features

Lift	:	Elevators of 13 passenger automatic lift will be provided with MS finish
Back–up	:	100% Power backup for common amenities such as Clubhouse, lifts, WTP, STP & common area lighting
Name board	:	The apartment owner name will be provided in the Ground floor
Lift fascia	:	Granite cladding at All floor levels

Lobby	:	Granite flooring at ground level & Tile flooring at other levels
Corridor	:	Tile flooring at all levels
Staircase Floor	:	Granite flooring till 2nd floor and other floors tile finish
Fire staircase	:	Kota / Stone equivalent at all levels
Staircase handrail	:	MS handrail with enamel paint finish in all floors
Terrace floor	:	Pressed tile flooring

Outdoor Features

Water storage	:	Centralized UG sump with WTP (Min. requirement as per water test report)
Piped Gas	:	Piped Gas facility is provided
Rainwater harvest	:	Rainwater harvesting (As per site condition)
STP	:	Centralized Sewage Treatment plant
Safety	:	CCTV surveillance cameras will be provided all-round the building at pivotal Locations in ground level
Well-defined walkway	:	Walkway spaces well defined as per landscape design intent
Security	:	Security booth will be provided at the entrance/exit with MY Gate App
Compound wall	:	Site perimeter fenced by compound wall of 1500mm height and 600mm barbed wire fence with entry gates as per design intent from finished ground level
Landscape	:	Suitable landscape at appropriate places in the project as per design intent
Driveway	:	Convex mirror for safe turning in driveway in/out
External Driveway flooring	:	Interlocking paver block/equivalent flooring with a demarcated driveway as per landscape design intent Granite/Cobble Stone flooring in entrance driveway and block entrance

Tower 2
Floor Plans

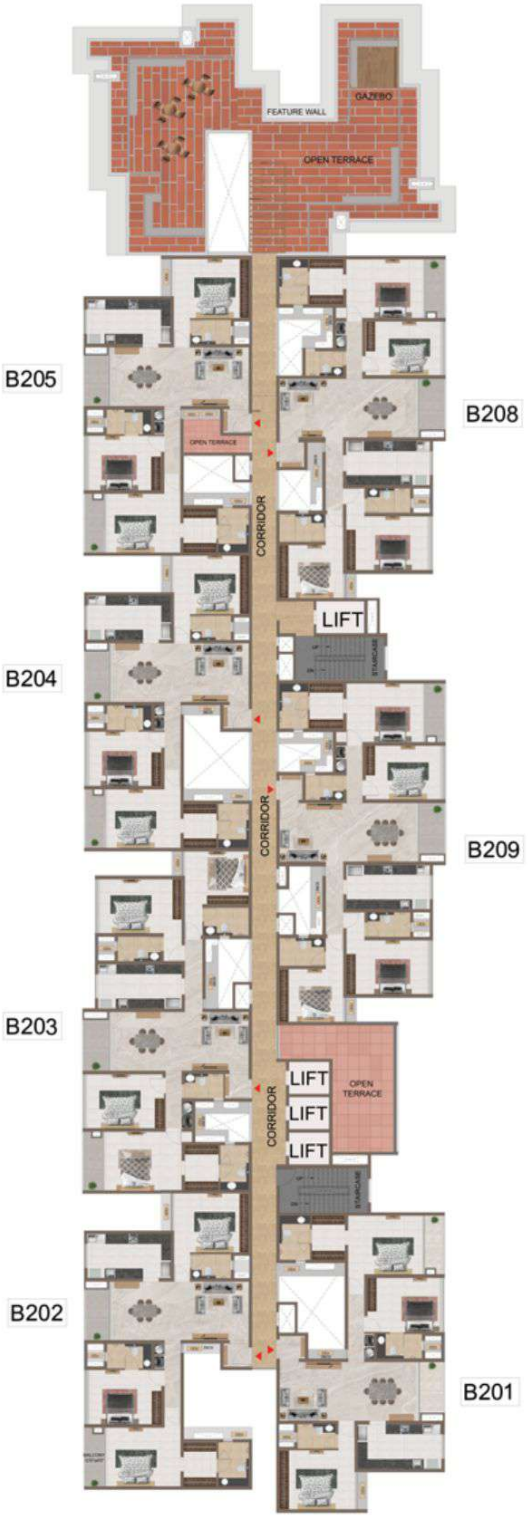
Tower 2

Ground Floor Plan

First Floor Plan

KEY PLAN

Tower 2

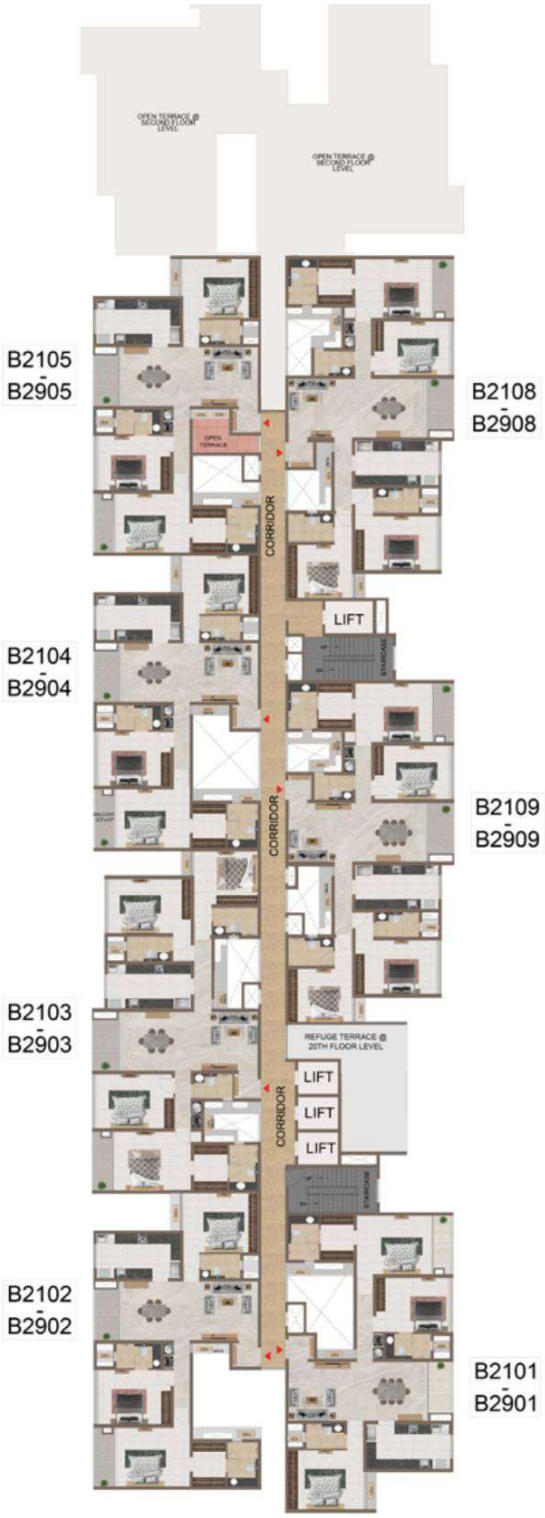


Second Floor Plan

Typical Floor Plan (3rd to 19th Floor)

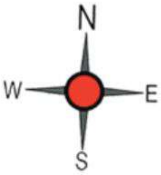
KEY PLAN

Tower 2



Typical Floor Plan (21th to 29th Floor)

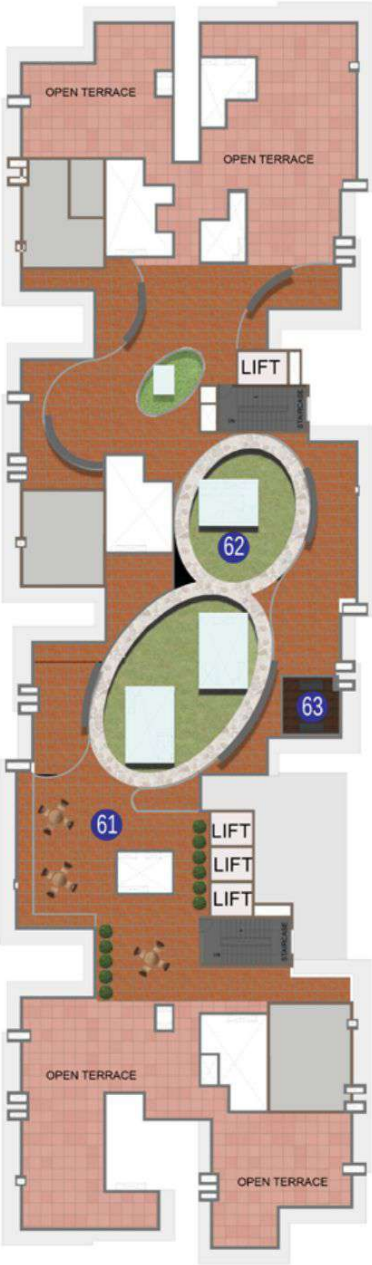
Typical Floor Plan (31st to 35th Floor)



Terrace Amenities

61. Terrace Hangout Corner
62. Infinity Walkway
63. Viewing Deck

Refuge Floor Plan 20th & 30th Floor



Terrace Floor

Tower 2
Unit Plans

3 BHK

First Floor - B106

Tower 2

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	B106	1151	51	1202	1674	301

KEY PLAN

3 BHK

First Floor - B107

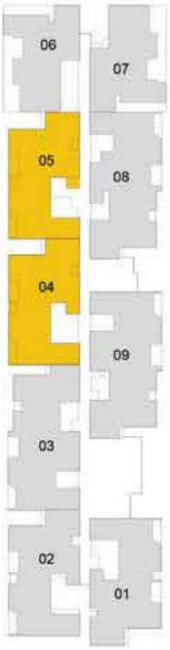
Tower 2

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	B107	1193	51	1244	1724	301

3 BHK

Typical Floor

First Floor-B105



Tower 2

Ground Floor-BG04

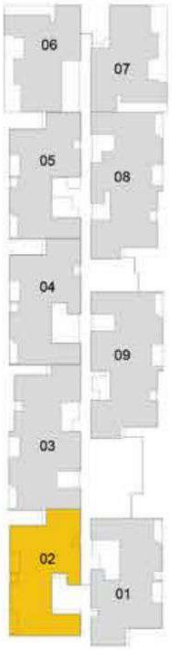
KEY PLAN

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	BG04	1422	96	1518	2131	120
Tower-2	B-105	1391	96	1487	2095	-
Tower-2	B104-B3504	1422	96	1518	2131	-
Tower-2	B205-B3505	1391	96	1487	2095	-

3 BHK

Typical Floor (1st to 35th)

Ground Floor



Tower 2

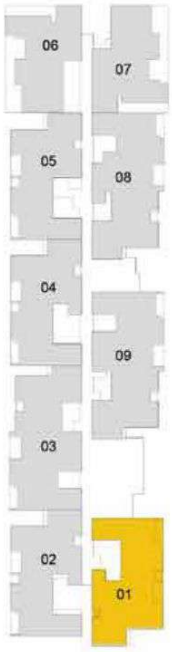
Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	BG02	1422	96	1518	2139	120
Tower-2	B102-B3502	1422	96	1518	2139	-

KEY PLAN

3 BHK

Typical Floor (1st to 35th)

Ground Floor



Tower 2

KEY PLAN

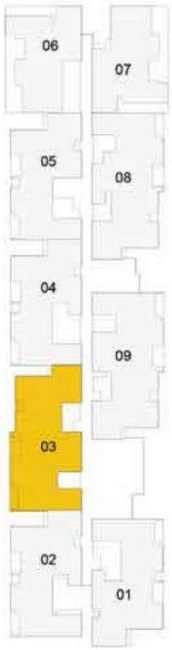
Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	BG01	1421	96	1517	2145	121
Tower-2	B101-B3501	1421	96	1517	2145	-

4 BHK

Typical Floor (1st to 35th)

Ground Floor

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	BG03	1735	100	1835	2551	160
Tower-2	B103-B3503	1735	100	1835	2551	-



Tower 2

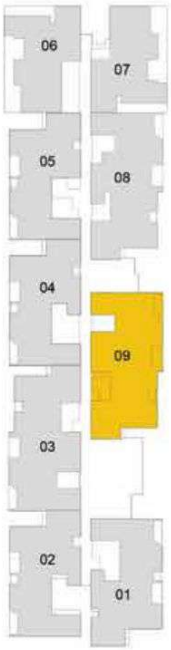
KEY PLAN

4 BHK

Typical Floor (1st to 35th)

Ground Floor

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	BG09	1735	100	1835	2569	112
Tower-2	B109-B3509	1735	100	1835	2569	-



Tower 2

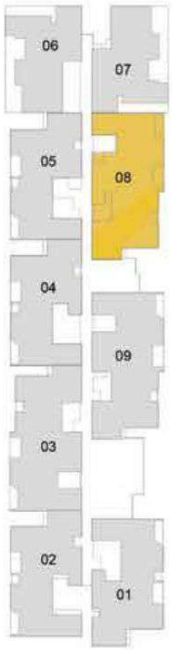
KEY PLAN

4 BHK

Typical Floor (1st to 35th)

Ground Floor

Tower	Unit No.	Carpet area (sqft)	Balcony area (sqft)	Total carpet area (sqft)	Saleable area (sqft)	Private terrace area (sqft)
Tower-2	BG08	1735	100	1835	2578	164
Tower-2	B108-B3508	1735	100	1835	2578	-

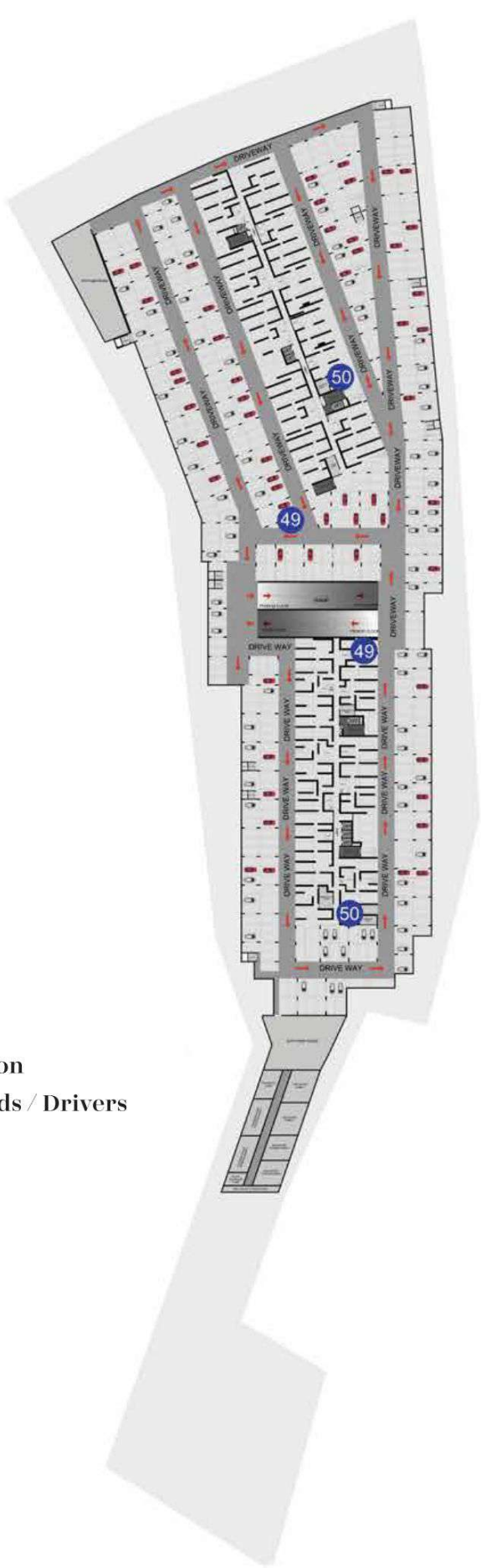


Tower 2

KEY PLAN

Basement Plans

Basement - 1

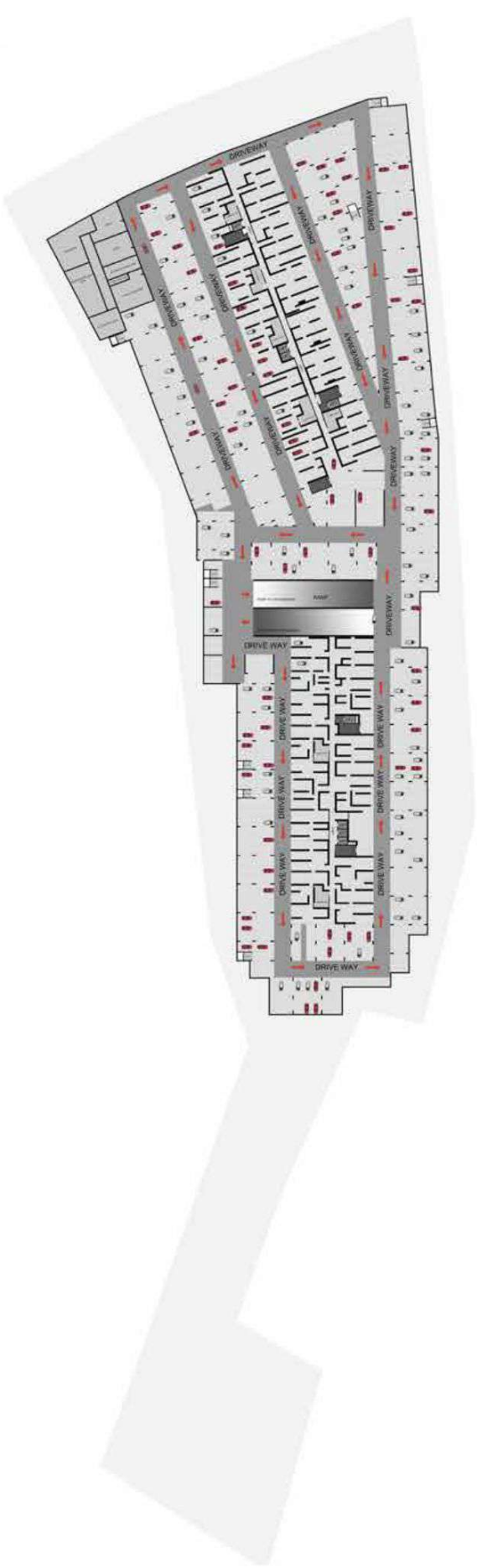


Facilities

49. Car Charging Station

50. Dormitory for Maids / Drivers

Basement - 2



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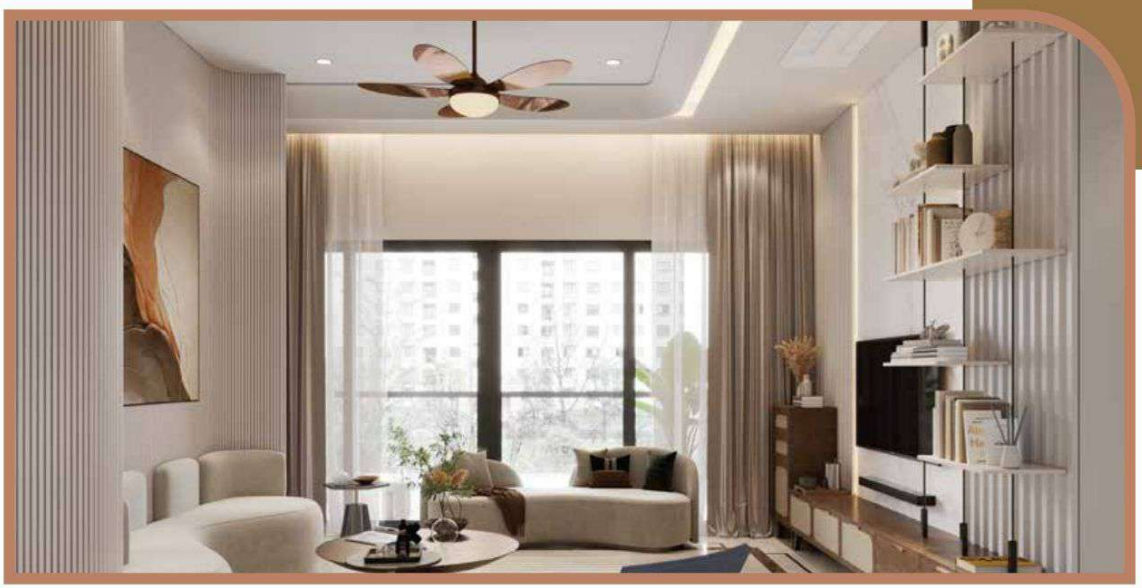

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- Light Fixtures
- Mirrors in Dining
- False Ceiling
- Curtain Channels & Rods
- Lights

WASHROOM ACCESSORIES

- LED Mirror
- Mirror Lights
- Towel Rack
- Corner Shelf
- Towel Ring

PAYMENT SCHEDULE

All our superior Fitments are offered at a competitive price. Bought-out EWA (Electrical, Whitegoods & Accessories) items are at par compared to the market players, & the Woodworks are as per the Market standards.

The payment schedule is made convenient.

5%	85%	10%
payment at the time of unit booking	payment during work-in-progress	payment during the unit handover

CASAGRAND building aspirations

PAYMENT SCHEDULE

Superior & Pinnacle Apts.

Booking Advance	10%
Agreement Signing	35%
Commencement of Foundation	10%
Commencement of Basement 1	5%
Commencement of Basement 2	5%
Commencement of Ground Floor	5%
Commencement of 5th Floor Roof	5%
Commencement of 10th Floor Roof	5%
Commencement of 15th Floor Roof	5%
Commencement of 20th Floor Roof	2.5%
Commencement of 25th Floor Roof	2.5%
Commencement of 30th Floor Roof	2.5%
Commencement of 32nd Floor Roof	2.5%
Completion on flooring respective unit	2.5%
Handing over	2.5%