



Unitech Ivy Terraces Specifications

International Specifications

Wall Finish -	
External	: Designer elevations with a combination of high-end finishes of stone and texture paint
Internal	: Acrylic emulsion on POP base
Flooring -	
Living & Dining & Family Lounge	: Imported Marble
Bedrooms	: Laminated wooden flooring from Pergo or equivalent
Kitchen & Bathrooms	: Premium anti-skid tiles
Balconies & Terraces	: Premium anti-skid tiles
Utility	: Anti-skid tiles
Domestic help room	: Vitrified tiles
Basement	: Vitrified tiles
Deck*	: Premium Vitrified tiles
Staircases	: Marble
Lift lobby*	: Marble
Stilt Car Parking Area*	: Anti-skid tiles with paint markers*
Entry passage	: Premium vitrified tiles
Kitchen -	
Walls	: Premium decorative tiles upto 600 mm above counter. Premium decorative tiles upto 1450 mm on other walls.
Fittings	: Granite counter with recessed double bowl stainless steel sink & drainer CP fittings from Kohler / Roca or equivalent
Toilet -	
Dado	: Premium ceramic tiles up to ceiling
Fittings & Fixtures	: White sanitary fixtures from Kohler / Roca or equivalent, single lever CP fittings from Kohler / Roca or equivalent, glass partition in shower areas,

	wall hung WCs, pipeline for geyser, WC in domestic help/utility toilet
Terrace	
Terrace	: Hard Landscaped terrace with bar counter & space for barbeque
Doors & Windows	
Main door	: Teakwood frame with paneled door shutters
Internal doors	: Seasoned hardwood frame with European style moulded shutter
Windows & external doors	: Powder coated / anodized aluminum / UPVC frame with glazed shutters
Other	
Electrical	: Copper electrical wiring in concealed conduits, telephone and TV outlets in all bedrooms and the living room, Data point in Master Bedroom & Livingroom, moulded modular plastic switches with protective MCBs, ELCB for additional safety
Air-conditioning	: Premium branded all-weather split air-conditioning units in living & dining, family lounge & all bedrooms
Power Backup	: For plot sizes of 420 Sq. m. & above 10 kva for 1st floor & 5 kva for each 2nd & 3 rd floor For plot sizes less than 420 Sq. m. & above 8 kva for 1st floor & 4 kva for each 2nd & 3 rd floor
Elevator*	: One exclusive passenger elevator for each plot*
Security	: Video door phone near the lift entrance* Round the clock patrol by security personnel within the township Central Security Monitoring by trained personnel CCTV surveillance at key points

Universal Specifications

Wall Finish -	
External	: Designer elevations with a combination of high-end finishes of stone and texture paint
Internal	: Acrylic emulsion on POP base
Flooring -	
Living & Dining & Family Lounge	: Premium vitrified tiles
Bedrooms	: Laminated wooden flooring
Kitchen & Bathrooms	: Anti-skid tiles
Balconies & Terraces	: Anti-skid tiles
Utility	: Anti-skid tiles

Domestic help room	:	Vitrified tiles
Basement	:	Anti-skid tiles
Deck*	:	Anti-skid tiles
Staircases	:	Marble
Lift lobby*	:	Marble
Stilt Car Parking Area*	:	Anti-skid tiles with paint markers*
Entry passage	:	Premium vitrified tiles
Kitchen -		
Walls	:	Premium decorative tiles upto 600 mm above counter. Premium decorative tiles upto 1450 mm on other walls.
Fittings	:	Granite counter stainless steel sink & drainer with CP fittings
Toilet -		
Dado	:	Premium ceramic tiles up to 2100 mm height
Fittings & Fixtures	:	EWC & wash basin in white colour, single lever CP fittings, granite counter, pipelines for geyser, WC in domestic help toilet
Terrace		
Terrace	:	Anti-skid tiles
Doors & Windows		
Main door	:	Seasoned hardwood frame with European style moulded shutter
Internal doors	:	Seasoned hardwood frame with European style moulded shutter
Windows & external doors	:	Powder coated / anodized aluminum / UPVC frame with glazed shutters
Other		
Electrical	:	Copper electrical wiring in concealed conduits, telephone and TV outlets in all bedrooms and the living room, moulded modular plastic switches with protective MCBs, ELCB for additional safety
Air-conditioning	:	Provision for split air conditioning units
Power Backup	:	24x7 power backup
Elevator*	:	One exclusive passenger elevator for each plot*
Security	:	Video door phone near the lift entrance* Round the clock patrol by security personnel within the township Central Security Monitoring by trained personnel CCTV surveillance at key points