



Specifications DLF Regal Gardens, Gurgaon

Living / Dining / Lobby / Passage	
Floor	Imported Marble
Walls	Acrylic Emulsion paint on POP punning
Ceiling	Acrylic Emulsion Paint
Bedrooms	
Floor	Laminated Wooden Flooring
Walls	Acrylic Emulsion paint on POP punning
Ceiling	Acrylic Emulsion Paint
Kitchen	
Walls	Tiles upto 2' above counter & Acrylic Emulsion paint in balance area
Floor	Anti-skid Tiles
Ceiling	Acrylic Emulsion Paint
Counter	Made in Marble / Granite / Synthetic stone
Fittings / Fixtures	CP Fittings, Double bowl single drain board SS Sink, Exhaust fan.
Balcony	
Floor	Terrazzo tiles / Terrazzo cast-in-situ / Ceramic tiles
Ceiling	Exterior paint
Toilets	
Walls	Combination of Tiles, Acrylic Emulsion Paint & Mirror
Floors	Anti-Skid Tiles
Ceiling	Acrylic Emulsion Paint
Counter	Made in Marble / Granite / Synthetic stone
Fixtures / Accessories	Glass Shower-partition in toilets (7'Ht.), Exhaust Fan, Towel rail / ring, Toilet paper Holder, Soap dish. All standard make.
Sanitary ware / CP Fittings	Single Lever CP fittings, Wash Basin, Floor mounted / Wall-hung WC of Kohler / Roca / Duravit / Parryware or Equivalent make.
Plumbing	
CPVC & UPVC piping for water supply inside the toilet & kitchen and vertical down takes.	
Fire Fighting System	
Fire Fighting System with sprinklers, smoke detection system etc. as per NBC norms.	
Doors	
Internal & Entrance	Painted / Polished / frame with Painted / Polished flush door /

Doors	Moulded Skin shutters.
External Glazings	
Windows / External Glazing single glass unit with tinted / reflective and / or clear glass with powder coated Aluminum / UPVC Frames in habitable rooms and Aluminum / UPVC frames with clear / Frosted Glass in all toilets.	
Power Back-up	
100% DG Power back-up as mentioned below:- a) 2 BHK - Not exceeding 5 KVA per apartment b) 3 BHK - Not exceeding 6 KVA per apartment c) 4 BHK - Not exceeding 7 KVA per apartment DG Capacity shall be at 70% of load factor & 70% over-all diversity for apartments as well as for common areas	
Security System	
Secured Gated Community with access Control at entrances. CCTV in driveway of Parking Basements, Ground Floor & Basement Entrance Lobbies & inside the car of elevators, one intercom point in each apartment	
Lift Lobby	
Lifts	Passenger and Service Elevators
Lift Lobby Floors	Combination of Granite / Marble / Tiles
Lift Lobby Walls	Combination of Granite / Glass / Acrylic Emulsion Paint on POP punning / Textured Paint
Staircases	
Floor	Terrazzo / Mosaic Tiles / Marble / Kota Stone
Walls	Flat oil Paint
Club Facility	
Multi Purpose Hall with Banqueting Facility Card Room Pool Room Table Tennis Gymnasium with Modern Equipments Massage Room Mini Home Theater / A.V Room Swimming Pool with Change Rooms Kid's Pool	