



EQUITY DEVELOPERS AND BUILDERS


FROM CONCEPTS TO REALITY

COMMERCIAL PACKAGE RS.1750 SQFT

CONSTRUCTION | INTERIOR DESIGN
ARCHITECTURAL DRAWINGS
PLOTTED DEVELOPMENT

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#581, 2nd floor, West of Chord Road, 
3rd stage, 4th block, Basaveshwara Nagar,
Bangalore - 560079

PACKAGE DETAILS

DESIGN AND DRAWINGS:

- 2D floor plan with furniture layout
- structural drawings
- working drawings

STRUCTURE :

- **Cement** –DALMIA ,PRIYA,ACC or any other equivalent brand.
- **Steel** – RD / INDIA GOLD / KAMADENDU FE 500
- **Concrete blocks** - 6" & 4" BLOCKS
- **M sand** - for concrete and brick work & P sand for plastering
- **Moulding** - 6" thick RCC slab, Manual concrete mixing as per the proportion M20 GRADE
- **Ceiling height** - 10' floor to floor

HARDWARE :

- **For ventilators** - Shutters with glass
- **Windows** – Aluminum (Rs.200/sqft)
- **Toilet doors** - Ready waterproof PVC doors/WPC shutter with Frame cost 1500/pc

FABRICATION :

- **Window grills** - MS grills with 10mm rod
- **Balcony railings** - 3'0" designed MS railings (rs 150/sqft)
- **Staircase railings** - 3'0" designed MS railings (rs 150/sqft)
- **Gate** - Height up to 5' Height of 16 Gauge Pipe Cost rs190/sqft (only openable sliding not included)

FLOORING :

- **FLOORING** - Vitrified @ Rs.50(inclusive GST)per sft with 4" skirting (24"X24")
- **Toilet walls** - 7'0" ht digital tiles Rs.35/sft (12"X18")
- **Toilet flooring** - Anti-skid ceramic tiles @Rs. 30/sft (12"X12")
- **Terrace flooring** - Muddy finish with water and weather proof
- **Parking area** - Parking tiles @Rs.40/sft

ELECTRICAL :

- **Pipes** - Moulding and wall pipes of standard company.
- **Metal boxes** - Roma Box
- **Wiring** – Finolex /maharaja
- **Switches** – GM/LISHA(Basic White Plate And Switch) (Rs 100/- extra per point for modular switches)
- **MCBs / ELCB** – ROMA
- **DB** – ROMA



PLUMBING :

- **PVC pipes & fittings** - Supreme pipes & fittings.
- **CPVC pipes & fittings** - Ashirvad pipes fittings.
- **Over head tank 3000ltrs** - Ganga PVC tanks.
- **Toilet and Bath room** – Commode(double piece@4000), Wallmixer(rs1500), WashBasin, Taps, Shower (Of Total Worth Rs.7,000/-)(Maximum 2 toilets for each floor)
- **Outside Taps** PVC 250 Rs.
- **Solar & geyser water provision** - Solar water heater provided by owner.

PAINTING :

- **Internal ceilings & walls** - Asian tractor emulsion of 2coat with 2 coats of Jk/putty.
- **External walls** - Asian Ace (2 coat) with Asian exterior primer(1 coat)
- **Grills & railings** - Enamel painting.
- **Window shutters** - Asian enamel painting with grey putty.

PARAPET WALL :

- 3'6" ht 4" thick parapet.

ELEVATION TREATMENT :

- Not applicable.

WALL BUILDING FEATURE :

- **Column/beams/wall thickness** - As Per structural design.
- **Window chejjas** – Standard using 8 and 10mm rods.
- **Extra roof design like tapered roof or pyramid roof with tiles** - charged extra as per item rate .
- **Elevation** - Cement work is done, Extra for Cladding stones/HPL sheets(if any charged as per actual).

THE QUOTED RATE DOES NOT INCLUDE

- Departmental sanctions, Deposits, incidentals with KPTCL, BBMP, BWSSB etc.
- Electrical fixtures like tubes, lights, fans, geysers, fancy fittings.
- Electric & Plumbing works is up to the meter board level only.
- All electrical and plan sanctioning, and other office deposits, meter board wiring, cable laying, main building and grounding, outside water connection, temporary electrical power connection charges shall be borne by building owner. Water and electrical should be supplied by the owner.
- Excavation will be charged extra when encountered with water/loose soil/stone.
- Circular/ helical staircase will be charged extra @ Rs.550/sqft.
- Solar and geyser Fixtures are not included.
- Carvings on doors and ornamental design will be charged extra.
- Any Extra works that are not included.
- No Objection from neighbours/any others.



- Neighbours site Covering & Repainting.
- Road cutting charges and approvals.
- Terrace gardening work, terrace covering with prefabricated roof etc.
- Rainwater harvesting.
- Gas piping and interior works like wardrobe, modular kitchen pop ceiling.
- Outside granite cladding, stone cladding, elevation cladding's, Chapdi Works.
- Solar Tank and Connection Charges.
- Terrace floor tiles and roof coverings.
- Circular /helical staircase will be charged extra.
- Safety grill Work Extra Charges.
- Tapered roof area will be charged at Rs.200/sqft.
- If material cost exceeds more than 5% in the market then that amount will be ` payable by client.
- Elevation will be charged extra like glass, wood, cladding, MS work, SS work, Scratch paint.
- Rainwater sump, Percolation pit and site cleaning will be charged extra.
- Site cleaning & debries cleaning should be done by Client.
- Watchman shed demolition will be done by the contractor side after completion of building construction, if client need that watchman shed in future then that will be additional cost .
- temporary/permanent power charges and water for construction.

STRUCTURAL DETAILS AND EXTRA CHARGES

- Depth of the foundation more than 6 feet will be charged additional.
- Eccentric footing will be charged extra.
- Extra Reinforcement will be charged additional unless advised in the drawings.
- Slab thickness more than 6" will be charged extra.
- Double matt and strap beam for eccentric footings will be charged extra.
- Footings and column provision for additional floor will be charged extra.
- Additional charges will apply if Soil bearing capacity (SBC)<16.
- Rs 9=00per Ltrs for Sump tank. (if required more than specified).
- Rs 15=00per Ltrs for PVC over head tank.
- Window (Considered each hall two nos 5'x4'size windows and each room one 5'x4'size window)
- (border, half round, full round, laying of pop above granite if any charged as per actual)



- All electrical and plan sanctioning, and other office deposits, meter board wiring, cable laying, main building and grounding, outside water connection, temporary electrical power connection charges shall be borne by building owner. Water and electrical should be supplied by the owner
- Water curing will be three times a day from contractor's side. If the owner require continuous curing, then extra cost will be charged.
- Borewell charges extra.
- Interior charges will be extra, example- Kitchen cabinates, Wardrobes, Fall ceiling, Internal wall cladding, Internal glasses.
- If material cost exceeds more than 5% in the market then that amount will be payable by client.
- Watchman shed demolition will be done by the contractor side after completion of building construction, if client need that watchman shed in future then that will be additional cost.
- Site cleaning should be done by Client & debris cleaning will be done by the contractor

