



HIMGAURI
Lifestyle Redefined

Nal Stop
Erandwane



*Reach New Heights &
Embrace the Skyline*

*When one goes beyond the horizon and views the newness,
the rewards are truly worth the effort and somehow satisfying. For
the first time in Erandwane, there's something new coming-up.
Something that will welcome you to the world of new age living
and happiness.*



Meeting Sky-High Expectations

Upgrades are good, but if you want a truly elevated lifestyle, try the transformational experience that 'Himgauri' offers. Mindfully laid out with interior spaces that flow seamlessly without wasting a square foot, the 2, 3, and 4 BHK homes are nothing less than a concrete canvas for you to create your own unique dream home. It's time to unleash the interior decorator in you.



Artistic Impression

Specification

INTERNAL SPECIFICATIONS

- R.C.C. frame structure
- Branded mechanical/ Puzzle parking system with E-vehicle Charging Point
- Internal plaster with first quality gypsum finish
- External double coat plaster in river sand
- Internal paint-Plastic Emulsion Paint
- External paint-Apex Ultima
- Aesthetic and modern elevation
- Flooring for rooms-Branded Marbonite
- Flooring for Terrace/ balcony/ toilets-antiskid/ rustic ceramic tiles
- Flooring for common area -Vetrified tiles
- Kitchen countertop - Black Granite with fascia and skirting on top SS Sink
- Dado tiles for kitchen - Glazed/satin finish ceramic tiles up-to ceiling height
- Dado tiles for toilets - Glazed/satin finish ceramic tiles up-to ceiling height
- Main door- marine plywood door with veneer / laminated safety doors
- Internal flush doors with laminate on both sides
- MS Grills for windows
- TV Point in living room and bedrooms
- Waterproof flush doors with laminate on both sides for toilets
- UPVC windows sliding doors with mosquito mesh
- Common top terrace - Antiskid ceramic tiles
- Waterproof treatment for common and private terrace, toilets

ELECTRICAL SPECIFICATIONS

- Three phase meter for each flat
- Multi strand copper ISI make wiring (Polycab/ Finolex)
- Concealed boxes and switches of make Legrand / Schnieder
- Wi-Fi provision, intercom facility, provision for inverter back-up
- Video door phone facility in living room
- Common area and passage with back-up

PLUMBING SPECIFICATIONS

- Sanitary fittings of make Hindware / Parryware / Jaquar / Duravit
- CP fittings of make Jaguar / Kervoit / Grohe with provision of geyser.
- Dry balcony with provision of power point, drainage system with antiskid tilling
- PVC / Concrete pipe and chambers with adequate size connecting to the main sewer line

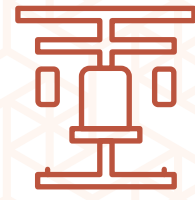


Stock Image

Top Terrace Amenities



Viewing Deck



Open Air Gymnasium



Party Lawn



Senior Citizen Sitout



Yoga & Meditation Plaza



Open Air Buffet Area



Children's Play Area



Gazebo



Outdoor Kitchen

Additional Common Amenities

- *CCTV camera in common area's*
- *Solar water heating system*
- *Solar power net metering system in common areas*
- *Generator back-up for common area. (Lift, Pump etc.)*
- *Fire-fighting system*
- *One Lift up-to top terrace*
- *Separate R.C.C. UGWT and OHWT (With automatic level controller)*
- *Rain water harvesting system*
- *Lift with back-up*
- *Grand entrance lobby*
- *Concrete paving blocks with antiskid and anti-fungal finish*
- *Common toilet in parking and top terrace area*

Raising The Tone of The Neighborhood





A Satish Kokate Venture

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