

A Project by



we accommodate life

**LANDMARK GLV
INFRAVENTURES LLP**

Promoters:

Vinod Nalamwar, Manjusha Nalamwar

Gajanan Kotawar

 **ORCHID**

 **EMERALD**
Pristine & Luxurious Lifestyle ..
PREMIUM 2 & 3 BHK TERRACE FLATS



Plot No: 58, Besides Himalay Galaxy Apt, Near University Campus, Kachimet, Amravati Road, Nagpur-23.



2BHK Flat No. 101, 201, 301 & 401

KEY PLAN
 First Floor Plan



Specification:

- Structure** : Structure will be of R.C.C Framed type as per the design of structural engineer.
- Walls** : Outer walls will be 150 mm thick in either brickwork or blocks. Internal partition walls will be of 115mm thick in brickwork.
- Flooring** : **Fully Vitrified Double charge Tiles (32X32/2'X4')** in Hall, Kitchen Bedrooms & Balconies. Concept/Designer Tiles in Washrooms
- Plastering** : Internal plastering will be in cement 1:6 whereas external plastering will be sand faced plaster
- Door** : Front door will be of **Decorated wooden/Ply door** . Internal doors will be of laminated with 1mm mica from both sides.

2BHK

Flat No. 102, 202, 302 & 402
 103, 203, 303 & 403

KEY PLAN
 Second & Fourth Floor Plan



- Window** : All windows will be of **Powder coated aluminum sliding windows with mosquito net on extra track**. M.S. grill in front of it. M.S. Ventilators will be provided in toilets Marble / Granite seals to windows.
- Toilet** : Toilet will be equipped with mixer along with 1 no. of shower in all toilets, and will be equipped with white orissa pan seat in one toilet and **European Wall hung** with health faucet & flush system in other toilets. One hand wash basin of appropriate size will be provided in the master bedroom toilet & another wash basin in common area. Designer tiles in toilets.
- Bath Fittings** : **Jaquar/Cera/Reputed make Bath Fittings.**
- Kitchen** : **Modular Kitchen** of appropriate size with raised cooking platform will be of Granite top with steel sink of suitable size and provision for **dry working platform**. Concept/Designer tiles will be provided over it up to a height of 4 feet. There will be 2 nos. sink taps in the sink and 1 No.tap for water purifier. Another tap will be provided at washing area for washing machine and utensil cleaning.



Electrification : Sufficient light & plug points will be provided in each room with concealed wiring and **1 power point for AC in all bedrooms**. All rooms will be provided with Modular switches of good quality. **Inverter wiring** in all rooms, two way switches for light & fan in all bedrooms. **1 USB mobile** charging point in all bedrooms.

Painting : All rooms will be painted in **Asian/ Dulux / Jotun plastic paint** with water proof two coat of putty. External painting will be in **waterproof paint** in suitable colour and shades in 2 coats with base of one coat of Primer.

Water Supply : Through borewell or well & corporation water sump.

LIFT : 8 passengers lift of Johnson /Kone /Reputed make.

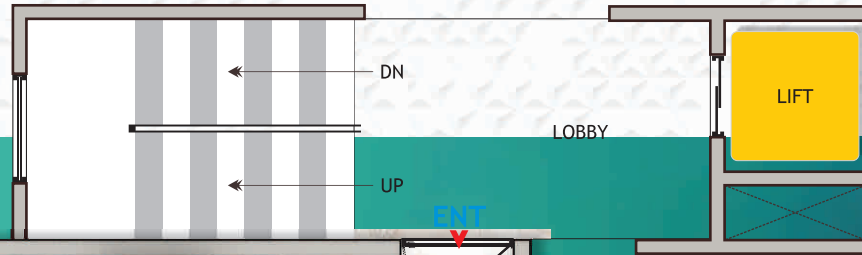
Parking : **Allotted Parking** & ground floor Compound wall shall be provided. All the materials will be of standard quality. Any extra work/ Material, if demanded, shall be payable in advance separately.

Note : **M.S.E.B. substation network & meter charges, Water Connection charges, Society maintenance deposit, Registration fees, Stamp duty shall be borne by the purchaser. GST AND ANY OTHER TAXES AS APPLICABLE will be charged extra.**



3BHK

Flat No 106, 206, 306 & 406
 105, 205, 305 & 405



KEY PLAN
 Third Floor Plan



Special Features

- Intercom Facility for Every Flat.
- CC Tv Cameras at every floor Lobby & Parking
- Video Door Phone Security for Main Door.
- Solar Hot Water for One Bathroom.

Our successfully completed projects



Location:

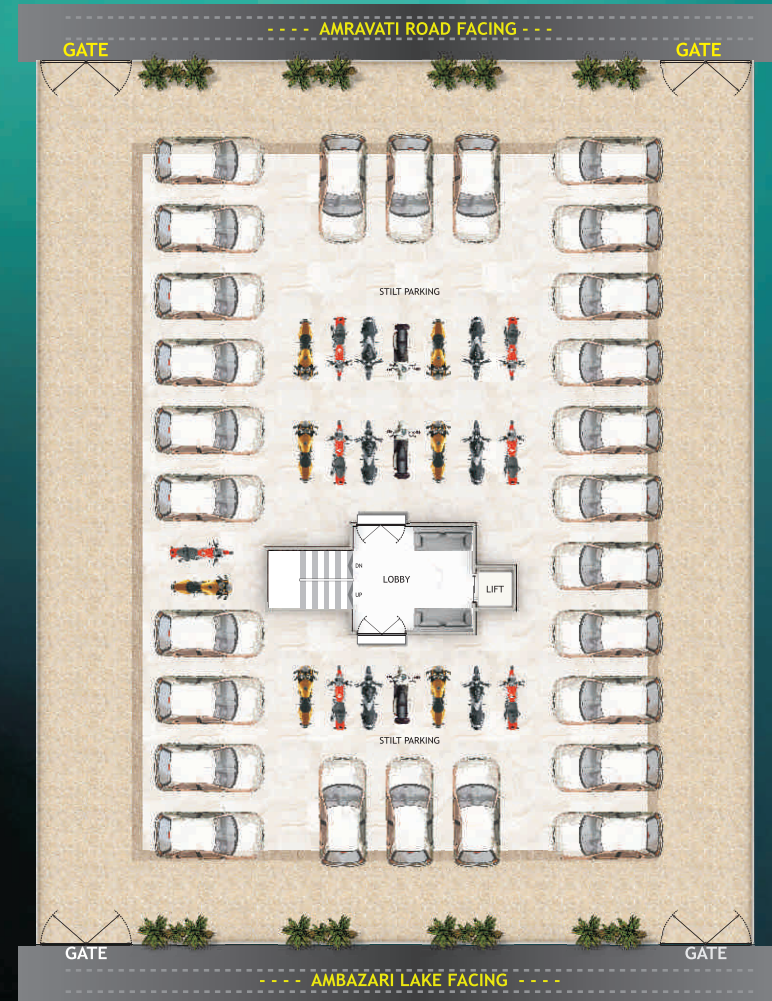


Architecture & Planning Consultant
KMK Associates

Structural Consultant
Ashish Soni

Legal Advisor
Adv. Shashikant Toal & Associates.

Ground Floor Plan



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