

PS Srijan  
**OZONE**  
city outside, resort inside!



## **AMENITIES**

- **LARGE CLUB HOUSE** including:
  - AC Community Hall with lawn
  - AC Indoor Games Room having TT, Carom, Board Games and Pool Table
  - Party Roof with some Covered Area for Pantry & Toilet with Clubs
  - Cafeteria in Club
  - Well equipped AC Gymnasium
  - Swimming Pool with Jacuzzi and Kid's pool
  - Massage Room, Steam Bath
  - AC Home Theatre
  - Indoor Toddlers Zone
  
- **Landscaped Garden with Adda Zone**
- **Multipurpose Play Court with Amphitheatre Type Sitting**
- **Large Natural Water Body with Wooden Walkway all around the Water Body**
- **Yoga & Meditation Pavilion Facing Pond**
- **Outdoor Children's Play Area**
- **Separate Senior Citizen Area**
- **Common Multipurpose Roof in Each Block**
- **Most Modern Fire Fighting System**
- **Common Toilet in each Floor**
- **Central Garbage Collection System**
- **Provision for Split AC System including drainage pipe, wiring & AC ledge to be provided by builder for ready installation of Split AC**

➤ **24 Hours High End Smart Security Systems are in Place to ensure Safety of your loved ones, key features are:-**

- *Boom Barrier installed on the main gate for Smart Entry in the Complex with Smart Card kept in your Car*
- *State of Art IP Video Phone System to Control Unwanted Entry to the Block*
- *Smart CCTV connected to Video Phone within the Flat which will also allow you to do Personal Conversation while watching him/her in CCTV Camera*

➤ **OTHER FACILITIES:**

- *Visitors Car Parking*
- *24 Hours Power Backup*
- *24 Hours Filtered Water Supply*
- *Facility Management Service office with storage area*
- *STP Plant*
- *Rain Water Harvesting System*
- *Common Washing Machine on Roof*
- *Cable Line*
- *Intercom Facility*
- *Solar Street Lights in Common Area*

## SPECIFICATIONS

- RCC Framed Structure
- **Doors:-**
  - Decorative Main Door
  - **Other Doors-** Flush doors with Unfinished Teak Ply pasted on both sides.
- **Windows:-** Anodized/Powder Coated Aluminum with clear glazing.
- **Flooring:-**
  - Large Vitrified Tiles Flooring in Living & Dining Area
  - **Bedrooms-** Vitrified Tiles Flooring of 2 x 2 ft
- **Electricals:-** Concealed Copper Wiring with modular switches of reputed make. Provision for telephone, television points.
- **Kitchen:-**
  - **Flooring-** Anti Skid Vitrified Tiles
  - **Electrical-** Concealed Copper Wiring with modular switches of reputed make.
  - **Counter-** Granite Slab with a stainless steel sink with drain board, Wall tiles up to 2 ft height on all around wall over granite counter.
  - Water Filter Point. Geyser Points. Exhaust Fan Point. Chimney Point
  - Provision for Outlets for Exhaust Fan and Chimney.

➤ **Toilet:-**

- **Flooring-** Anti Skid Vitrified Tiles.
- Granite Basin Counter in master bedroom only.
- **Wall-** Dado in ceramic tiles up to door height.
  
- Sanitary ware of Hind ware / Parry ware or equivalent brand.
- Sleek C P Fittings from Jaquar or equivalent make, single lever fitting and hanging commode with concealed cistern.
- Glass Partition in Master Toilet.
- Electrical- Concealed Copper Wiring with modular switches of reputed make, provision for light, geyser and exhaust points.

➤ **Internal Walls:-** Putty Finish.

➤ **Lifts:-** Automatic High Speed two elevators from OTIS or equivalent make and one service elevator in each block.

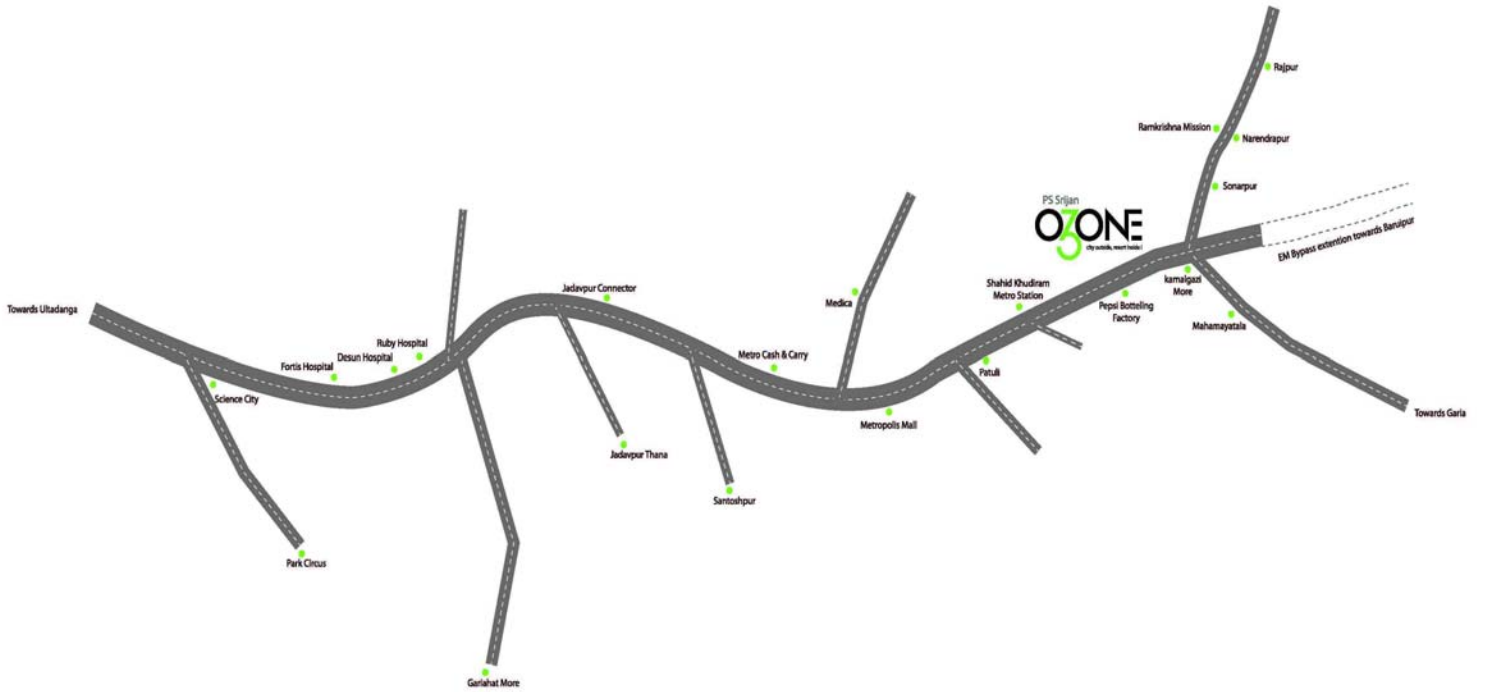
➤ **Outdoor Finish:-** Partly Claded in Stone looks and balance in Textured / Acrylic Paint.

Door Handles, Locks and Hinges of Reputed Make.

IP PBX Video Phones.



## LOCATION

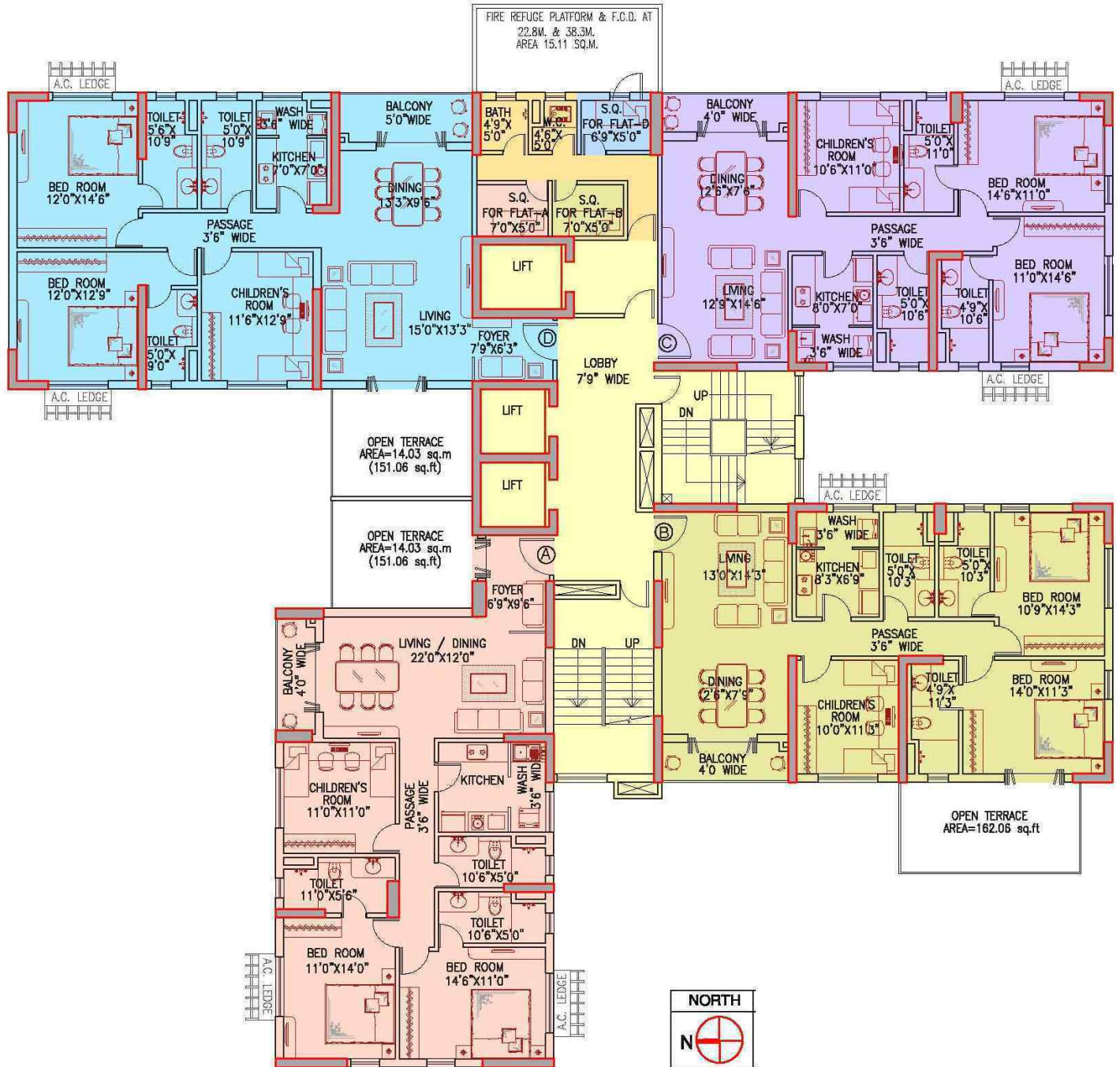


**TYPE & AREA**

**Master Plan**

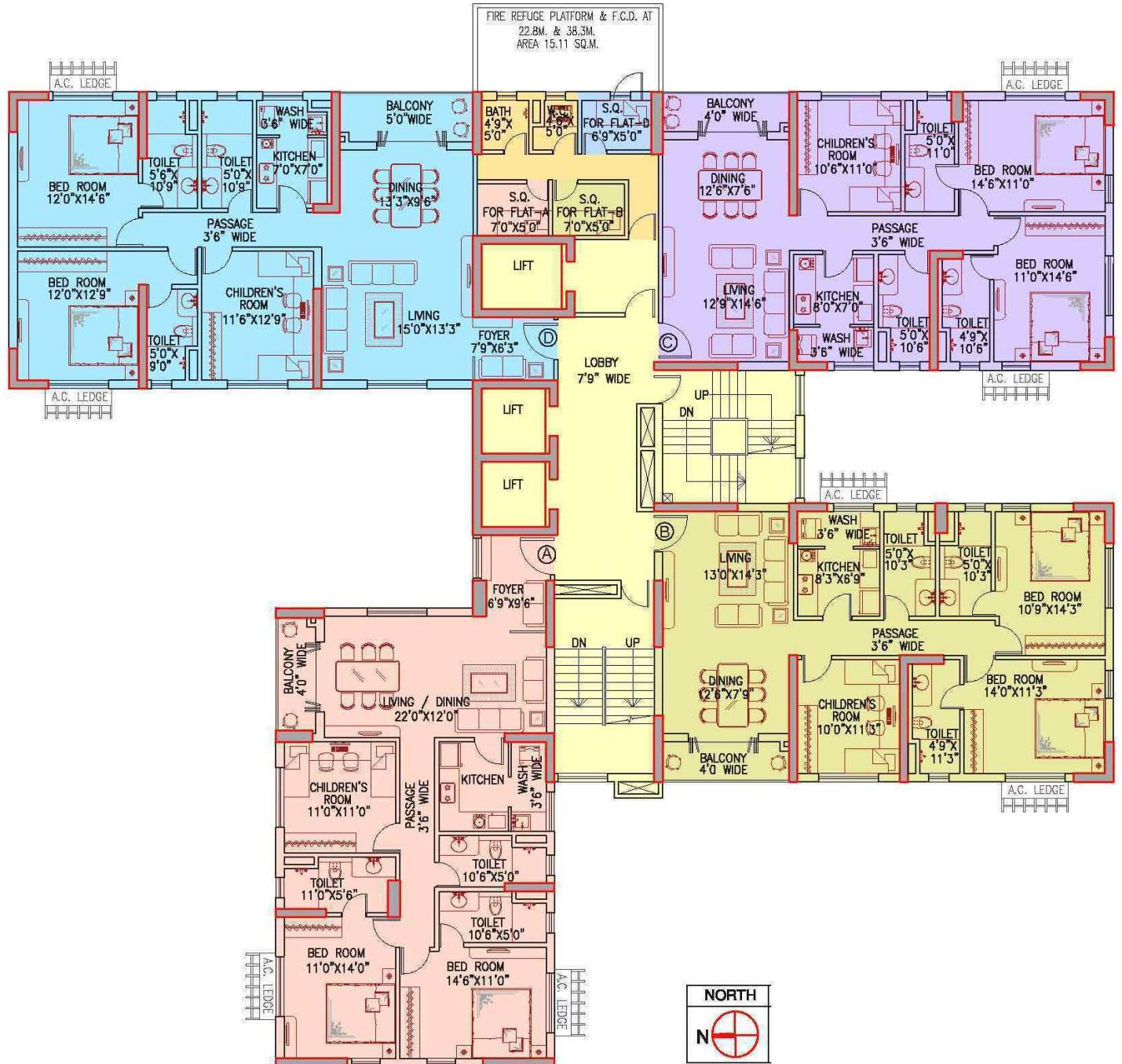


**Block- 5  
1st Floor Plan**

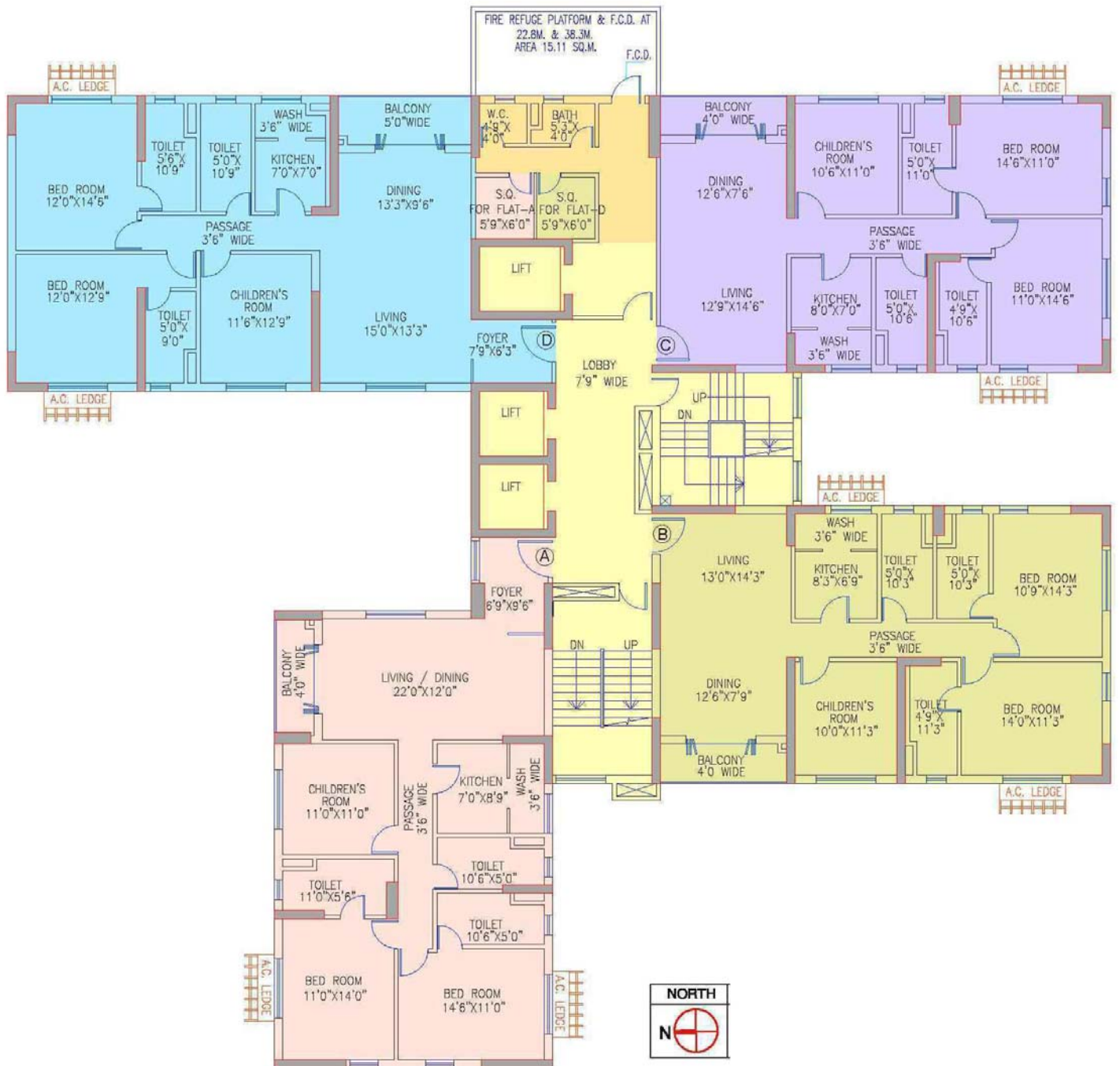




**Typical Floor Plan- Block- 5  
2nd to 15th Floor Plan**

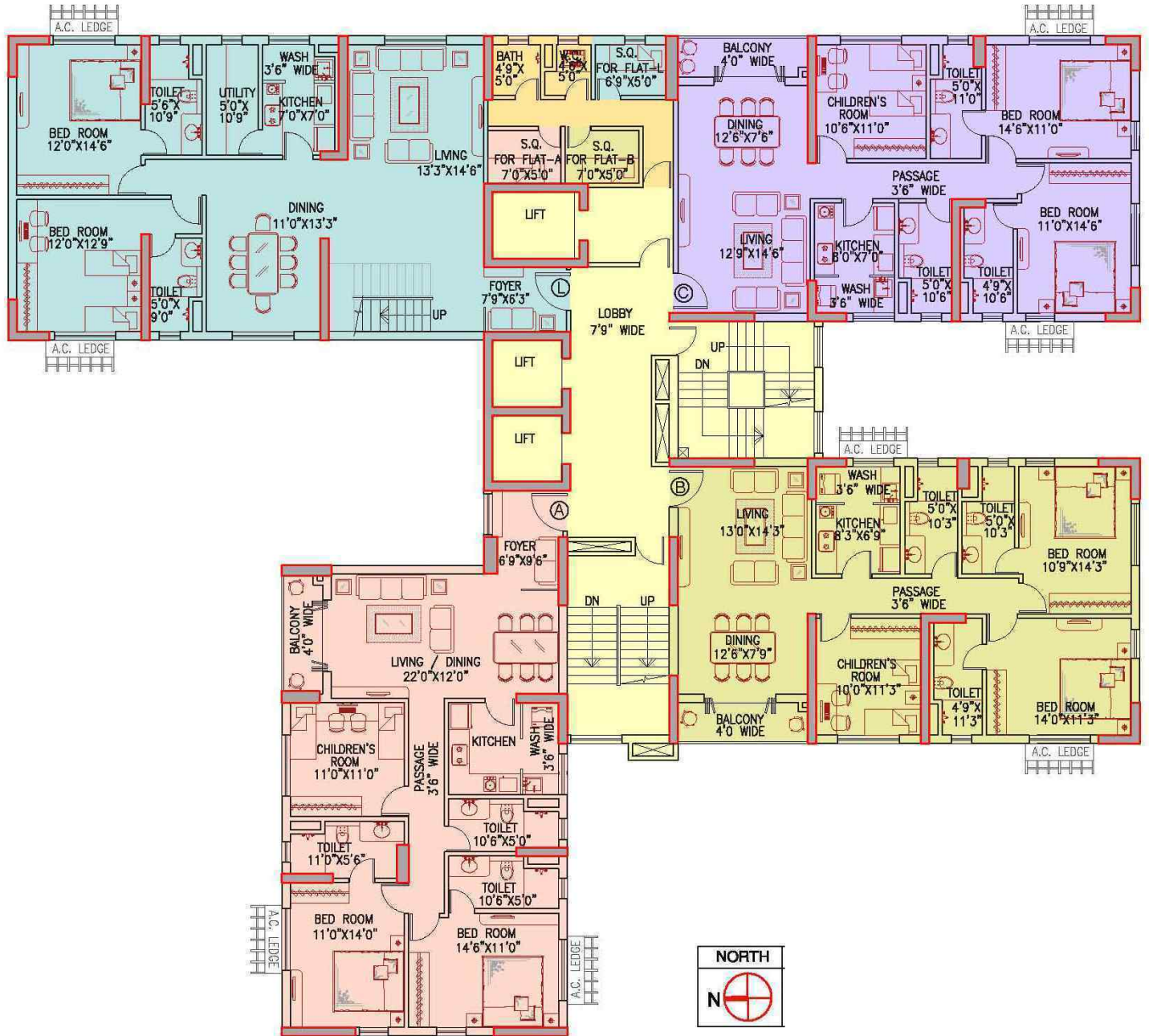


**Block- 5  
7th & 12th Floor Plan**





**Block-5  
16th Floor Plan**

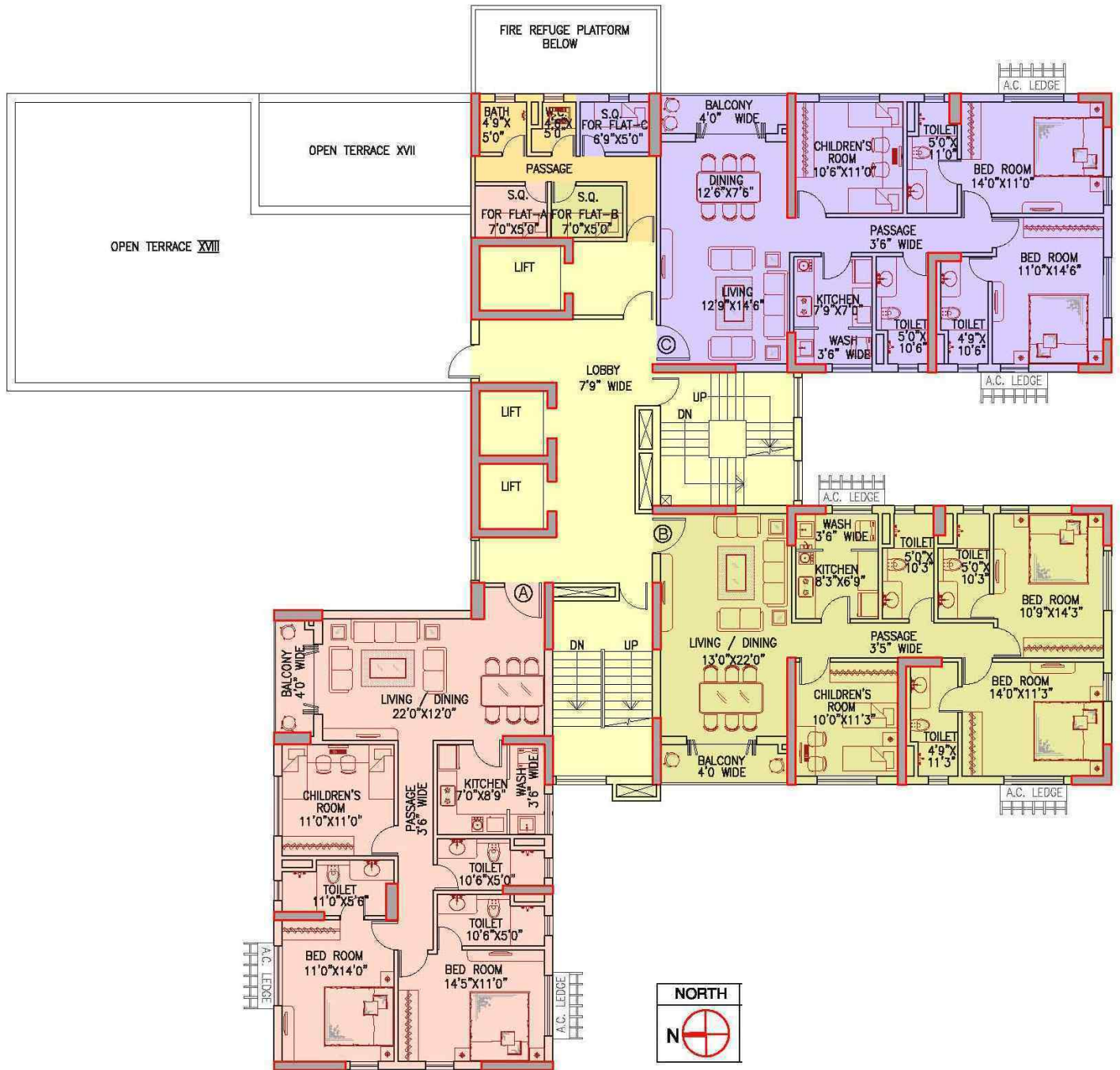


**Block- 5  
17th Floor Plan**

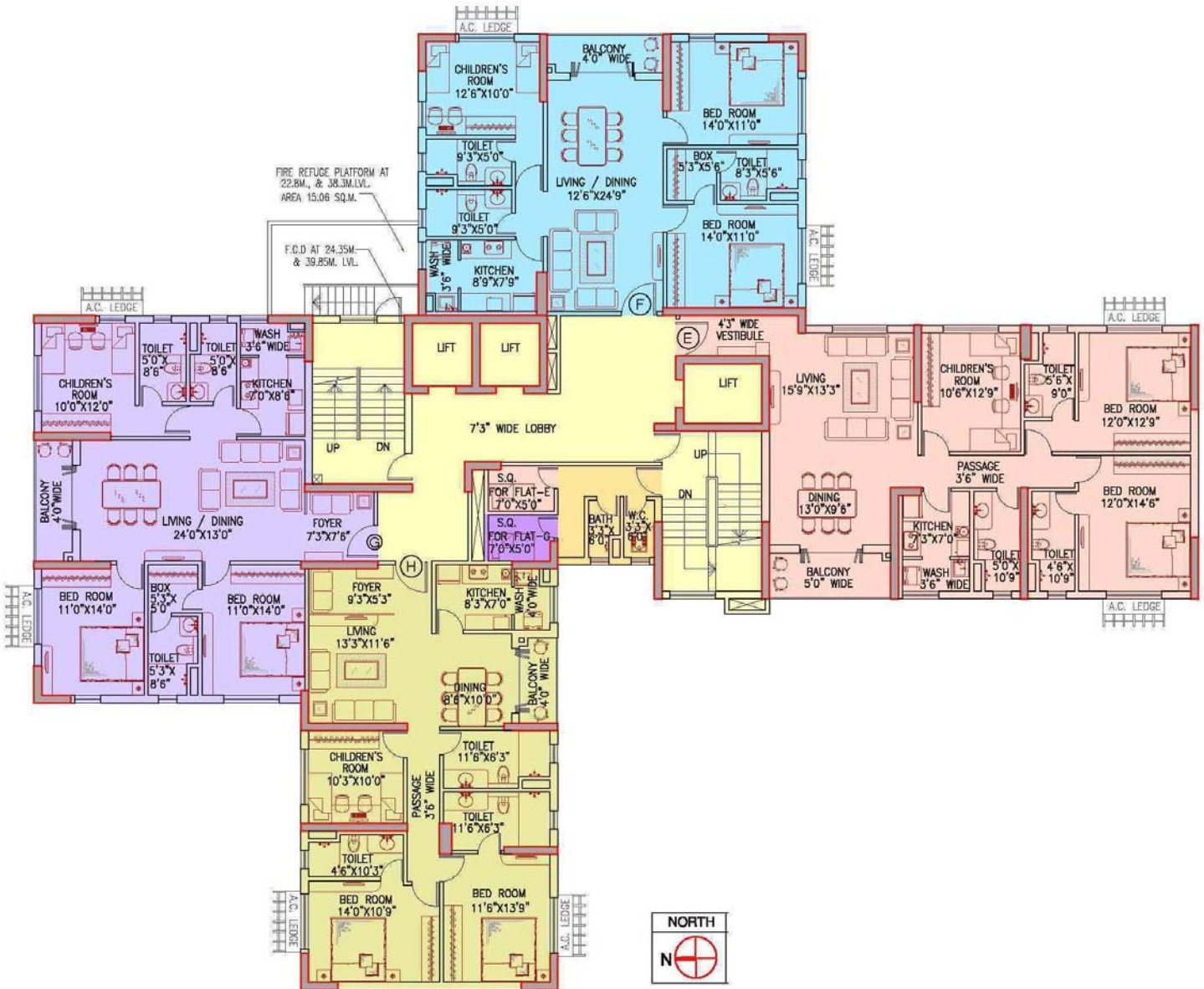




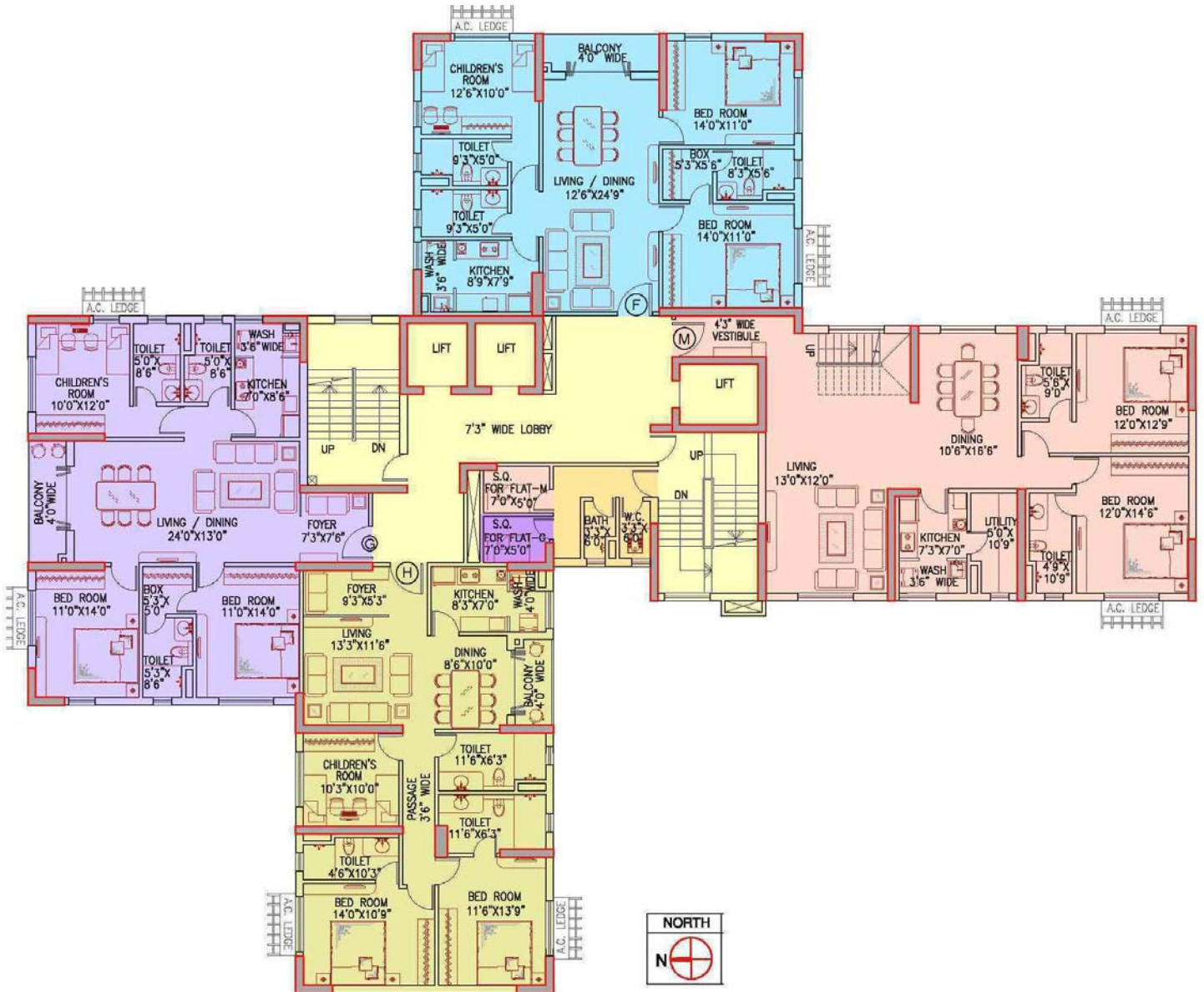
**Block- 5  
18th Floor Plan**



**Typical Floor Plan- Block- 6  
1st to 15th Floor Plan**



**Block- 6  
16th Floor Plan**



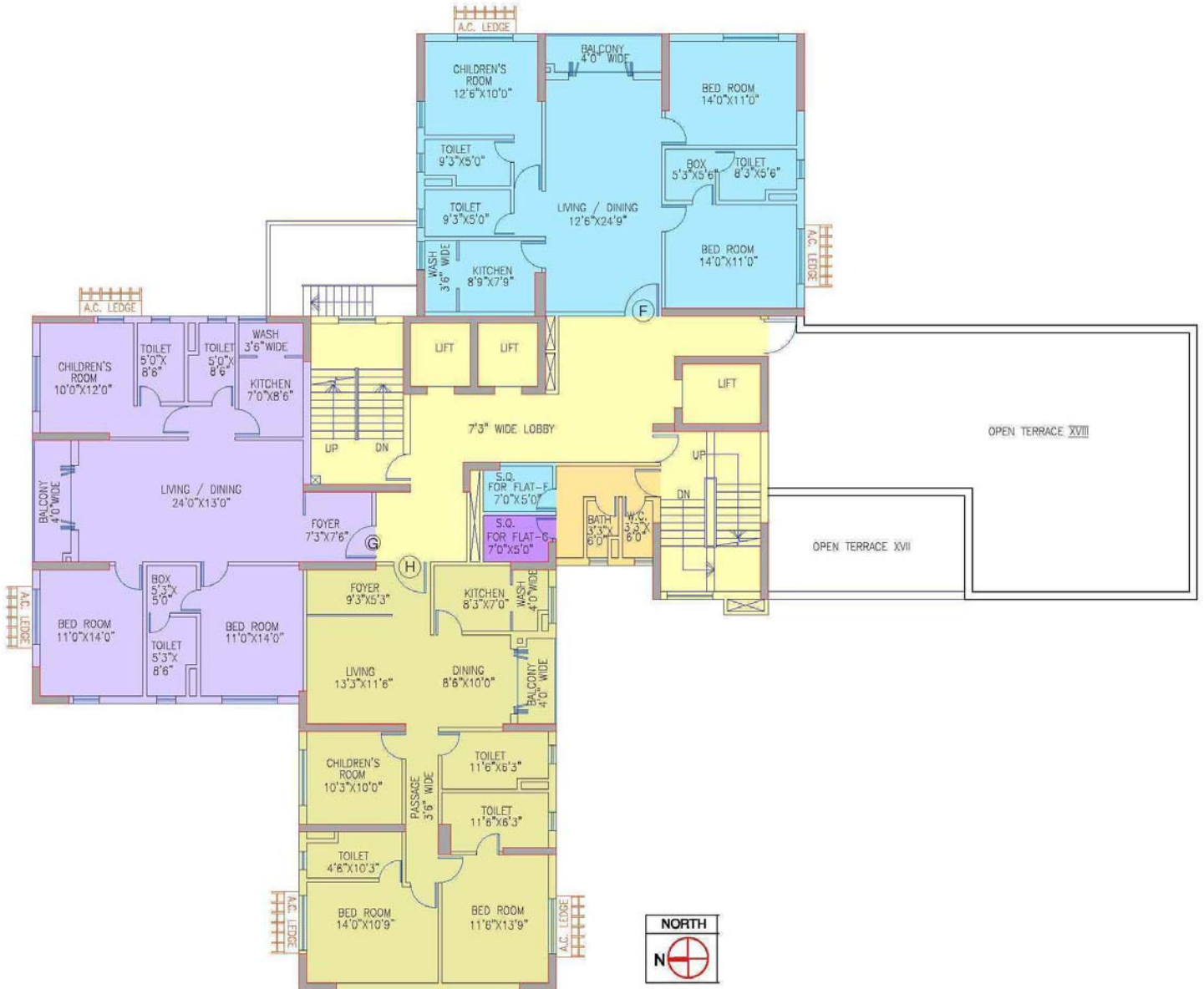


**Block- 6**  
**17th Floor Plan**





**Block- 6  
18th Floor Plan**



**DEVELOPER**



**PS Group**

**ARCHITECT**

**Agrawal & Agrawal**