

RELIANCE CEIL AZURE

Premier Luxury Apartments at Bashundhara



PROJECT PROFILE

Project Name

Reliance Ceil Azure

Location

Plot: 102, Road 6, Block "D"

Bashundhara R/A, Dhaka.

Land Area

05 Katha

Storied

7 (Seven) South Facing

Number of Flat

12 (Twelve)

Number of Parking

11 (Eleven)

Apartment Size

Type A - 1350 Sft

Type B - 1350 Sft

Type C - 2700 Sft

Handover

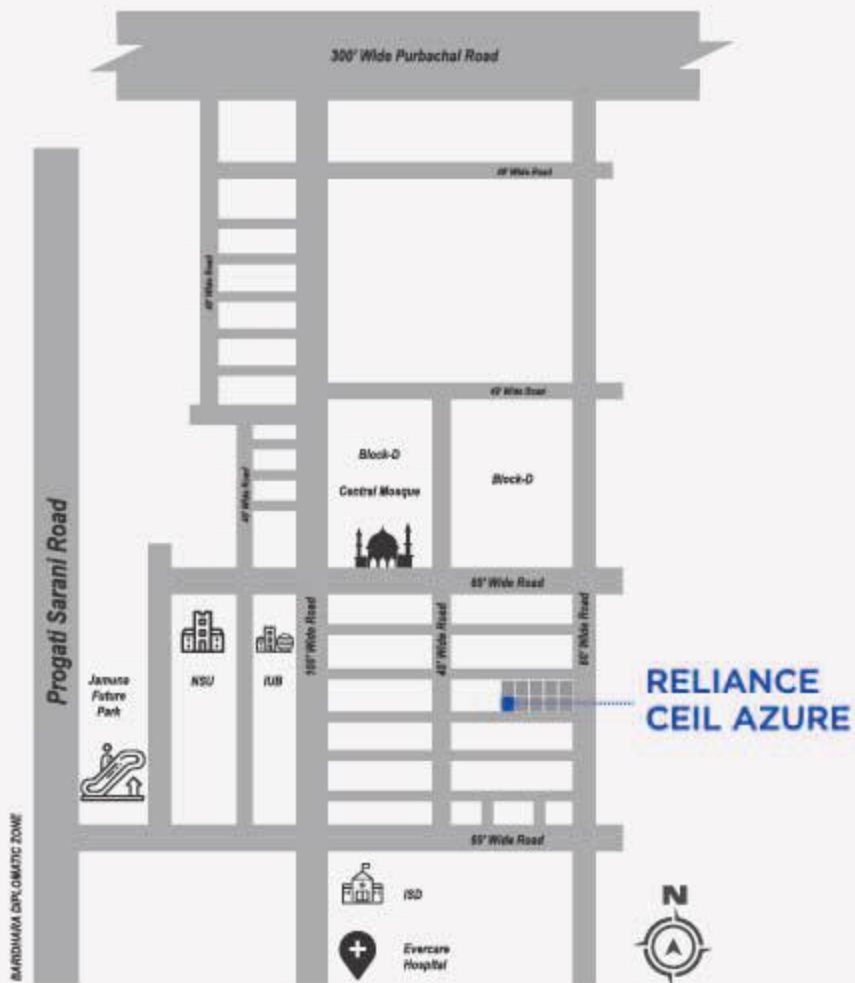
December 2023

Status

On Going



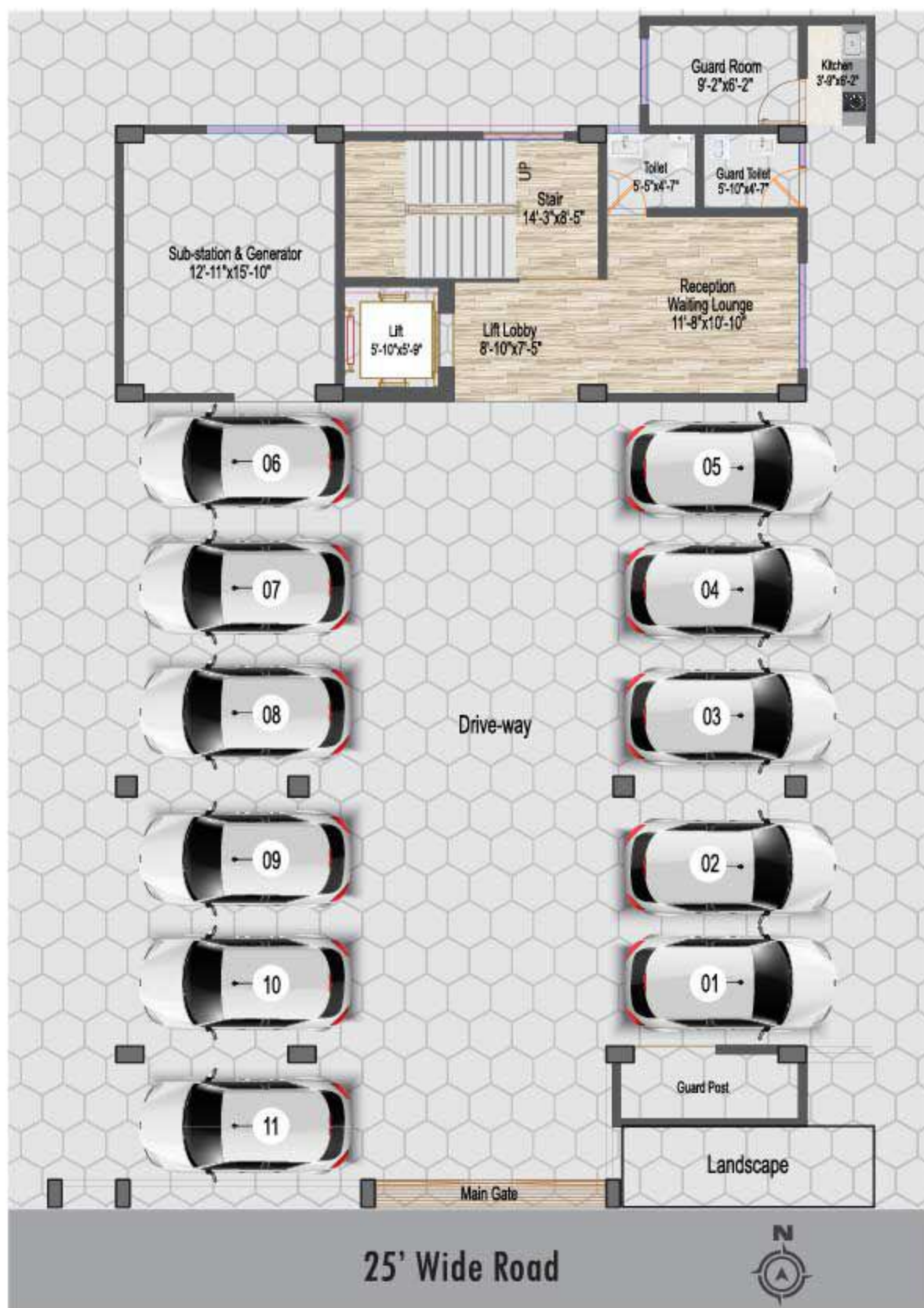
LOCATION MAP





RE
HAZ

GROUND FLOOR PLAN

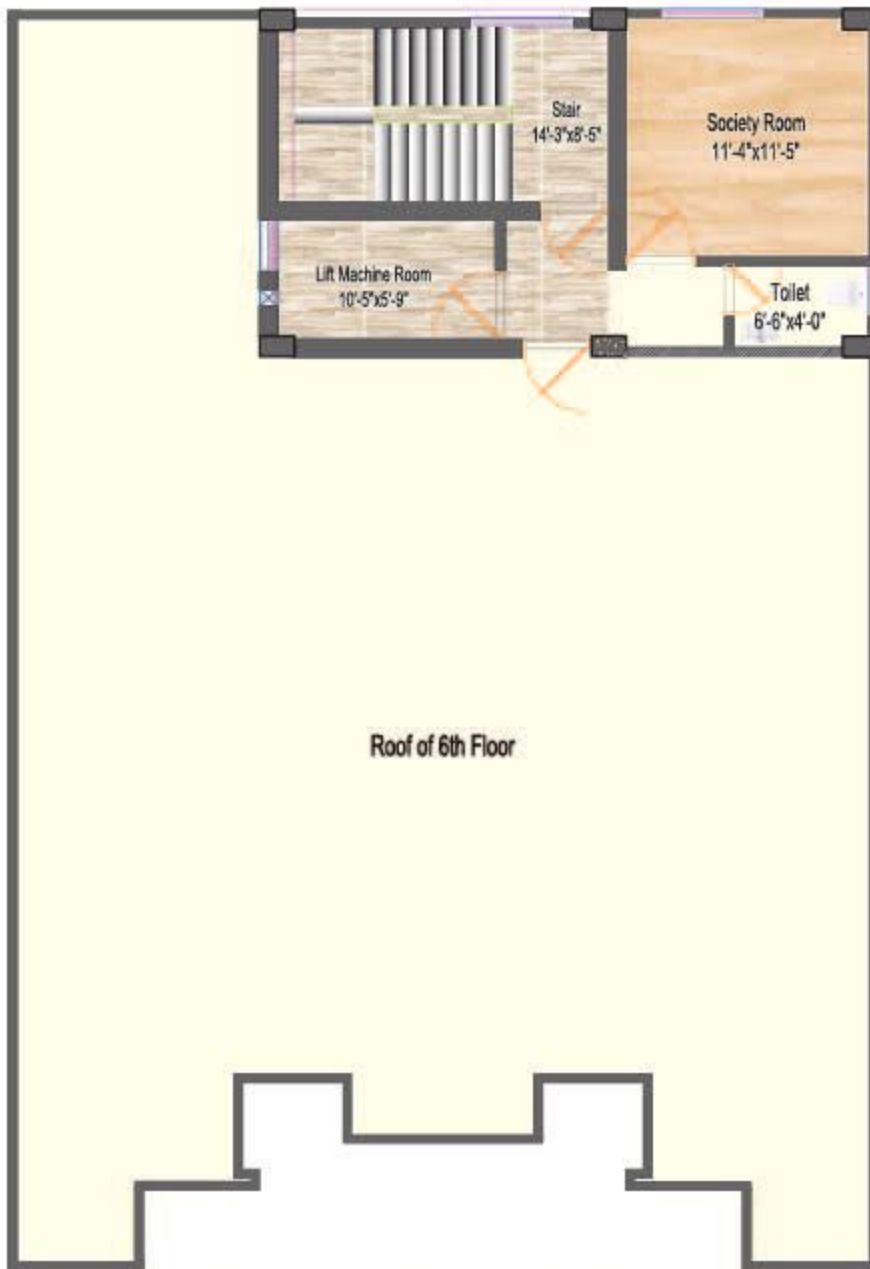


TYPICAL FLOOR PLAN FOR TYPE-C



25' Wide Road

ROOF PLAN



SPECIFICATION

Main Entry of the Project :

- Secured decorative gate with necessary fixtures & fittings as per design. (Sample Approved by Developer)
- Project name & logo on Alco bond with Light.
- Spacious internal driveway.
- Security guard room.

Reception Area :

- Reception desk with marble 24"x24" size mirror polish Chinese floor tiles in the reception area.
- Toilet for Visitors and Kitchen for Building staff.

Lift :

- Sigma (Former LG) Manufactured in China or equivalent. (8 Person)
- Adequate lighting
- Fast, reliable and stop over in each apartment floor.

Lift Lobbies & Staircases :

- Suitable hand rail in stair. Made of S.S. Pipe.
- Spacious lift lobby in each floor.
- 24"x24" Homogeneous floor tiles in all lobbies (RAK /MIR or Equivalent).
- Stair tiles in all staircases landing (RAK/ MIR / CBC/ Sun power or Equivalent, Homogeneous tiles (12"x12").

Apartment Layouts :

- Will be maximizing advantages, especially in relation to the daylight, air passage and outside view.
- Privacy will be emphasized in designing the layout so that the master and second bedrooms are located away from the guest bedroom and main entertainment area.

Generator :

- International standard Generator to run lift, water pumps & emergency light in apartment, stair & parking, 45 KVA with Perkins engine of UK / Cummins engine of USA
- Adequate lighting
- WiFi System.

Provision for cable TV and Telephone Connection:

- Provision for connection of satellite dish Line in Master Bedroom, 2nd Bed room & Living Room.
- Provision for telephone connection in Master Bed, living and dining room.
- Provision for CAT6/FTTX network connection from Ground floor reception to Dining/Living Room and Master Bed only.
- Intercom System.

Water Pumps :

- European origin pump 1(One) Pedrollo or equivalent as per requirement.

Roof Top :

- Protective parapet wall.
- Cloth Drying Stand.

APARTMENT INTERIOR

Main Doors :

- Solid Decorative Main Entrance Door shutter as per fixed design by developer made of Ctg teak and 11"x2½" wide Chowkat made of teak Chamble (As per approved developer)
 - (a) Door Chain
 - (b) Check Viewer.
 - (c) Apartment Number in Acrylic owner's name plate
 - (d) Safety Lock.
- Internal doors are of strong and durable Teak Chamble veneer flush door shutters with good quality polish.
- All Internal Door Chowkat are made of Teak Chamble. Size 6"x2½"
- All the bath room doors are made of good quality water proof flush door

Windows :

- 4" wide "Sliding aluminums Silver Color, (Chung Hua / Altech). Windows 5 mm Clear glass as per architectural design of the building.
- Safety grills in all windows made by half Inch solid square bar.
- Provision for mosquito protection net installation.
- All Verandah railing will be MS bar as per drawing

Walls :

- Good quality 1st Class Bricks to be used for all walls.
- Smooth plastered finish wall.
- Both the exterior and internal wall will be of 5" thickness.

Floor & Verandah :

- Chinese or Bangladeshi off white mirror polish (24"x24") tiles in all room & verandah floor except toilet, kitchen. (Sample Approved by Developer)

Painting & Polishing :

- Plastic Paint in all internal walls and ceilings color Offwhite Brilliant White (Elite / Aqua / Berger).
- Exterior wall will be weather coat paint (Berger/Elite/Aqua or Equivalent). (Color Approved by Developer)

SPECIFICATION

Electrical :

- MK Gang type electrical switches, plug points and other fittings (Brand eg from Energy Pac) or Equivalent.
- All power outlets with (earthling) connection.
- Provision for air-conditioners plug in master bedroom, 2nd bedroom & Living room.

Bath Rooms :

- Good quality glazed ceramic wall tiles (10"x13") without decor & border in all bathrooms (RAK, Mir or Equivalent).
- Essentially correct uniform floor slope towards water outlet.
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- Homogenous floor tiles (12"x12") in all bathrooms (RAK /CBC / Mir / Sun power or Equivalent). (Sample Approved by Developer)
- Standard size mirror. 18"x24"
- Basin mixture, sink mixture, bib cock, bath mixture, moving shower Sattar / sharif. Engle stop cock will be (China).
- Good quality SS soap case, towel rail, tissue paper holder etc. (Local made)
- Good quality stand basin with commode RAK (Karalla Model) or Equivalent in all bath room except servant bath.
- Concealed hot and cold water lines in master bath & 2nd bath.

Kitchen :

- Impressively designed platform green Marble worktop limited space
- Provision 1 (One) point of gas outlet.
- Matching Homogeneous floor tiles (12"x12") (RAK / Mirror or Equivalent)
- Hot & Cold Water Line.
- One single bowel stainless counter-top steel sinks. (RFL / HATIL)
- Electric points for mixture, micro-wave oven etc.

Utility Lines :

- Electricity supply will be of individual apartment-wise meter and main connection will be DESCO.(Subject to connection from Govt.)
- Water supply and sewerage will have common meter connection for the project (Subject to Connection from WASA)
- GAS supply will be of individual apartment-wise double burner connection. (Subject to connection from TITAS)

GENERAL AMENITIES OF THE COMPLEX :

- Car parking area is covered & protected ground floor with R.C.C. floor paved with pavement tiles and spacious drive ways. (Sample Approved by Developer)
- Electricity supply from DESCO
- Sufficient Water supply connection from WASA, as per total calculated consumption.
- Underground water reservoir with one Main Lifting Pump.
- Gas pipeline connection from TITAS.
- Fire Extinguisher on ground floor. (2 Nos)

STRUCTURAL AND GENERAL ENGINEERING FEATURES :

- Structure Designed to Withstanding Earthquakes and cyclonic wind of prevalent intensity according to Bangladesh National Building Code (BNBC).
- Total foundation and superstructure design and supervision by a team of reputed and professional structural design engineers experienced not less than 10 (ten) years.
- Structural design parameters based on American Concrete Institute (ACI) and American standards of testing materials (ASTM) codes.
- Structural analysis & design using the latest computerized methodology.
- Heavy reinforced cement concrete foundation with piles & piles caps.
- Systematic structural combination of steel reinforced concrete frame.
- Floor slabs & beams with all solid reinforced cement concrete.
- Sub-soil investigation and soil composition comprehensively analyzed.
- Comprehensive checking and testing of all steel reinforcement by professional design and supervising engineers.
- Direct supervision at every stage of construction by a team of experienced and qualified civil engineers to ensure highest quality of workmanship.
- Necessary construction equipments and tools will be made available at site to ensure better quality of works and also for customer inspections.

Building Construction materials will be used as follows :

- Cement : Lafarge/Bashundhar/Sseven Ring
- Steel : 72-grade M.S. Rod manufactured by BSRM / AKS / KSRM
- Stone Chips : Bholagonj, Sylhet
- Bricks : Standard Brick: Good quality available 1st class bricks.
- Coarse Sand: Sunamgonj, Sylhet
- If any additional work do by Client must be paid by additional cost in favour of Company.

MEMBER  **REHAB**



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