

## Schedule of Specifications

ANNEXURE "D"

April 2023

### "Park Lane"

#### Foundation & Structure:

- To be built in strict accordance with the Municipal building regulations and the N.H.B.R.C.

#### Walls:

- Plastered and painted
- Walls to be painted in acrylic P.V.A.

#### Joinery:

- Timber Doors externally
- Internal doors – hollow core – to be painted
- Steel door jambs – internally
- Aluminium Windows
- Aluminium sliding door

#### Light Fittings:

- Pendant / Ceiling: 1 to each room

#### Floors:

- Standard tiles chosen by developer
- Tiles to Kitchen & Bathroom floors
- Splash back tiling on walls where necessary – i.e. above sink, basin & shower
- Living, Lounge & Bedrooms to be to be confirmed

#### Bedrooms:

- Built-in cupboards in white Melamine

#### Bathrooms:

- Shower with mixers (Developers discretion)
- Basins with taps
- Toilets

#### Kitchens:

- Single stainless steel bowl in sink unit
- Splash back tiling above kitchen sink
- Oven & Hob
- Top built-in cupboards

#### Roofs:

- Clip lock sheeting

#### Other:

- 1 x 100 Litre 400kpa H.W.C

#### Included:

- Curtain rails to Bedrooms, lounge & kitchen
- Shower doors
- Bathroom accessories
  - a) Toilet roll holder
  - b) Towel rail
  - c) Shower soap dish in shower

#### General:

- Internal locks to be 2-lever Mortice locks
- External locks to be 3-lever Mortice locks
- 1 x key to each door
- 1 x parking bay to each apartment

#### Variations:

- To the discretion of the developer

#### Developers Note:

The Seller/Developer shall in his sole discretion be entitled to substitute items of a similar standard and quality for any specified item referred to in the Schedule of Specifications and the Agreement of Sale as a whole.