

SCHEDULE OF QUANTITIES					
SPECIFICATIONS OF WORKS FOR INTERNAL RENOVATION OF 24 FLATS AT CHANDRA LAYOUT, NAGARBHAVI, BENGALURU					
S.No	DESCRIPTION OF ITEM	QTY	UNIT	RATE in Rs	AMOUNT in Rs
	<u>INTERIOR FURNISHING WORKS</u>				
I	BEDROOMS				
1	WARDROBE UNIT - MASTER BEDROOM				
	<p>Refer : Drawing #1</p> <p>Providing, fabricating and fixing box type wardrobe of 7'0" height and 2'0" depth. The verticals, horizontals, shutters and skirting shall be provided with 19mm thick BWR grade plywood and fixed as per drawing. The rear side of wardrobe to be provided with 9mm thick approved make BWR grade plywood. There shall be a skirting of height 100mm.</p> <p>All the exposed plywood surfaces like shutters, shelves, verticals, horizontals & support structures to be finished with a combination of 1mm thick satin finish laminate and 1.5mm thick acrylic sheet as per drawing. The inner surfaces shall be provided with wood grain finish liner laminates of thickness not less than 0.7mm of approved shade & approved makes.</p> <p>The shutters to be provided with SS soft closing hinges of approved makes and long edge profile handles (Model:EBCO EPH1) at the edges and wardrobe locks (Godrej Curvo 25mm or equivalent) along with SS tower bolts. All the exposed edges of plywood shall be provided with approved make 2mm thick PVC edge banding of matching shade. There shall be 3 Nos of drawers of 125mm depth with the same framework and specifications, provided with SS soft close telescopic channels and drawer lock. Approved make adhesive should be used.</p> <p>All lamination and edge banding works shall be fixed by factory pressing Cloth Rail Fitting : Aluminium Wardrobe Rail (Ebco WRF-RA1 or equivalent to be provided with brackets, centre rail support etc to facilitate cloth hangers.</p> <p>The entire unit should be fitted/bolted to wall with 3" long GI screw/bolts. Payment will be made on the elevation area (L X H) measurements.</p>	49	Sft		
2	WARDROBE UNIT - GUEST BEDROOM				
	<p>Refer : Drawing #2</p> <p>Providing, fabricating and fixing box type wardrobe of 7'0" height and 2'0" depth. The verticals, horizontals, shutters and skirting shall be provided with 19mm thick BWR grade plywood and fixed as per drawing. The rear side of wardrobe to be provided with 9mm thick approved make BWR grade plywood. There shall be a skirting of height 100mm.</p> <p>All the exposed plywood surfaces like shutters, shelves, verticals, horizontals & support structures to be finished with a combination of 1mm thick satin finish laminate and 1.5mm thick acrylic sheet as per drawing. The inner surfaces shall be provided with wood grain finish liner laminates of thickness not less than 0.7mm of approved shade & approved makes.</p> <p>The shutters to be provided with SS soft closing cup hinges of approved makes and long edge profile handles (Model:EBCO EPH1) at the edges and wardrobe locks (Godrej Curvo 25mm or equivalent) along with SS tower bolts. All the exposed edges of plywood shall be provided with approved make matching colour 2mm thick PVC edge banding of matching shade. There shall be 4 Nos of drawers of 125mm depth with the same framework and specifications, provided with telescopic channels. Approved make adhesive should be used. All lamination and edge banding works shall be fixed by factory pressing</p> <p>Cloth Rail Fitting : Aluminium Wardrobe Rail (Ebco WRF-RA1 or equivalent to be provided with brackets, centre rail support etc to facilitate cloth hangers.</p> <p>The entire unit should be fitted/bolted to wall with 3" long GI screw/bolts. Payment will be made on the elevation area (L X H) measurements.</p>	57	Sft		

3	LOFT COVERING IN BEDROOM				
	<p>Providing and fixing overhead loft storage units above the wardrobe units in bedrooms. The items includes allround 3" frame work around and vertically for every 4' of part therof using 19mm thick BWR grade plywood and shutters made of 19mm thick BWR grade plywood with suitable hardwares. The shutters to be provdied with soft closing cup lock hinges of approved makes and recessed G profile stainless steel matt finished handles at the bottom edge. All the exposed outer surfaces should be provided with a combination of 1mm thick satin finish laminate and 1.5mm thick acrylic sheet as per drawing and all the internal surfaces to be provided with 0.7mm thick satin finish laminate (white colour). All the exposed edges of plywood shall be provided with approved make matching colour 2mm thick PVC edge banding. Approved make adhesive should be used. All lamination and edge banding works shall be fixed by factory pressing Payment will be made on the elevation area (L X H) measurement including the framework.</p>	45	Sft		
4	DRESSING UNIT - BEDROOMS				
	<p>Providing and fixing Dressing Unit of following specifications : (Ref Drawing #3) <u>Dressing Cabinet</u> : Providing, fabricating and fixing box type cabinet of 8" depth. The verticals, horizontals, shelves, shutters and skirting shall be provided with 19mm thick BWR grade plywood and fixed as per drawing. The rear side of wardrobe to be provided with 9mm thick approved make BWR grade plywood. The shutters shall be fixed with SS soft closing cup hinges and provided with 1 No of knob type handle. All the outer exposed plywood surfaces like shutters, shelves, verticals, horizontals & support structures to be finished with 1mm thick satin finish laminate and the inner surfaces/shelves shall be provided with wood grain finish liner laminates of thickness not less than 0.7mm of approved shade & approved makes. <u>Bottom Storage Unit</u> :Using 19mm thick BWR grade plywood as per design with a depth of 24". Consists of 1 No of drawer provdied with soft closing telescopic channels. Outer/exposed sides to be provided with 1mm thick satin finish lamination and the inner surfaces to be finished with 0.7mm thick lamination of approved wood grain shade. All exposed edges of the units to be provided with PVC edge banding of 2mm thickness and matching colour. All lamination and edge banding works shall be fixed by factory pressing <u>Mirror</u> :5mm thick mirror shall be provided and fixed on the shutter, with polished edges as per drawing fixed with SS studs. Any variation in overall size shall be paid on proportionate basis, with elevation area as the parameter.</p>	28	Sft		
5	WORKSTATION IN BEDROOM				
	<p>Providing and fixing workstation counter at height of 30" with working top width of 24". The working top shall be provided with 25mm thick BWR grade plywood and vertical supports shall be provided with 19mm thick BWR plywood. The exposed faces shall be covered with 1 mm thick satin finish lamination of approved shade and inner surfaces shall be provided with 0.7mm thick satin finish lamination of matching shade. All the exposed edges shall be provided with 2mm thick PVC edge banding fixwd with EV hotmelt glue. Each workstation shall be provided with a three drawer unit of width 15" X 25" fixed in around boxing with top, side vertical, intermediate supports of the table as common side & top. The table & draws shall be made by all by using 19mm thick BWR grade plywood except for the draw bottom which shall be with 6mm MR grade commercual ply wood. The draw shall be fixed with telescopic channels for easy push and pull. Drawers shall be provided with tapered top edges for handle less operation.</p>	1	No		

II	KITCHEN				
1	KITCHEN UNDER COUNTER CABINET				
	<p>Providing and fixing kitchen cabinet as per design. (Ref Sketch #4)</p> <p>Carcass consisting of verticals, horizontal shelves and shutters as per design made of 19mm thick BWR grade plywood. Rear panel shall be provided with 9mm thick BWR grade plywood.</p> <p>Consists of 2 sets of pullout units :</p> <p>Unit 1 : Consists of 3Nos of SS 304 grade baskets : Plain basket (incl PVC cutlery tray), Cutlery Basket & Thali Basket with 2 nos of plate trays fixed with soft close hinges (520mm-550mm wide)</p> <p>Unit 2 : Consists of SS 304 grade Bottle pull out unit with 2 tiers fixed with soft close hinges. (200mm width)</p> <p>Shutters and all exposed surfaces shall be finished with 1mm thick gloss finish lamination and inner surfaces shall be finished with 0.7mm thick lamination of approved shade. All exposed edges shall be finished with 2mm thick PVC edge banding. All lamination and edge banding works shall be fixed by factory pressing.</p> <p>Depth of storage unit : 22"</p> <p>All soft closing SS fittings to be used</p> <p>Edge Profile handles of suitable length (Model : Ebco EPH7) to be provided for the shutters/drawers.</p>	51	Sft		
2	KITCHEN OVERHEAD CABINET				
	<p>Providing and fixing kitchen cabinet as per design. (Ref Sketch #5)</p> <p>Overhead Unit : Depth of Unit : 12 "</p> <p>Using 19mm thick BWR grade plywood as per design for framework (verticals and horizontals) and 9mm thick BWR plywood on the rear side. Shutters shall be made with aluminium profile 45mm x 22mm with 5mm thick fluted/reeded glass and fixed with SS soft closing hinges. The vertical profile shall have recessed G profile handles for the shutters. The internal surfaces shall be finished with 1mm thick high gloss finish lamination.</p> <p>Open Shelf : Depth of unit : 6"</p> <p>Using 19m thick BWR grade plywood & finished with 1mm thick high gloss finish lamination on all exposed faces on all sides. All exposed edges of the units to be provided with 2mm thick PVC edge banding of and matching colour. All lamination and edge banding works shall be fixed by factory pressing.</p> <p>Any variation in overall size shall be paid on proportionate basis.</p>	30	Sft		
3	LOFT COVERING IN KITCHEN				
	<p>Providing and fixing overhead loft storage units. The items includes providing base of 22" depth using 19mm thick BWR grade plywood and allround 3" frame work around and vertically for every 4' of part thereof using 19mm thick BWR grade plywood and shutters made of 19mm thick BWR grade plywood with suitable hardwares. The shutters to be provided with soft closing cuplock hinges of approved makes and recessed G profile aluminium matt finished handles at the bottom edge. All the exposed outer surfaces should be provided with 1mm high gloss finish laminate of approved make and shade and all the internal surfaces to be provided with 0.7mm thick satin finish laminate (white colour). All the exposed edges of plywood shall be provided with approved make matching colour 2mm thick PVC edge banding. Approved make adhesive should be used. All lamination and edge banding works shall be fixed by factory pressing. Payment will be made on the elevation area (L X H) measurement including the framework.</p>	25	Sft		

III	LIVING				
1	TV UNIT - LIVING ROOM				
	<p>Providing and fixing TV Unit of following specifications : (Ref Drawing #6)</p> <p><u>Panelling :</u> 18mm thick MR grade plywood fixed on existing wall using drywall screws and cladding with a combination of 1mm thick textured finish lamination pressed on 6mm thick plywood and pre-finished fluted charcoal-polysterene panels approved by Bank (Basic Cost : Rs. 1600/- per panel excl GST). At the joints of the panels and laminates, there shall be a aluminium T decorative profile of 20mm thickness (Ebco EP1-2201, 20.2mm, CH Finish or equivalent)</p> <p><u>Bottom Storage Unit :</u> Using 18mm thick MR grade plywood as per design with a depth of 14". Consists of 4 Nos of drawers & one open shelf. Drawers shall be provided with stainless steel soft closing hinges. Open shelf shall be covered with black tinted shutter made of 5mm thick toughened glass fixed using SS patch fitting hinges. Outer/exposed sides to be provided with 1mm thick lamination and the inner surfaces to be finished with 0.7mm thick lamination of approved shade (grey).</p> <p><u>Open Shelves :</u> One side of the TV unit to be provided with open shelf as per design using 18mm thick MR grade plywood & finished with 1mm thick lamination on all sides. All exposed edges of the units to be provided with PVC edge banding of 2mm thickness and matching colour. Any variation in overall size shall be paid on proportionate basis, with elevation area as the parameter.</p>	64	Sft		
2	GI FRAMED DIVIDER PARTITION + STORAGE CABINET				
	<p>Refer Drawing #6</p> <p>Metal Framed Open Shelf Upper : Providing and fixing divider partitions as per sketch using framework using light guage GI tubular sections of size 25mmx25mm for outer framework and 10mm square rods for internal framework. The frame work shall be welded as per design and joints shall be neatly grinded & buffed. The internal shelves shall be provided with 18mm thick HDF boards around, laminated with 1mm satin finish lamination and 2mm PVC edge banding. All exposed metal surfaces shall be finished with primer, putty and PU paint in two or more coats.</p> <p>Bottom Storage Cabinet : Providing and supplying storage unit of width 12" and height 21" with top, sides, verticals at every 3ft C/C, horizontal shelves at 12" C/C or part thereof. The storage unit's verticals, horizontals, rear panel & front swing shutters all shall be made by using 19mm BWR plywood. The front shutters may be of size 18" to 21" width. There shall be skirting of height 3". The inner surfaces shall be provided with 0.7mm liner laminate of wood grain shade approved by the Bank and the exposed surfaces shall be finished with a combination of 1mm thick satin finish and high gloss finish laminte.</p> <p>All the exposed edges shall be provided with PVC edge banding of 2mm thickness. For shutter opening, tapered recess provided in the shutters . Each shutter shall have soft closing hinges (2 Nos per shutter). All lamination and edge banding works shall be fixed by factory pressing. The payment shall be based on the elevation area of enitre unit.</p>	40	Sft		

3	SHOE CABINET				
	Refer Drawing #5 Using 18mm thick MR grade plywood as per design for framework and shutters. The rear side of wardrobe to be provided with 8mm thick approved make MR grade plywood. The inner surfaces shall be provided with wood grain finish liner laminates of thickness not less than 0.7mm of approved shade & approved make. All the exposed plywood surfaces like doors, shelves, verticals, horizontals & support structures to be fixed with a combination of 1mm thick high gloss and satin finish laminate as per drawing. All exposed edges of the units to be provided with PVC edge banding of 2mm thickness and matching colour. The shutters shall be provided with CNC cut grooves for ventilation as per drawing. All lamination and edge banding works shall be fixed by factory pressing Item also includes providing 2 Nos of Drawers of Height 150mm provided with 18mm thick MR plywood and finished with 1mm thick high gloss finish for the drawer panel and 0.7mm liner laminate for insides, fixed using SS soft closing telescopic channels.	20	Sft		
4	CLADDING ON EXISTING PARTITIONS/WALLS				
a	Providing and fixing cladding on existing RCC wall with 19mm thick BWR grade plywood and finishing with 1mm thick satin finish lamination of approved shade.	60	Sft		
5	WPC MOULDING ON EXISTING WALL				
	Providing and fixing 30mm width paintable PVC mouldings of pattern approved by the engineer in Charge to the existing wall.	200	Rft		
1. TOTAL OF INTERIOR FURNISHING WORKS (EXCL GST)					
<u>CIVIL WORKS</u>					
1	SMOOTH PLASTERING				
	Providing smooth plastering in C.M 1:4 of 15mm average thickness including all necessary scaffolding and curing wherever required etc., complete	25	SFT		
2	BRICK MASONRY				
	Providing and constructing brick work with class A common burnt clay bricks in all shapes and sizes in cement mortar 1:4 and curing the wall.	5	Cft		
3	PLASTER MESH				
	Providing and fixing GI plaster mesh (chicken wire mesh) to the masonry RCC joints, with suitable anchoring	15	Sft		
4	GLAZED WALL TILES				
	Providing & laying glazed vitrified tiles in sizes 600mm x 300mm (thickness to be specified by the manufacturer) with water absorption less than 0.08 % and conforming to I.S. 15622, of approved make, in all colours & shade in wall claddings over tile on tile adhesive of necessary thickness including grouting the joint with white cement & matching pigments etc. complete. Basic cost of tiles Rs.60/- per sft.	20	SFT		
5	GRANITE COUNTER TOP				
a	Providing and fixing 19mm thick gang saw cut, mirror polished, pre-moulded and pre-polished, machine cut Granite of jet black colour / shade for kitchen platforms, vanity counters and similar locations of required size, approved shade, colour and texture fixed to the walls, joints treated with epoxy grout of matching pigment, including rubbing, curing, moulding and polishing to edges to give high gloss finish etc. complete at all levels. Item includes cost of cutting holes for wash basins, waste coupling etc	12.5	Sft		
b	Extra for machine polishing and chamfering of edges	8	Rft		

6	TEXTURE PAINTING				
	Wet scrapping on existing surface with sand paper to remove old loose paint layers and providing & applying Plaster of Paris punning/ putty in two layers , followed by texture paint (Royal Play/ Berger Silk Illusions) with one base coats and 2 top coats with roller/spray after preparing the base for the same.	45	Sft		
7	ENAMEL PAINTING				
	Providing and applying one coat of synthetic enamel paint of approved brand to give an even shade and colour.	240	Sft		
8	INTERIOR EMULSION PAINTING (WALLS)				
	Providing & applying to the interior wall surfaces with interior grade water based luxury emulsion of Asian Paints Royale make with high sheen or equivalent using shades approved by the Bank with anti-fungal properteis in ONE COAT as per methodologies prescribed by the manufacturer. The item includes filling the cracks with approved crack fillers, providing touch up wall putty, washing, thorough scrapping of existing loose paint layers, dirt etc. The rate coated shall include cost of all leads and lift, cost and conveyance of all materials, labour, scaffolding and subsequent cleaning of floor etc after completion of works.	2800	Sft		
9	EXTERIOR EMULSION PAINTING (BALCONY)				
	Providing and applying water based acrylic exterior emulsion paint of Asian Paints Apex Shyne make or equivalent make as per the shade approved by the Bank with one coat of acrylic emulsion as per methodologies and specifications of the manufacturer. Rate should include costs of all leads and lift, cost and conveyance of all materials, labour, scaffolding, infrastructure amd cleaning the paint drops on glass, cladding surfaces after completing the work etc., at all heights and to include incidental charges.	200	Sft		
10	ACRYLIC DISTEMPER FOR CEILING				
	Distempering with oil bound washable distemper of approved brand and manufacture to give an even shade - On Old work (one coat) over and including water thinnable priming coat with cement primer	1300	Sft		
II	MISCELLANEOUS FITTINGS				
1	Curtain rods				
	Providing and fixing Curtain Rods of stainless steel drapery rods of 25mm diameter to all the windows. SS matte finish designer brackets should be provided at both the ends of the curtain rods as per site conditions. Brackets should be fixed to the walls above windows and doors with necessary MS screws & plastic/wooded plugs. For all the curtain rods more than 6' length one central support bracket should be provided other than at ends. Payment will be made based on the measurements of curtain rods including the length of brackets. The item includes cost of end brackets and central support brackets and no extra payments will be made for brackets.	31	RFT		
2	Mirrors				
	Providing and fixing mirror of superior glass (of approved quality and make) and of thickness not less than 5mm with following shade and outer dimensions , fixed with heavy duty mirror hooks.				
a	Oval shaped with outer dimensions not less than 350mm(L) x 450mm (H)	3	NOS		
b	Abstract Shaped Mirror with 25mm bevelled edges with outer dimensions not less than 600mm(L)x450mm(H)	1	NOS		
3	Towel rod - 600mm				
	Providing and fixing chrome plated towel rod of 600mm length Model : Jaquar Continental Series : ACN-CHR-1111SM	3	NOS		
4	Towel ring				
	Providing and fixing chrome plated towel ring of circular shape of diameter 200 mm with concealed fittings arrangement of approved quality. Model : Jaquar Continental Series : ACN-CHR-1121BN	4	NOS		

5	Glass Shelf - 600mm				
	Providing and fixing chrome plated (mesh type) soap tray of minimum length 200mm Model : Jaquar Continental Series : ACN-CHR-1171N	3	NOS		
6	Corner shelf				
	Providing and fixing readymade acrylic corner type shelf with railings of approved quality and colour (9" radius)	6	NOS		
7	Soap Dish Holder				
	Providing and fixing Soap Dish Holder (Black Matt) Model : Jaquar Continental Series : ACN-BLM-1131N	3	NOS		

8	Security Chain				
	Providing Security Door Chain to existing main door, SS304, Antique Brass Finish (Hafelle, Hettich or equivalent make)	1	NOS		
9	Door Viewer				
	Providing and fixing Door Viewer to existing main door, 35-55mm size, Glass lens with cover, 180 degree viewing angle, Antique Brass Finish (Hafelle, Hettich or equivalent make)	1	NOS		
2. TOTAL OF CIVIL WORKS (EXCL GST)					
	<u>ELECTRICAL WORKS</u>				
1	Supply and fixing of new exposed PVC Box and front cover plates(PVC). Item includes making necessary cutting of walls, filling up of pockets and replastering wherever necessary ensuring smooth finish. No separate cost shall be paid up for such plastering work and making the surface good.				
a	3 Module switch box and front cover plate	2	Nos		
b	6 Module switch box and front cover plate	2	Nos		
c	8 Module switch box and front cover plate	1	Nos		
2	Supply and installation following switch and socket with indicator of CPL/Anchor Dyna make in on PVC moulded box with necessary hardware and interconnection wiring				
a	6 Amp switch	5	Nos		
b	6 Amp 2 in 1 sockets	6	Nos		
c	16 Amp switches	3	Nos		
d	16 amp 2 in 1 sockets	3	Nos		
	Extension of existing point wiring / new point wiring				
3	Item includes chiseling of the wall/cutting chases in RCC wall for concealing the conduits and replastered wherever necessary ensuring smooth finish. No separate cost shall be paid up for such plastering work and making the surface good.				
a	Supply and laying concealed electrical conduits PVC insulated multi stranded single core copper conductor FRLS wire in new 19mm dia PVC conduit to be laid in floors / walls etc., complete with all accessories 2.5 Sq.mm - 2 runs; 1.5 Sq.mm - 1 run	20	Rft		
b	Supply and laying concealed electrical conduits PVC insulated multi stranded single core copper conductor FRLS wire in new 19mm dia PVC conduit to be laid in floors / walls etc., complete with all accessories 4 Sq.mm - 2 runs; 2.5 Sq.mm - 1 run	8	Rft		
4	Supply and fixing of Modular Angular Rose	9	Nos		
5	Supply and fixing of Modular Ceiling Rose	4	Nos		
6	Supply and fixing of ABS Plastic Junction box Cover plate 5"	12	Nos		

7	Supply and fixing of 22W LED BATTEN LIGHT 6500K (WIPRO/PHILIPS or equivalent)	3	Nos		
8	Supply and fixing of 36W LED BATTEN LIGHT (WIPRO/PHILIPS or equivalent)	4	Nos		
9	Supply and fixing of 9W LED Bulb E27 (WIPRO/PHILIPS or equivalent)	4	Nos		
10	Supply and fixing of 7W LED Bulb E27 (WIPRO/PHILIPS or equivalent)	5	Nos		
11	Supply and fixing of 5W LED Bulb E27 (WIPRO/PHILIPS or equivalent)	3	Nos		
12	Supply and fixing of 18W Rimless Surface Panel LED (WIPRO/PHILIPS or equivalent)	2	Nos		
13	Supply and fixing of Wall light fitting (Base Price : Rs.2000/-) (WIPRO/PHILIPS or equivalent)	3	Nos		
14	Supply and fixing of Aluminium Profile Lighting LED Profile : 6x22 Slim Recess Alu Profile ; LED Strip Light : 2700K, 5W/mtr with suitable driver(WIPRO/PHILIPS/Pasolite or equivalent)	10	RFT		
15	Supply and fixing of 12"Double ball bearing metal exhaust fans of Almonard/Usha / Crompton make in Kitchen with bird screen (Model : crompton Drift Air or equivalent)	1	No		
16	Supply and fixing of 6"PVC exhaust fans of Bajaj/Usha/crompton/Atomberg make in Toilets (Atomberg Studio or equivalent)	3	No		
17	Core Cutting in 6" thick RCC Wall - Diameter = 12 Inches.	1	No		
18	Providing and fixing Doorbell 240v, 0.5W (Ding Dong) Model : Anchor Black & Gold, 38916_p or equivalent	1	No		
3. TOTAL OF ELECTRICAL WORKS (EXCL GST)					
ONE FLAT TOTAL (1+2+3)					
TOTAL FOR 24 FLATS					
ADD GST @ 18%					
GRAND TOTAL					
Total in words :					