

PAKISTAN REVENUE AUTOMATION (PVT) LIMITED

TENDER NO. P-48/2026

Renovation, Interior Fit-Out, Furniture & Fixtures, and Allied Works for PRAL New Head Office Building in Turnkey Basis.

1. Invitation to Bid (ITB)

Pakistan Revenue Automation (Private) Limited (PRAL) is a private limited company incorporated under Section 32 of the Companies Ordinance, 1984 (XLVII of 1984). Since its establishment in June 1994, PRAL has been providing a wide range of automation solutions for tax and revenue collection to the Federal Board of Revenue (FBR) and various provincial tax and revenue authorities.

PRAL invites online bids from eligible and qualified firms/companies through the **EPADS system** for the Renovation, Interior Fit-Out, Furniture & Fixtures, and Allied Works for PRAL New Head Office Building on a Turnkey Basis.

2. Instructions to Bidders

The procurement shall be conducted through the Single Stage – Two Envelope Bidding Procedure under the Quality and Cost Based Selection (QCBS) Method, in accordance with the applicable PPRA Rules and Regulations.

Bidders are advised to carefully examine all instructions, terms and conditions, specifications, drawings, and other requirements contained in the bidding documents. Failure to furnish all information required or submission of a bid that is not substantially responsive to the bidding documents may result in rejection of the bid.

3. Scope of Work

PRAL intends to relocate its Head Office in Islamabad to provide a modern, efficient, and collaborative working environment for its employees. For this purpose, PRAL requires the services of a qualified and experienced firm on a Turnkey Basis for the design, supply, installation, testing, commissioning, and completion of the following works:

Civil works and renovation

Interior fit-out works

Supply and installation of furniture and fixtures

Electrical works

Power and networking cabling

Any other ancillary works required for the successful completion of the project in accordance with the approved designs, drawings, specifications, and BoQ.

The successful bidder shall complete the entire scope of work within ninety (90) calendar days from the date of issuance of the Purchase Order/Work Order.

The quality of all materials, workmanship, furniture, fixtures, equipment, and installations shall be subject to inspection and approval by the PRAL Administration Department in accordance with the approved samples, specifications, drawings, and designs forming part of the bidding documents.

Payments may be processed upon satisfactory completion of the work and issuance of the Completion Certificate by PRAL.

The successful bidder shall be responsible for all activities necessary to complete the project on a turnkey basis, including procurement, transportation, installation, testing, commissioning, rectification of defects, and handing over of the completed facility in all respects.

Note: Architectural drawings, 2D/3D layouts, and detailed floor plans will be shared with interested bidders upon request or during the mandatory site survey, where applicable.

1ST FLOOR CIVIL WORK			
S. No.	DESCRIPTION	QTY	UNIT
1	Demolition & HSE		
	DEMOLITION, DISMANTLING & HSE PROTOCOLS OF EXISTING INFRASTRUCTURE INCLUDING: 1. FLOOR TILES, 2. MASONRY WALLS, 3. DOORS, 4. FALSE CEILING 5. ALL KIND OF WIRING 6. FIRE SENSORS 7. SPEAKERS 8. ROLLER BLINDS. 9. CEILING ACCESSORIES ETC. 10. REINSTALLING OF FIRE ALARM AND PUBLIC ADDRESS SYSTEM EQUIPMENT ON THE CEILING WITH APPROPRIATE ANCHORING WHEREVER NEEDED. COVERED AREA : 8,000 SFT APPROX. INCLUSIVE OF COLLECTING, TEMPORARY STORAGE BEFORE DISPOSAL, CARTAGE, ALL KINDS OF LABOUR, DISPOSAL OF DEBRIS FROM ANY LEVEL UP TO ANY LEAD AND LIFT AS DIRECTED BY THE CLIENT /SITE ENGINEER. AFTER THE COMPLETION OF THE JOB THE CONTRACTOR WILL PHOTOGRAPH, RECORD & AND SUBMIT AS BUILT DRAWING TO THE CONSULTANT BEFORE STARTING OF CONSTRUCTION WORKS. CONTRACTOR TO ENSURE HEALTH SAFETY AND ENVIRONMENT PROTOCOLS TO SAFEGUARD WORKERS AND OCCUPANTS, AT ALL TIMES. INCLUSIVE OF PROVISIONS OF FIRST AID, CLEAN DRINKING WATER, SAFETY EQUIPMENT AND HARNESES. NOTE: 1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUMPING THE DEBRIS AT THE APPROPRIATE DUMPING SITE OUT OF PRAL PREMISES. 2. COLLECTIBLE ITEMS SHALL BE SAFELY TRANSFERRED TO THE DESIGNATED STORAGE AREA.	1.00	
2	TERMITE PROOFING		
	VERMIN AND TERMITE FULL SPECTRUM FUMIGATION DONE ON FOLLOWING THREE (3) STAGES. I. AFTER COMPLETE DEMOLITION, BEFORE COMMENCEMENT OF ANY CONSTRUCTION. II. AFTER CONSTRUCTION OF ALL WALLS AND PARTITIONS. III. ON COMPLETION OF ALL CONTRUCTION AND FINISHING.	1.00	
3	BLOCK MASONRY		
	PROVIDING & LAYING STANDARD CEMENT CONCRETE HOLLOW BLOCK MASONRY WALL, USING MACHINE-MADE BLOCKS AND APPROVED QUALITY OF FINE AND COURSE AGGREGATE LAID IN 1:5 CEMENT SAND MORTAR, IN ANY SHAPE, LENGTH, OR HEIGHT INCLUDING, RAKING JOINTS, SCAFFOLDING, ANCHOR BARS, CURING, CUTTING OF FLOOR FOR MASONRY ETC. COMPLETE AS PER DRAWINGS, SPECIFICATIONS AND AS DIRECTED BY THE ENGINEER. WETTED FOR THREE DAYS AFTER COMPLETE LYING OF WALL. SINGLE SIDE FACE TO BE TAKEN FOR MEASUREMENT		
	HOLLOW BLOCK 5" THICK BLOCK MASONRY		
	PROVIDING AND FABRICATION OF GROOVES IN BLOCK MASONRY OR DRY WALLS AS PER DETAILS PROVIDED INCLUDING PROPER FINISHING/ GROOVE SIZE TO BE 1/8".	3,300.00	
4	PLASTER WORK		
	PROVIDING AND LAYING CEMENT SAND PLASTER 1:4 USING O.P. CEMENT & FINE SAND ON WALLS, COLUMNS AND WHEREVER REQUIRED OF ANY SHAPE, CURVE AND DESIGN USING EXPANDED METAL MESH ON JOINTS COLUMNS WITH WALL AND ON CONDUITS FILLING SCAFFOLDING WITH MAKING EDGES CORNERS, HOISTNG, WATERING, CURING AT ANY HEIGHT SMOOTHLY FINISHED INCLDING MAKING DRIP COURSE AT ALL PROJECTIONS, SLABS OFFSETS OR WHERE AS REQUIRED COMPLETE AS PER SPECIFICATIONS AND INSTRUCTION OF THE ENGINEER/ ARCHITECT.	6,600.00	
5	GYPSUM BOARD VERTICAL BAND		
	P/F OF 3'-2" HIGH 12MM TH. GYPSUM BOARD VERTICAL BAND WITH FRAMING IN ALL RESPECT ABOVE 8' HEIGHT. TO BE SEALED AT THE BOTTOM TO CONTAIN AND AFIX GLASS PANELS AND DOORS IN THEIR FRAMES. COMPLETE IN ALL RESPECT AS PER DRAWING AND INSTRUCTION OF THE ARCHITECT. NOTE: COST OF PAINT FINISH TO BE INCLUDED IN THE ITEM.	130.00	RFT

6	PROVIDING AND FIXING OF ALUMINUM U CHANNELS FOR GLASS AND DOOR PANELS OF 3/4" HEIGHT WITH THICKNESS 2MM OF COLOR AS APPROVED BY ARCHITECT ALONG WITH GASKETS AND FIXING MECHANISM.	1.00	JOB
7	GLASS PARTITION WALL		
	PROVIDING, FABRICATION & FIXING 8FT HIGH 12mm THICK TEMPERED ULTRA CLEAR MACHINE EDGED, GLASS PARTITIONS WITH ALL SIDES POWDER COATED ALUMINUM SECTION 12mm THICK BORDER AS APPROVED BY ARCHITECT. SECTION DESIGN TO BE CONFIRMED BY THE ARCHITECT. WITH GASKET WAS FLUSHED AND CLEANED TO MATCH FRONT AND BACK SURFACE AND SHAPE INCLUDING FROSTING FILM PASTED ENSURING NO BUBBLES OR ANOMALIES ARE FOUND AS SHOWN IN DRAWINGS/ INSTRUCTED BY THE ARCHITECT, INCLUDING BOLTS, NUTS, SCREWS ALUMINIUM CHANNEL IF REQUIRED FOR SAFELY MOUNTING AND ANCHORING THE GLASS PARTITION. BOLTED/ CONNECTED TO GROUND AND CEILING AT EVERY 4 FEET SPACE OR WHEREVER GLASS CUTTING IS ENCOUNTERED, CONTRACTOR TO ENSURE SEAMLESS EDGING SOLUTION WITH A TOLERANCE OF UP TO 0.5MM. COMPLETE IN ALL RESPECTS. NOTE: CONTRACTOR TO SUBMIT SAMPLES OF EACH ITEM INCLUDING FROSTING FILM TO BE USED ALONG WITH SPECIFICATION TO THE CONSULTANT FOR APPROVAL. THE CONTRACTOR MUST PROVIDE A DETAILED SHOP DRAWING OF FRAMING, GLASS PARTITION, CUTTING, AND DOOR DETAILS AND PATCH FITTINGS IF ANY BEFORE THE START OF WORK.	550.00	SFT
8	GLASS DOORS		
	P/F TEMPERED GLASS DOOR USING 12MM CLEAR GLASS WITH FROSTING FILM PASTED WITHOUT BUBBLES OR ANOMALIES, IMPORTED CONCEALED FLOOR DOOR CLOSERS LG/NEW STAR MADE JAPAN, 3 FEET LONG S.S DOOR HANDLE ON BOTH SIDE, DOOR LOCKS. COMPLETE IN ALL RESPECTS AS PER DRAWINGS, SPECIFICATIONS AND TO THE SATISFACTION OF THE CONSULTANT AND ENGINEER IN CHARGE. (J.B SAEED OR EQUIVALENT.)		
A.	DOUBLE LEAF SWING DOORS (8'-0" X 8'-0")	1.00	Nos
B.	DOUBLE SLIDING DOORS (7'-0" X 8'-0")	1.00	Nos
C.	DOUBLE SLIDING DOORS (7'-0" X 8'-0")	1.00	Nos
9	WOODEN DOOR		
	PROVIDING AND FIXING OF PARTIAL FRAMED 1.5" THICK SOLID OAK PANEL DOOR WITH BAMBOO PANEL FINISHING AS APPROVED BY ARCHITECT (IN CONTINUATION WITH THE ADDED FINISH ON THE GYPSUM BAND ON THE CORRIDOR SIDE). HAVING IRON MONGRIES INCLUDING COAT HANGERS, DECORATIVE MORTGAGE-STYLE LOCK OF MAKE YALE OR EQUIVALENT, HANDLES 3' TALL. HINGES, AND ALL OTHER ACCESSORIES OF ARCHITECT'S CHOICE. COMPLETE IN ALL RESPECT. THE CONTRACTOR MUST SUBMIT SHOP DRAWINGS AND APPROVE ALL ACCESSORIES BEFORE EXECUTION.		
	3'-6"x 8'-0" (WIDTH x HEIGHT)	7.00	
A.	REPAIRING & RE-FIXING OF EXISTING DOOR INCLUDING POLISH ACCESSORIES AS PER REQUIREMENT DIFFERENT SIZES OF DOORS	Rate Only	No.
10	DOOR FRAME STIFFNERS		
	GI REINFORCED STIFFNER SECTIONS HAVING SAME FINISH AS DOORS TO BE PLACED ADJACENT TO DOOR FRAME AND PERPENDICULAR TO DOUBLE GLAZED GLASS PANEL, MAINTAINING A GROOVE OF 4MM. TO BE SEALED ON ALL SIDES USING SILICONE GASKET.	7.00	
11	SIGNAGE	7.00	
	10"x3" ALUMINUM SIGNAGE WITH CUTOUT LETTERING IN BRASS FINISH AS APPROVED BY ARCHITECT TO BE FIXED USING PEGS, AS PER DESIGN AND DRAWING SHARED BY ARCHITECT.		
12	WALL PANELING		
	PROVIDING AND FIXING OF MACHINE POLISHED WALL OF APPROVED MARBLE INCLUDING BULL NOSING / CHAMFERING ON EDGES, ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. FIBER MESH TO BE PASTED AT THE BACK SIDE OF THE MARBLE USING EPOXY RESIN BEFORE FIXING TO ITS POSITION. ALL CONCRETE/ DRY BOND WORKS ARE INCLUDED IN THE JOB.		
A.	MATTER HIGH PERFORMANCE BAMBOO WALL PANELS 1.2m*3.1m*8mm, density 0.8 with H Groove CLADDING OVER GYPSUM BAND; With appropriate certified cladding system. Complete in All Respect. (AS PER ARCHITECTS RECOMMENDATION AND CHOICE.)	420.00	SFT
B.	Fluted Wall Panels; WPC Wall Panels made from wood and plastic fibers panels; provide heat and sound insulation while requiring minimal maintenance.; 2900 x 122 x 12mm or 2900 x 130 x 12mm; Whichever is selected on site with Architects Consent. The PANELS MUST BE APPLIED AND PLACED WITH APPROPRIATE CERTIFIED CLADDING SYSTEM COMPLETE IN ALL RESPECT.	400.00	SFT
C.	DECO PAINTED MARINE PLY SHEET 12 mm th MARINE PLY SHEET WITH ROUGH WOOD FRAMING of 1" by 2" @ 1 feet c/c at back SIDE to secure in place to desired ceiling level or on wall complete in all respect. As per drawing.	700.00	Sft
13	ENVICRETE WALL PANELING		

	PROVIDING AND FIXING OF FLUTED PANELS/ OR AS PER CHOICE OF ARCHITECT MADE OF MDF PROFILED TO ARCHITECTS SPEC 16mm THICK, PASTED ON TOP OF 12mm TH MARINE PLY SHEET WITH ROUGH WOOD FARMING of 1" by 2" @ 1 FEET c/c AT BACK SIDE TO SECURE IN PLACE TO DESIRED CEILING LEVEL AS PER DRAWING. MDF PANEL BATTONS TO BE PASTED AFTER MAKING IT SECURE IN PLACE WITH APPROVED DECO PAINT FRONT AND BACK ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. ALL NECESSARY SUPPORT/ FRAMING STRUCTURE IS INCLUDED IN THE JOB. ALL NAKED EDGES TO BE PROFILED USING UPVC 2MM THICK STRIP 1" BY 1/2" SIZE PASTED AND NAILED USING HEADLESS NAILS OF MATCHING COLOR MAY IT BE DECO PAINTED TO MATCH THE COLOR OF THE PANELS. SECTION PLY: 28mm, FRAMING: 25mm Th MATERIAL. NOTE: CONTRACTOR TO INCLUDE PRICE OF CUTTING FOR LIGHT ACCESSORIES AND CREATION OF ACCESS PANELS WHERE NEEDED.	946.00	SFT
14	ROLLER BLINDS		
	PROVIDE AND INSTALL IN POSITION ROLL-UP WINDOW BLINDS OF APPROVED COLOR AND SPECIFICATIONS, CHAIN OPERATED ROLLER BLIND (PROTECTOR OR APPROVED EQUIVALENT) WITH APPROVED FABRIC SCREW ON WALLS, INCLUDING ALL HARDWARE, WASTAGE, LIFTING, CUTTING, FIXING, SCAFFOLDING ETC., COMPLETE AS PER DRAWING & INSTRUCTION OF THE ARCHITECT. HEIGHT 11' FOR PAYMENT NET INSTALLED BLIND (INCLUDING TOP & BOTTOM CHANNEL) AREA WILL BE MEASURED.	2,375.00	SFT
15	ALUMINIUM PELMIT (FOR ROLLER BLINDS)		
	PROVIDING AND FIXING OF 6" HIGH ALUMINUM PELMET WITH HIDDEN SUPPORT TO HIDE BLIND'S ROLLER. APPLIED WITH THREE COATS OF MATTE FINISH PAINT ETC. COMPLETE IN ALL RESPECT ETC.	250.00	RFT
16	SPC TILES FLOORING		
	PROVIDING AND LAYING BEST QUALITY APPROVED SPC TILES THICKNESS 4.0+1.0MM EVA COMPRISING A RIGID LIMESTONE AND PVC COMPOSITE CORE WITH UV-CURED .3MM WEAR LAYER AND CLICK-LOCK INSTALLATION SYSTEM. FLOORING SHALL BE WATERPROOF, SCRATCH, STAIN, AND IMPACT RESISTANT, SUITABLE FOR HEAVY COMMERCIAL USE. INSTALL OVER A CLEAN, LEVEL SUBSTRATE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, INCLUDING ALL NECESSARY TRIMS, TRANSITION STRIPS, CUTTING, FITTING, AND ACCESSORIES FOR A COMPLETE FINISHED INSTALLATION.. NOTE: SAMPLES & TILE-CUTTING DRAWINGS ARE TO BE APPROVED BY ARCHITECT. TO BE SOURCED FROM ENVICRETE OR EQUIVALENT.		
A.	Floor Tile Type 01 Envicrete Sol 2018		
	Floors, polished, non-slip surface	2,419.00	SFT
B.	Floor Tile Type 02 Envicrete Sol 2019		
	Floors, polished, non-slip surface	1,705.00	SFT
C.	Floor Tile Type 03 Envicrete Sol 1011		
	Floors, polished, non-slip surface	2,044.00	SFT
D.	Floor Tile Type 04		
	Floors, polished, non-slip surface	498.00	SFT
16	CARPET TILE		
	SUPPLY AND INSTALLATION OF COMMERCIAL-GRADE CARPET TILES, INCLUDING ALL NECESSARY SURFACE PREPARATION, ADHESIVE, CUTTING, FITTING, ALIGNMENT, AND FINISHING. CARPET TILES SHALL BE DURABLE, STAIN-RESISTANT, AND SUITABLE FOR HEAVY OFFICE USE, INSTALLED OVER A CLEAN, LEVEL SUBSTRATE AS PER MANUFACTURER'S RECOMMENDATIONS. RATE SHALL INCLUDE ALL ACCESSORIES, WASTAGE, TRIMS, AND COMPLETE INSTALLATION TO ACHIEVE A FINISHED FLOORING SYSTEM.	1,000.00	SFT
17	UPVC SKIRTING		
	P/F OF HIGH-QUALITY UPVC SKIRTING WHITE 4" HIGH & 1/2" THICK COMPLETE IN ALL RESPECTS APPROVED COLOR/TEXTURE, AS PER DRAWINGS, SPECIFICATIONS, AND AS DIRECTED BY THE ARCHITECT.	720.00	RFT
18	PAINT WORKS		
	PROVIDING AND APPLYING PAINT ON WALLS/ ETC. INCLUDING RUBBING WITH SANDSTONE, FILLING THE UNEVEN SURFACES WITH PUTTY, CRACKER, AND EPOXY TREATMENT (IF REQUIRED) , RUBBING WITH SANDPAPER AND PREPARING THE SURFACE. APPLYING COATS OF PRIMER ON INTERNAL WALLS TO PREPARED SURFACE OF PLASTERED AND FINISH PAINT COATS AS INDICATED IN SUB ITEMS, COMPLETE IN ALL RESPECTS AS PER DRAWINGS. (ICI EASY CARE OR EQUIVALENT)		
A.	PLASTIC EMULSION PAINT(ON INTERIOR WALLS) 3 COATS (WASHABLE PAINT)	5,760.00	SFT
B.	PLASTIC EMULSION PAINT(WHITE ON GYPUSM CEILING ETC.) 3 COATS (WASHABLE PAINT)	3,200.00	SFT
C.	ENAMEL PAINT OF DUCTS, PIPES, CONDUITS, ETC. (ANTI FUNGAL)	960.00	SFT
D.	PLASTIC EMULSION PAINT (PAINT ON THE CEILING CEILING) 3 COATS	4,800.00	
19	GYPSUM CEILING		

	P/F IN POSITION GYPSUM BOARD CEILING, CONSISTING OF G.I. FRAME WORK OF APPROVED SECTIONS WITH G.I. HANGERS AND 16-18 SWG. 12MM THICK MOISTURE RESISTANT GYPSUM BOARD SHEET FIXED ON FRAME WITH APPROVED PAINT FINISH ON GYPSUM, CUTTING OF OPENING FOR LIGHT FIXTURES / AC CASSETTES WITH MAKING OF LIGHT PELMET, FIBER TAPE ON JOINTS, METAL TAPE ON EDGES, INCLUDING PRIMER COAT FILLING IF REQUIRED AND ALL OTHER HARDWARES, WASTAGE, SCAFFOLDING, MAKING ACCESS PANEL (WHERE REQUIRED), ETC., COMPLETE IN ALL RESPECT. NOTE: FLAT AREA OF CELING WILL BE MEASURED AND PAID. THE CONTRACTOR WILL HAVE TO GET A SAMPLE APPROVED FROM THE CONSULTANT BEFORE EXECUTION. THE SAMPLE SHOULD HAVE A GROVE AND WHITE MATT PAINT FINISH.	3,360.00	SFT
20	PROVIDING AND FIXING 1/4" THICK ALUMINIUM U-CAPS FOR GYPSUM BORDER WALLS TO BE FIXED ON THE GYPSUM BOTTOM SURFACE ETC COMPLETE IN ALL RESPECTS	1,000.00	RFT
21	CARPENTRY WORK		
A.	PANTRY CABINET		
	P/F OF CABINETS MADE OF LAMINATED SHEET, INCLUDING APPROVED HANDLES, HINGES, LOCKS AND SHELF, SHUTTER FINISH WITH APPROVED DRAWING AND DESIGN. COMPLETE IN ALL RESPECT. UPPER CABINET (1'-6" DEEP)	60.00	Sft
B.	CORIAN TOP	17.00	SFT
22	PROVIDING AND FIXING IN POSITION JANITORAL CABINETS 24" DEEP CONSISTING OF 3/4" THICK FOAM BOARD ON FRONT SHUTTER AND DRAWERS, AND SHELVES MOULDING 1/2"x3/4" INCLUDING NAILS,SCREWS, BOLTS, HINGES, CATCHERS, LOCKS, HANDLES, LIPPING COMPLETE IN ALL RESPECTS.	44.00	SFT
	MISCELLANEOUS ITEMS		
23	DESIGNING OF EMERGENCY EVACUATION PLANS FLOOR INCLUDING PRINTING AND FIXING OF PLANS ON 2MM THICK ACRYLIC SHEETS ETC COMPLETE IN ALL RESPECTS	4.00	No.
24	PLANTERS		
	PLANTER BODY: 18 MM MOISTURE-RESISTANT MDF OR FSC-CERTIFIED PLYWOOD SUBSTRATE. HIGH-PRESSURE LAMINATE (HPL) OR PREMIUM MELAMINE FINISH. MATCHING 2 MM ABS EDGE BANDING. INTERNAL GALVANIZED STEEL REINFORCING FRAME WHERE REQUIRED FOR SPANS EXCEEDING 1800 MM. INTERNAL PLANT TROUGH: 2 MM THICK FIBERGLASS REMOVABLE WATERPROOF LINER. FULLY SEALED AND CORROSION RESISTANT. OPTIONAL INTEGRATED DRAINAGE RESERVOIR WITH OVERFLOW PROTECTION. HARDWARE: CONCEALED STAINLESS STEEL FASTENERS. ADJUSTABLE LEVELING FEET. ZINC-PLATED INTERNAL BRACKETS. FINISH: WOODGRAIN LAMINATE (WALNUT, OAK, ASH, BLACK OAK AS APPROVED BY CLIENT). LOW VOC COMMERCIAL-GRADE FINISH. SCRATCH AND MOISTURE-RESISTANT UV-STABLE SURFACE. MATTE FINISH (5-10% GLOSS).		
	Size: 10" internal trough, 12" width 3' height, 4' length.	30.00	No.
25	PROVIDING AND FIXING OF PERTAL WOODEN PAINTING FRAMES INCLUDING PRINTING OF PAINTINGS ON CANVAS ETC COMPLETE IN ALL RESPECTS (4' x 3')		
	> AVERAGE SIZE 17 SFT	30.00	No.
26	SUBMITTALS, SAMPLES, INSPECTIONS, ETC.		
	SUBMITTALS, SAMPLES, INSPECTIONS, OPERATION AND MAINTENANCE MANUALS AND THE LIKE AS REQUIRED BY SPECIFICATION.	1.00	JOB
27	SHOP DRAWINGS & AS-BUILT DRAWINGS		
	PREPARATION AND SUBMISSION OF HARD AND SOFT (.dwg) COPIES OF SHOP DRAWINGS & AS-BUILT DRAWINGS OF EACH JOB AT THE END OF THE EXECUTION.	1.00	JOB
28	PROVIDING AND INSTALLATION OF PERFORATED TYPE SHEETS TO BE FIXED ABOVE MAIN ENTRANCE DOORS FOR BLOCKAGE OF PATHWAYS FOR RODENTS ETC COMPLETE IN ALL RESPECTS	1.00	JOB
29	FILLING OF CURTAIN WALL GAPS USING SILICON	1.00	Job

1ST FLOOR FURNITURE

NOTES:

- > ALL THE FURNITURE ITEMS LISTED BELOW MUST BE PROCURED BY APPROVED VENDOR BRAND I.E. GLOBAL, MASTER, INTERWOOD, DIMENSIONS OR EQUIVALENT.
- > COMPLETE PROFILE BROCHURE OF ITEM ORIGIN OF ITEM TO BE SUBMITTED BY TENDERER.
- > THE FINISHED PRODUCT SHALL BE DELIVERED TO THE SITE DULY COVERED WITH BUBBLE SHEET TO AVOID ANY BREAKAGE ETC. HOWEVER IN CASE OF ANY MINOR REPAIR ARISING OUT OF TRANSPORTATION ETC. THE SAME SHALL BE REPAIRED/ REPLACED IMMEDIATELY BY THE SUPPLIER WITHOUT ANY EXTRA COST.
- > 1 YEAR COMPREHENSIVE MAINTAINANCE TO BE A PART OF TENDER WITH ALL STRUCTURAL, MECHANICAL, FINISHING WORKS TO BE INCLUDED.
- > ALL FABRICS, LEATHERS, AND FINISHES WILL BE APPROVED UPON PHYSICAL INSPECTION OF SWATCHES BY ARCHITECT.

TABLES				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	RECEPTION TABLE	Provide, fabricate, deliver and install custom-built reception counter as per approved drawings and details, comprising moisture-resistant plywood carcass with internal framing and supports. Counter to be finished with 12 mm solid surface Corian top with seamless joints, coved edges and polished finish, including all necessary cut-outs and edge profiling. Front and side facades to be clad with Envicrete fluted panels (colour and profile as selected by the Architect), fixed on concealed framing with neat junctions and shadow gaps. Provide recessed continuous warm white LED strip lighting (3000K) beneath the front kick/plinth, complete with aluminium profile, diffuser, LED driver, concealed wiring and all accessories. Include recessed cable management, access panels, service voids, modesty panels, internal shelving, drawers and lockable storage units as indicated on drawings. All exposed edges to be finished with matching solid surface or approved edge trims. Include all backing, fixing brackets, concealed fasteners, sealants, trims and accessories necessary to complete the installation.	1	
2	WORKSTATION 4P	Modification of existing 4-seater workstation, including replacement of existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft edges. Fabric finish and color to be as approved by the Architect. Provide integrated cable management system, including under-desk cable tray, cable access grommets, and vertical cable risers where required. Workstation to include adjustable leveling feet and all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one 3-drawer mobile pedestal per workstation position, complete with central locking system, finished in high-pressure laminated sheet as per selection. Size: 4'-0" x 7'-0"	8	
3	WORKSTATION 2P	Modification of existing 4-seater workstation by dividing the unit through the center to form two (2) separate 2-seater workstations, including all necessary alterations to the worktop, supporting frame, and base. Provide new matching edge lipping to all cut and exposed worktop edges and complete all modifications for a seamless finished appearance. Replace existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft rounded edges. Fabric finish and color shall be as approved by the Architect. Provide integrated cable management, including under-desk cable trays, cable access grommets, and vertical cable risers where required. Include adjustable leveling feet, all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one (1) 3-drawer mobile pedestal per workstation position, complete with central locking system and finished in high-pressure laminated sheet as per approved selection. Size: 4'-0" x 3'-6"	4	
4	WORKSTATION 1P	Supply and install single-person workstation comprising a 25 mm thick high-density MDF/particle board worktop finished in high-pressure laminate to match existing workstations, complete with matching 2 mm PVC edge banding. Workstation to be supported on a heavy-duty white powder-coated mild steel frame with rectangular box-section legs. Provide one integrated 3-drawer mobile pedestal in matching laminate finish, complete with central locking system, comprising two stationery drawers and one filing drawer mounted on concealed castors. Include concealed under-desk cable management for cable routing beneath the worktop. Unit shall be factory-fabricated with concealed mechanical fixings, all joints flush and securely assembled, complete with all necessary hardware and accessories for a fully finished installation. Size: 2'-0" x 3'-6"	45	
5	MANAGER TABLE	Modification and refurbishment of existing manager's table, approximately 2.5 ft x 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.	6	

6	MANAGER TABLE 2 PERSON SHARING	Modification and refurbishment of existing manager's table, approximately 2.5 ft × 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.	4	
7	EXECUTIVE TABLE	Supply and install a manager Table complete with integrated storage drawers and side cabinets, manufactured from premium-quality engineered wood (MDF/particle board) with high-pressure laminate (HPL) finish on all exposed surfaces. The table shall be provided with PVC edge banding, concealed cable management provisions, lockable drawers, cupboards with shelves, high-quality soft-close hinges, telescopic drawer runners, and all necessary hardware and fittings. The dimensions and configuration and finish shown on the approved drawings or as directed by the Architect.	2	
8	SIDE TABLE TYPE 1	Supply and install side table comprising a circular top and integrated lower shelf in a contemporary minimalist design. Constructed from high-density MDF with a smooth high-pressure laminate finish as per Architects selection, and matching edge treatment. Provide concealed structural supports for a clean, seamless appearance. All edges to be neatly finished with rounded profiles. Complete with all necessary fixings, hardware, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	4	
9	SIDE TABLE TYPE 2	Supply and install side table of contemporary open-frame design, constructed from high-density MDF finished in white marble-effect high-pressure laminate (or approved equivalent), complete with matching edge treatment. Table to comprise a square top, two side panels, and an open storage compartment. All joints shall be flush with concealed fixings to provide a seamless appearance. Complete with protective floor glides, all necessary hardware, fixings, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	2	
10	CENTER TABLE	Supply and install contemporary rectangular coffee table comprising a 25 mm thick engineered stone or marble-effect solid surface top (or approved equivalent) with smooth polished finish and square edges. Table to be supported on recessed pedestal legs constructed from high-density MDF finished in dark oak wood veneer or high-pressure laminate, as approved by the Architect. All joints to be flush with concealed mechanical fixings, complete with protective floor glides, and all necessary hardware, fittings, and accessories for a complete and finished installation in accordance with the approved design and dimensions.	2	
11	MEETING TABLE	Supply and install a contemporary meeting table of approximately 6-person capacity, timber veneer or high-pressure laminate (HPL) top with chamfered edges, mounted on a central enclosed pedestal base with integrated cable management. Table to include recessed cable access point(s) suitable for power and data connectivity. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	1	
12	CONFERENCE TABLE	Supply and install executive conference table, complete with laminated MDF or engineered wood top with impact-resistant PVC edging, cable management ports with integrated cable tray, heavy-duty powder-coated steel support frame and central support pedestal, suitable for boardrooms and meeting rooms. Table shall be designed for heavy commercial use with a durable scratch-, stain-, and moisture-resistant finish. Colour and finish to be selected by the Architect. Overall dimensions approximately 3600(L) × 1400(W) × 750(H) mm or approved equivalent.	1	
CHAIRS & SOFAS				
	ITEM	DESCRIPTION	QUANTITY	UNIT

1	OFFICE CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	85	
2	MANAGER CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	10	
3	EXECUTIVE CHAIR	Supply and install high-back executive office chair with upholstered seat, backrest and headrest, fixed armrests, height-adjustable gas lift, tilt mechanism, polished aluminium five-star base, and smooth-rolling castors. Complete with all fittings and accessories for finished installation. Fabric finish and color as per Architects selection.	2	
4	VISITOR CHAIR	Supply upholstered swivel chair, complete with moulded plywood or reinforced internal shell, high-density polyurethane foam seat and back cushions, premium commercial-grade fabric upholstery, integrated upholstered armrests, and black powder-coated steel 4-star swivel base with smooth 360° rotation. Chair shall be ergonomically designed for meeting rooms, executive offices, conference facilities, and collaborative workspaces, suitable for heavy commercial use. Colour and fabric finish to be selected by the Architect/Client from the manufacturer's standard range. Overall dimensions approximately 620(W) × 620(D) × 820(H) mm or approved equivalent.	194	
5	SOFA 2-SEATER	Supply and delivery of a contemporary two-seater upholstered sofa, comprising a solid hardwood and engineered timber frame with reinforced corner blocks, high-density resilient foam seat cushions, loose fibre-filled back cushions, and upholstered fixed armrests. Sofa shall be fully upholstered in commercial-grade, stain-resistant fabric or premium synthetic leather as specified by the Architect, with colour selected from the manufacturer's standard range. Complete with powder-coated or brushed stainless steel legs, non-marking floor protectors, and all necessary fittings. Sofa shall be suitable for heavy-duty commercial office use and designed to provide ergonomic comfort and durability. Overall dimensions approximately 1600–1800 mm (L) × 800–900 mm (D) × 750–850 mm (H), or approved equivalent as per drawings.	2	
6	SOFA 3-SEATER	Supply and install contemporary two-seater lounge sofa with clean-lined square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette (colour to Architect's approval). Upholstery to be stain-resistant, commercial-grade, minimum 100,000 Martindale rubs (or approved equivalent). Foam density to be Seat 35–40 kg/m ³ minimum; back 28–35 kg/m ³ minimum. Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 1600–1800 mm (L) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use. All dimensions to be verified prior to manufacture.	2	
7	CHAIR	Supply and install matching contemporary lounge chair with square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette to match sofa (colour to Architect's approval). Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 850–1000 mm (W) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use.	2	

8	MEETING CHAIR	Modification and refurbishment of existing meeting chair complete with padded seat and back, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	6	
9	CONFERENCE CHAIR	Supply and install meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use. Fabric color and finish as per Architect's selection.	12	
MISCELLANEOUS				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	PLANTERS TYPE A	Supply and install planter with the following specifications. Planter Body: 18 mm moisture-resistant MDF or FSC-certified plywood substrate. High-pressure laminate (HPL) or premium melamine finish. Matching 2 mm ABS edge banding. Internal galvanized steel reinforcing frame where required for spans exceeding 1800 mm. Internal Plant Trough: 2 mm thick fiberglass removable waterproof liner. Fully sealed and corrosion resistant. Optional integrated drainage reservoir with overflow protection. Hardware: Concealed stainless steel fasteners. Adjustable leveling feet. Zinc-plated internal brackets. Finish: Woodgrain laminate (Walnut, Oak, Ash, Black Oak as approved by client). Low VOC commercial-grade finish. Scratch and moisture resistant UV stable surface. Matte finish (5–10% gloss) Size: 10" internal trough, 12" width 3' height finished planter, length as per drawings. All dimensions to be verified prior to manufacture.	8	
2	PLANTERS TYPE B	Supply and install freestanding rectangular planter, approximately 600 mm (2'-0") wide and 2'-5" height, constructed in durable terrazzo finish (or approved equivalent) suitable for indoor office use, complete with internal liner, drainage provision where required, levelling base, and all necessary accessories and installation for a complete finished unit. All dimensions and finishes to be verified prior to manufacture.	6	
3	STORAGE AND SHELVING UNIT	Supply and install a standalone storage and open shelving unit in approved laminate finish, comprising a combination of MS frame, open display shelves and enclosed storage with hinged, complete with adjustable shelves, edge banding, strip light, concealed hardware, levelling feet, and all necessary fittings, accessories, and installation for a complete unit. Design as per Architect's drawing and render.	3	

ELECTRICAL WORKS

S.No.	DESCRIPTION		
	NOTE: ALL SAMPLES/TECHNICAL SPECIFICATIONS ARE TO BE APPROVED BY THE ARCHITECT / CONSULTANT PRIOR TO THE EXECUTION OF WORKS. BIDDER IS ADVISED TO CONFIRM THE RUNNING LENGTHS, QUANTITIES, MISSING ITEMS IN BOQ, TERMINATIONS AS PER SITE CONDITIONS, REQUIREMENTS OF CLIENT BEFORE COMMENCEMENT OF WORK, BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL SPECIFICATIONS, PROPOSED SYSTEM SCHEMATICS, SUPPLY AND EXECUTION TIMELINES FOR THE SYSTEM OFFERED. ENTIRE SYSTEM TESTING AND COMMISSIONING OF THE ALL ITEMS TERMINATIONS, TESTING AND COMMISSIONING AT BOTH ENDS, INCLUDING SUBMISSION OF SHOP DRAWINGS, ASBUILT DRAWINGS, DETAILED TEST REPORTS FROM THE PRINCIPALS AND AS PER SITE PERFORM TEST REPORTS ARE REQUIRED. CLIENT SHALL HAVE RIGHTS TO ADD OR DELETE ANY ITEMS FROM THE VENDOR SCOPE AFTER AWARD OF WORK. ALL ACTIVE EQUIPMENT SHALL BE SAME MAKE OF APPROVED BRAND AND SHALL BE BASED ON LATEST AVAILABLE MODEL AND SERIES. CLIENT HAVE RIGHTS TO ASK AND DELIVER THE SAME MAKE OF EQUIPMENT TO PROVIDE AND INSTALL.		
	NOTE: 1) ALL FIXTURES/MATERIALS/EQUIPMENT MAKE AND MODELS SUBJECT TO APPROVAL OF ARCHITECT/CONSULTANT. 2) QUANTITIES MAYBE +/- VARY ACCORDING TO SITE CONDITIONS AND REQUIREMENTS. 3) THE BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL LITERATURES OF ALL MATERIALS ALONGWITH TENDER DOCUMENTS. 4) CONTRACTOR SHALL BE BOUND TO PROCURE MATERIALS FROM LIST OF APPROVED MANUFACTURERS & ONLY FROM AUTHORIZED DISTRIBUTOR 5) THE DIAMETER/SIZES ARE INDICATIVE ONLY. DEPENDING ON THE ACTUAL REQUIREMENTS AND MIGHT BE REQUIRED BASED ON EQUIPMENT SUPPLIER RECOMMENDATIONS. 6) CONTRACTOR SHALL BE RESPONSIBLE TO TAKE THE PRIOR WRITTEN APPROVAL FROM CLIENT; RELATED TO ANY ADDITIONAL COST, ADDITIONAL QUANTITIES & VARIATIONS. 7) ALL STATUTORY/GOVERNMENT/MOCKUP/SAMPLES APPROVALS SHALL BE OBTAINED BY THE CONTRACTOR AT NO EXTRA COST.		
1	WIRING / WIRING ACCESSORIES	QTY	UNIT
	Providing, installation, testing, tagging's & commissioning of following items including all material, tools, labor & accessories required for completion of work as per specifications, details & drawings. Complete in all respects. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
2	SMALL WIRING FOR LIGHTS		
	Circuit wiring from respective distribution board to switch board using following size of Stranded/Flexible, PVC Insulated wire in appropriate size of pvc conduit / channel/cable tray including all accessories as shown in the drawings.		
a.	3 x 2.5 Sqmm PVC, Cu	40	Nos.
b.	Wiring for light point from switch board to first light point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm of pvc conduit / channel / cable tray including complete with all accessories as shown in the drawings.	80	Nos.

c.	Wiring for light point to point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm size of pvc conduit / channel / cable tray complete with all accessories as shown in the drawings.	350	Nos.
3	SMALL WIRING FOR UTILITY POWER SOCKETS & UPS		
	Circuit wiring from respective distribution board to 13A Multi Pin / 15A, 3Pin Switch Socket unit (first outlet) using following Stranded/flexible Copper Conductor, color coded wire in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Item include floor/wall cutting if required as per site conditions. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
a.	3 x 2.5 Sqmm PVC/Cu (Workstations)	125	Nos.
	Wiring for 13A Multi Pin / 15A 3-Pin Switch Socket units from outlet to outlet using following Stranded/Flexible Copper Conductor, color coded wires in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Wiring on same workstation shall be counted as one. Item include floor/wall cutting if required as per site conditions.		
a.	3 x 4.0 Sqmm PVC/Cu (Others)	20	Nos.
4	WIRING FOR HAND DRYER		
a.	Wiring for Hand Dryer from distribution board to hand dryer using 3C, 2.5 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	4	Nos.
5	WIRING FOR ELECTRIC GEYSER		
a.	Wiring for Electric Heater from distribution board to Electric Heater using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	2	Nos.
6.	WIRING FOR COMMUNICATION RACK		
a.	Wiring for Communication Rack from distribution board to rack using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	1	Nos.
9	WIRING DEVICES / RECEPTACLES		
	Providing, installation, tagging, and commissioning of following wiring devices / light control switches / power receptacles as per BS Standards including 16 SWG MS Powder Coated back boxes with brass earth terminal, flush with wall as shown in drawings and details. (Clipsal Vivace Series White Color)		
	LIGHT CONTROLLED SWITCHES		
a.	One Gang one way 10A Switch	12	Nos.
b.	Two Gang one way 10A Switch	10	Nos.
c.	Three Gang one way 10A Switch	0	Nos.
d.	Four Gang one way 10A Switch	20	Nos.
e.	Five Gang one way 10A Switch	20	Nos.

10	UTILITY POWER RECEPTACLES / SOCKET OUTLETS		
a.	13A, Simplex multi-pin switch Socket Unit	250	Nos.
b.	13A, Duplex flat-pin switch Socket Unit	120	Nos.
c.	13A, Simplex flat-pin switch Socket Unit	1	Nos.
d.	15A, Round 3Pin Switch Socket Unit	2	Nos.
e.	20A, DP Isolator for Electric Heater	12	Nos.
f.	HDMI Outlet with Connectors (Male/Female as required)	12	Nos.
g.	100A, 4P Isolator Switch Unit For AC	2	Nos.
h.	63A 4Pole Industrial Socket & Plugs (for Rack UPS)	2	Nos.
11	TECHNOLOGY BOX		
a.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet & 1 No Data for Telephone (A-TYPE). Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	10	Nos.
b.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	110	Nos.
12	FLOOR BOX		
a.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 2 No Duplex Data Outlet, 1 Simplex Data and 1 NO HDMI(A-TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	8	Nos.
b.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	8	Nos.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
13	LIGHTING FIXTURES		

	Supply, installation, connecting, testing & commissioning of LED light fixtures complete with all supports, fixing arrangements and accessories, including supply and installation of 1x3Cx1.5mm ² flexible cables 300/500V grade copper cables according to BS 6500 and connectors for connections etc., complete in all respects as per Consultant/Architect instructions and approvals (False-ceiling mounted fixtures shall be compatible with and fit exactly into the false-ceiling, mounting frame to be included in cost). Each Light Data Sheet and Dialux Reports are required for entire project.		
a.	DOWN LIGHTS Down Light with 20W , as approved by architect, As approved by architect.	200	Nos.
b.	MAGNETIC DOWN LIGHTS Magnetic Light with 20W LED Light, with Magnetic track. As approved by architect.	15	Nos.
c.	PENDENT LIGHT Pendent Light With 20W LED Light As approved by architect.	4	Nos.
d.	TRACK LIGHT WITH 1 METER TRACK + 03 LIGHTS ON EACH TRACK Track Light Fixture with 30W light As approved by architect.	60	Nos.
e.	LINEAR LED LIGHT Linear Led Light with 40W LED LIGHT As approved by architect.	1	Nos.
f.	MIRROR LIGHT Mirror Light with 10W LED Light. As approved by architect.	1	Nos.
g.	LED STRIP LIGHT LED Strip Light With 10W/Mtr As approved by architect.	300	Rm.
h.	EMERGENCY LIGHTS Butterfly (Round) type Recessed/surface type emergency light 02 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	10	Nos.
i.	EXIT LIGHT Recessed/surface type Exit Sign light Upto 04 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	4	Nos.
j.	WALL LIGHT/PICTURE LIGHT (DECORATIVE TYPE) Light with 12W LED Light. As approved by architect.	24	Nos.
k.	Recessed/Surface/Hanging Type Continuous Linear LED Light (30 Watts Per Meter) in different sizes and shapes 3000K/4000K with Extruded Aluminum Profile (Anodized), High Impact Acrylic Frosted PMMA Diffuser with Integrated Electronic Driver, Hanging & Fixing Accessories suitable	20	Rft.

I.	Indoor type Ceiling Recessed/Surface/Wall/Ceiling Mounted (Stand Alone) I.R Motion Sensor for Lights/Fans having following specifications: 360°, IP41, CARDBOARD Technology, 1 circuit, Automatic on/off, Manual adjustment of light level threshold and time delay via potentiometer, Range Ø8 m, Recommended fixing height: 2.5 m, 3-wire with neutral, Light level threshold: 10 to 1275 lux, Adjustable time delay: 10 s to 10 min, Standby consumption: 0.75 W, Optimum distance between 2 sensors: 6 m, Fixes directly to a false ceiling with mounting claws (included) or installed in a Batibox box, depth 50 mm	12	Nos.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
14	DISTRIBUTION BOARDS & CABLES		
	Providing, Laying, Testing, Termination, Tagging and Commissioning of following multi-core PVC insulated Copper / Aluminum Conductor Cables for main/sub-main power distribution system as shown in the layout plans in appropriate size of conduits. Work also includes necessary termination accessories like compression lugs, color coded sleeves, identification tags etc. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material. MAIN CABLES ALREADY LAID, THESE ARE FROM FLOOR DB TO EQUIPMENT ONLY		
15	Supply, Installation, testing, tagging's, load balancing, FAT, SAT and commissioning of following distribution panels in accordance with the attached single line diagrams and layout plans. The panels shall be made according to the technical specifications attached. Load Flow, ETAB Calculations & Selection Report are required.		
a.	SMDB-1st-F	1	No.
b.	DB-1st-1	1	No.
c.	DB-1st-2	1	No.
d.	DB-C (UPS Power) Only for IT Rack & IT Room Equipment	1	No.
e.	Breakers for SMDB 1st-F in LT Panel (320~400A 4Pole, Adjustable 36kA)	1	No.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
16	CABLE RACEWAYS / CONTAINMENTS		
	Providing and laying of following PVC conduits / Cable Tray & ladder for main / sub main cables of following sizes of MS Powder Coated Perforated 16 SWG Cable Tray / Cable Ladder with 16 SWG Cover (4 feet covers) duly Painted after degreasing, derusting, phosphating and antirust primer, along with supporting hangers, brackets, elbows, tee & mounting accessories etc. complete in all respect. Note: - Color Printed Tags to be provided at every 3 Meter Length. - Threaded Rods & C-Channel base is required for hanging from Ceiling.		

	- Wall Hanger Supports to be provided wherever required. - U-shaped Fischer plates to be used for joints. - 6 Sqmm braided copper terminals for bonding to be done with every joint (imported) Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	GI PREFORATED CABLE TRAY WITH COVER		
a.	8" x 4" G.I Perforated cable tray, (4"x4" For Power & 4"x4" For Communication) made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories	300	Rft.
b.	6" x 4" G.I Perforated cable tray, made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories (Inside Electrical Room)	100	Rft.
	GI PREFORATED CABLE LADDER WITH PROTECTIVE COVER		
c.	12" x 4" G.I Perforated Cable Ladder, as shown in the design drawings. Item includes all mounting accessories.	100	Rft.
	Supply and installation of following sizes of PVC conduits / pipes including all installation accessories like bends, sockets, flexible conduits, partially above false ceiling and partially embedded in ground etc. , the works also complete with excavation and back filling of 1'-6" deep for laying of main / sub-main cables . Complete in all respects as shown in the drawing.		
d.	20 mm dia PVC conduit	400	Rft.
e.	25 mm dia PVC conduit	300	Rft.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
17	COMMUNICATION SYSTEMS		
	Supply, installation, testing, tagging and commissioning of following items for voice & data communication cabling system including all material , labor , tools , accessories etc. Complete in all respects. Item includes termination of all cables at respective outlets as shown in the drawings and instructed by client. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	HORIZONTAL VOICE & DATA CABLING		
a	Category 6 , UTP Cables , for data communication system at local workstations in 25mm dia PVC conduits under floor as shown in the layout plan and schematic diagrams. Work includes all terminations, management and tagging at both ends. Fluke test reports required.	7,700	Mtr
	INFORMATION OUTLETS		
b.	Information Duplex outlet Face plate with 2No. CAT-6 RJ-45 socket for Data communication system / Voice including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	120	Nos.
c.	Information Simplex outlet Face plate with 1No. CAT-6 RJ-45 socket for Data communication system i.e. Wi-Fi / Printer including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	30	Nos.

	PATCH PANELS & CABLE MANANGEMENT		
d.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	9	Nos.
e.	Front & Rear Cable Management for above patch panels.	9	Nos.
	COMMUNICATION RACKS		
f.	42 U communication rack , Imported, Front door with glass cover, lock & key, and front blank panels for covering empty spaces, air flow ducts for effective cooling management inside the rack for switches. Item includes supply and installation of 2nos. 10Way, 32PDU as approved by client.	1	Nos.
	PATCH CORDS Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
g.	1 meter long patch cords for data	As per actual	Nos.
h.	3 meter long drop cord for data	As per actual	Nos.
	Wi-Fi ROUTERS		
j.	Wi-Fi-7 (Access Pont) Blazing Speeds 3.6Gbps wireless + 5Gbps wired aggregate throughput, Wi-Fi 7 Technology 2x2:2 MIMO with MLO, 4KQAM, MRU and Preamble Puncturing, Wide Coverage Up to 175 meters, High Capacity Supports 256 concurrent Wi-Fi client devices, Robust Security Secure boot, digital signature protection and unique per-device credentials, Smart Power Adaptation Auto-detection of PoE+, Flexible Management Embedded controller for managing up to 50 local GWN Aps, GDMS Networking for unlimited cloud-based management, GWN Manager for on premise control. (Reference Make: Grand Steam, Model GWN7670 Dual-Band Wi-Fi 7 Access Point or upper side models)	5	Nos.
	IP PABX		
k.	IP PABX with 20in line and 200 out point . Complete with all terminations and installations, complete in all respects	1	No.
	NETWORK SWITCH		
l.	NETWORK Switch 48 port for Networking (Make : CISCO)	9	Nos.
	HDMI CABLE		
m.	HDMI Cable for TV & Projector	150	RMtr.
n.	HDMI Outlet with Back Boxes & Connectors at both ends	15	Nos
	TESTING & COMMISSIONING		
o.	Comprehensive Fluke Testing, Tagging and commissioning Report of complete structured cabling system including written warranties from the Principal Manufacturer. Integration with this existing system complete in all respects, fully functional and as per the specification and Consultant's Approval.	1	Job

p.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
19	CCTV SECURITY SURVEILLANCE SYSTEM		
	Providing, installation, testing, tagging and commissioning of following items for CCTV and music systems including all wiring accessories, junction boxes etc. Complete in all respects.		
a.	Wiring for CCTV Camera using Cat-6 UTP cables in appropriate size of PVC conduits from NVR to each camera as shown in the layout plans including MS powder coated junction boxes as shown in the drawings. Complete in all respects. Fluke Test Reports Required.	12	Nos.
b.	6 MP Fixed IP Network Bullet / Dome Camera- Support Human and Vehicle Detection- Smart Hybrid Light: advanced technology with long range- Efficient H.265+ compression technology- Max. Resolution 3200 × 1800- Lens Type Fixed focal lens, 2.8 and 4 mm optional- Supplement Light Range: Up to 30 m- IR Wavelength 850 nm- Image Enhancement BLC,HLC,3D DNR- Day,Night,Auto,Schedule- Support on-board storage up to 512 GB (SD card slot) (Optional)- Built-in microphone for real-time audio security- Water and dust resistant (IP67) and vandal resistant (IK08)- Motion detection (support alarm triggering by specified target types (human and vehicle)),video tampering alarm, exception, complete in all respect	12	Nos.
c.	Network Video Recorder with 10TB SSD- H.265+/H.265/H.264+/H.264 video formats- Up to 12-ch@8 MP or 12-ch@1080p decoding capacity- Up to 16 face picture libraries, with up to 20,000 face pictures in total (each picture ≤ 4 MB, total capacity ≤ 1 GB)- Video Output Mode: HDMI/VGA independent output- Two-Way Audio: 1-ch, RCA (Linear, 1 KΩ)- NVR should have minimum 30 days storage capacity on 15 frame per second with suitable HDD to cater 100% cameras,- USB Interface: Front panel: 1 × USB 2.0; Rear panel: 1 × USB 2.0- EN 55032: 2015, EN 61000-3-2, EN 61000-3-3, EN 50130-4, EN 55035: 2017, Complete in all respect	1	No.
d.	Supply of 24-Port PoE Smart Switch (For Camera End) with the following: Gigabit Smart POE Switch 375W PoE Powered 10/100/1000 BaseT with 2 x RG-45 Ports with transceivers with stack module and 2 meter stack cable SFP port versions Universal Network Profiles (UNP): Policy based access, complete in all respects	1	No.
e.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	1	Nos.
f.	Front & Rear Cable Management for above patch panels.	1	Nos.
g.	Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
h.	1 meter long patch cords for data	As per actual	Nos.
i.	3 meter long drop cord for data	As per actual	Nos.

j.	LED TV 43" LED Smart TV For Monitoring of CCTV System including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	2	No.
k.	LED TV supply 65" LED Smart TV including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	5	
	PROGRAMMING, TESTING & COMMISSIONING		
k.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
l.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
22	ACCESS CONTROL SYSTEM		
a.	Access control Device with RFID,Multi Biometric & Face Recognition- Time & Attendance & Access Control- Walk-through method face detection- Face Recognition at a distance upto 3m- Anti-spoofing attacks against photos, videos & 3D masks- Fake Finger Detection- Liveness Detection- Capacity: upto 20,000 (1 Face / 1 User), upto 500,000 (1 Finger / 1 User), Fingerprint 1:200,000 Templates <1 Sec, Face 1:20,000 Templates <1 Sec, Event Logs: 10,000,000, Photo Logs: 20,000, complete in all respects	4	Nos.
b.	Power Supply Unit for push button	4	Nos.
c.	RFID Card standard size and thickness	120	Nos.
d.	Drop Bolt/Magnetic Lock (Double Door) with holder and fixing accessories.	3	Nos.
e.	Drop Bolt/Magnetic Lock (Sliding Door) with holder and fixing accessories.	1	Nos.
f.	Infra Sensor Based Exit Switch	4	Nos.
g.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.

h.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
i.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
23	TESTING REPORTS & AS BUILT DRAWINGS		
a.	Final Testings of Entire Project, including air measurements, electrical data of equipment, all required reports shall be witnessed by Client Representative, complete in all respects for successful handing and taking over of the Project alongwith Load Flow, ETAB Calculations & Selection Report are required.	1	Job
b.	Coordinated Shop Drawings, Layout Marking on Site, Entire Projects Testing & Commissioning Reports, As-Built Drawings 03 Sets of Hard Copies & Electronic Editable Copies in USB. (Final Bill NOT Entertained without the As built Drawings, Documents & Testing Reports)	1	Job.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
d.	Personal Protective Equipment (PPE): Mandatory PPE are safety helmet, safety gloves, safety goggles, safety shoes, dust mask where there is dust, ear plugs during high noise activities like grinding etc.		

2ND FLOOR CIVIL WORK

S. No.	DESCRIPTION	QTY	UNIT
1	Demolition & HSE		
	DEMOLITION, DISMANTLING & HSE PROTOCOLS OF EXISTING INFRASTRUCTURE INCLUDING: 1. FLOOR TILES, 2. MASONRY WALLS, 3. DOORS, 4. FALSE CEILING 5. ALL KIND OF WIRING 6. FIRE SENSORS 7. SPEAKERS 8. ROLLER BLINDS. 9. CEILING ACCESSORIES ETC. 10. REINSTALLING OF FIRE ALARM AND PUBLIC ADDRESS SYSTEM EQUIPMENT ON THE CEILING WITH APPROPRIATE ANCHORING WHEREVER NEEDED. COVERED AREA : 8,000 SFT APPROX. INCLUSIVE OF COLLECTING, TEMPORARY STORAGE BEFORE DISPOSAL, CARTAGE, ALL KINDS OF LABOUR, DISPOSAL OF DEBRIS FROM ANY LEVEL UP TO ANY LEAD AND LIFT AS DIRECTED BY THE CLIENT /SITE ENGINEER. AFTER THE COMPLETION OF THE JOB THE CONTRACTOR WILL PHOTOGRAPH, RECORD & AND SUBMIT AS BUILT DRAWING TO THE CONSULTANT BEFORE STARTING OF CONSTRUCTION WORKS. CONTRACTOR TO ENSURE HEALTH SAFETY AND ENVIRONMENT PROTOCOLS TO SAFEGUARD WORKERS AND OCCUPANTS, AT ALL TIMES. INCLUSIVE OF PROVISIONS OF FIRST AID, CLEAN DRINKING WATER, SAFETY EQUIPMENT AND HARNESES. NOTE: 1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUMPING THE DEBRIS AT THE APPROPRIATE DUMPING SITE OUT OF PRAL PREMISES. 2. COLLECTIBLE ITEMS SHALL BE SAFELY TRANSFERRED TO THE DESIGNATED STORAGE AREA.	1.00	
2	TERMITE PROOFING		
	VERMIN AND TERMITE FULL SPECTRUM FUMIGATION DONE ON FOLLOWING THREE (3) STAGES. I. AFTER COMPLETE DEMOLITION, BEFORE COMMENCEMENT OF ANY CONSTRUCTION. II. AFTER CONSTRUCTION OF ALL WALLS AND PARTITIONS. III. ON COMPLETION OF ALL CONSTRUCTION AND FINISHING.	1.00	
3	BLOCK MASONRY		
	PROVIDING & LAYING STANDARD CEMENT CONCRETE HOLLOW BLOCK MASONRY WALL, USING MACHINE-MADE BLOCKS AND APPROVED QUALITY OF FINE AND COURSE AGGREGATE LAID IN 1:5 CEMENT SAND MORTAR, IN ANY SHAPE, LENGTH, OR HEIGHT INCLUDING, RAKING JOINTS, SCAFFOLDING, ANCHOR BARS, CURING, CUTTING OF FLOOR FOR MASONRY ETC. COMPLETE AS PER DRAWINGS, SPECIFICATIONS AND AS DIRECTED BY THE ENGINEER. WETTED FOR THREE DAYS AFTER COMPLETE LYING OF WALL. SINGLE SIDE FACE TO BE TAKEN FOR MEASUREMENT		
	HOLLOW BLOCK 5" THICK BLOCK MASONRY		
	PROVIDING AND FABRICATION OF GROOVES IN BLOCK MASONRY OR DRY WALLS AS PER DETAILS PROVIDED INCLUDING PROPER FINISHING/ GROOVE SIZE TO BE 1/8".	3,500.00	
4	PLASTER WORK		
	PROVIDING AND LAYING CEMENT SAND PLASTER 1:4 USING O.P. CEMENT & FINE SAND ON WALLS, COLUMNS AND WHEREVER REQUIRED OF ANY SHAPE, CURVE AND DESIGN USING EXPANDED METAL MESH ON JOINTS COLUMNS WITH WALL AND ON CONDUITS FILLING SCAFFOLDING WITH MAKING EDGES CORNERS, HOISTING, WATERING, CURING AT ANY HEIGHT SMOOTHLY FINISHED INCLUDING MAKING DRIP COURSE AT ALL PROJECTIONS, SLABS OFFSETS OR WHERE AS REQUIRED COMPLETE AS PER SPECIFICATIONS AND INSTRUCTION OF THE ENGINEER/ ARCHITECT.	7,000.00	
5	GYPSUM BOARD VERTICAL BAND		
	P/F OF 3'-2" HIGH 12MM TH. GYPSUM BOARD VERTICAL BAND WITH FRAMING IN ALL RESPECT ABOVE 8' HEIGHT. TO BE SEALED AT THE BOTTOM TO CONTAIN AND AFIX GLASS PANELS AND DOORS IN THEIR FRAMES. COMPLETE IN ALL RESPECT AS PER DRAWING AND INSTRUCTION OF THE ARCHITECT. NOTE: COST OF PAINT FINISH TO BE INCLUDED IN THE ITEM.	170.00	RFT
6	PROVIDING AND FIXING OF ALUMINUM U CHANNELS FOR GLASS AND DOOR PANELS OF 3/4" HEIGHT WITH THICKNESS 2MM OF COLOR AS APPROVED BY ARCHITECT ALONG WITH GASKETS AND FIXING MECHANISM.	1.00	JOB
7	GLASS PARTITION WALL		

	PROVIDING, FABRICATION & FIXING 8FT HIGH 12mm THICK TEMPERED ULTRA CLEAR MACHINE EDGED, GLASS PARTITIONS WITH ALL SIDES POWDER COATED ALUMINUM SECTION 12mm THICK BORDER AS APPROVED BY ARCHITECT. SECTION DESIGN TO BE CONFIRMED BY THE ARCHITECT. WITH GASKET WAS FLUSHED AND CLEANED TO MATCH FRONT AND BACK SURFACE AND SHAPE INCLUDING FROSTING FILM PASTED ENSURING NO BUBBLES OR ANOMALIES ARE FOUND AS SHOWN IN DRAWINGS/ INSTRUCTED BY THE ARCHITECT, INCLUDING BOLTS, NUTS, SCREWS ALUMINIUM CHANNEL IF REQUIRED FOR SAFELY MOUNTING AND ANCHORING THE GLASS PARTITION. BOLTED/ CONNECTED TO GROUND AND CEILING AT EVERY 4 FEET SPACE OR WHEREVER GLASS CUTTING IS ENCOUNTERED, CONTRACTOR TO ENSURE SEAMLESS EDGING SOLUTION WITH A TOLERANCE OF UP TO 0.5MM. COMPLETE IN ALL RESPECTS. NOTE: CONTRACTOR TO SUBMIT SAMPLES OF EACH ITEM INCLUDING FROSTING FILM TO BE USED ALONG WITH SPECIFICATION TO THE CONSULTANT FOR APPROVAL. THE CONTRACTOR MUST PROVIDE A DETAILED SHOP DRAWING OF FRAMING, GLASS PARTITION, CUTTING, AND DOOR DETAILS AND PATCH FITTINGS IF ANY BEFORE THE START OF WORK.	900.00	SFT
8	GLASS DOORS		
	P/F TEMPERED GLASS DOOR USING 12MM CLEAR GLASS WITH FROSTING FILM PASTED WITHOUT BUBBLES OR ANOMALIES, IMPORTED CONCEALED FLOOR DOOR CLOSERS LG/NEW STAR MADE JAPAN, 3 FEET LONG S.S DOOR HANDLE ON BOTH SIDE, DOOR LOCKS. COMPLETE IN ALL RESPECTS AS PER DRAWINGS, SPECIFICATIONS AND TO THE SATISFACTION OF THE CONSULTANT AND ENGINEER IN CHARGE. (J.B SAEED OR EQUIVALENT.)		
A.	DOUBLE LEAF SWING DOORS (8'-0" X 8'-0")	1.00	Nos
B.	DOUBLE LEAF SLIDING DOORS (7'-0" X 8'-0")	1.00	Nos
C.	REMOVING, SHIFTING, AND REFIXING OF EXISTING GLASS DOOR INCLUDING REPLACEMENT OF FLOOR MACHINES AND FIXING OF 20 FT LONG ALUMINUM CHANNELS AS PER SAME EXISTING DESIGN AND SIZE ETC COMPLETE IN ALL RESPECTS	1.00	JOB
9	WOODEN DOOR		
	PROVIDING AND FIXING OF PARTIAL FRAMED 1.5" THICK SOLID OAK PANEL DOOR WITH BAMBOO PANEL FINISHING AS APPROVED BY ARCHITECT (IN CONTINUATION WITH THE ADDED FINISH ON THE GYPSUM BAND ON THE CORRIDOR SIDE). HAVING IRON MONGRIES INCLUDING COAT HANGERS, DECORATIVE MORTGAGE-STYLE LOCK OF MAKE YALE OR EQUIVALENT, HANDLES 3' TALL. HINGES, AND ALL OTHER ACCESSORIES OF ARCHITECT'S CHOICE. COMPLETE IN ALL RESPECT. THE CONTRACTOR MUST SUBMIT SHOP DRAWINGS AND APPROVE ALL ACCESSORIES BEFORE EXECUTION.		
	3'-6"x 8'-0" (WIDTH x HEIGHT)	20.00	
A.	REPAIRING & RE-FIXING OF EXISTING DOOR INCLUDING POLISH ACCESSORIES AS PER REQUIREMENT DIFFERENT SIZES OF DOORS	Rate Only	No.
10	DOOR FRAME STIFFNERS		
	GI REINFORCED STIFFNER SECTIONS HAVING SAME FINISH AS DOORS TO BE PLACED ADJACENT TO DOOR FRAME AND PERPENDICULAR TO DOUBLE GLAZED GLASS PANEL, MAINTAINING A GROOVE OF 4MM. TO BE SEALED ON ALL SIDES USING SILICONE GASKET.	12.00	
11	SIGNAGE	20.00	
	10"x3" ALUMINUM SIGNAGE WITH CUTOUT LETTERING IN BRASS FINISH AS APPROVED BY ARCHITECT TO BE FIXED USING PEGS, AS PER DESIGN AND DRAWING SHARED BY ARCHITECT.		
12	WALL PANELING		
	PROVIDING AND FIXING OF MACHINE POLISHED WALL OF APPROVED MARBLE INCLUDING BULL NOSING / CHAMFERING ON EDGES, ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. FIBER MESH TO BE PASTED AT THE BACK SIDE OF THE MARBLE USING EPOXY RESIN BEFORE FIXING TO ITS POSITION. ALL CONCRETE/ DRY BOND WORKS ARE INCLUDED IN THE JOB.		
A.	MATTER HIGH PERFORMANCE BAMBOO WALL PANELS 1.2m*3.1m*8mm, density 0.8 with H Groove CLADDING OVER GYPSUM BAND; With appropriate certified cladding system. Complete in All Respect. (AS PER ARCHITECTS RECOMMENDATION AND CHOICE.)	480.00	SFT
B.	Fluted Wall Panels; WPC Wall Panels made from wood and plastic fibers panels; provide heat and sound insulation while requiring minimal maintenance.; 2900 x 122 x 12mm or 2900 x 130 x 12mm; Whichever is selected on site with Architects Consent. The PANELS MUST BE APPLIED AND PLACED WITH APPROPRIATE CERTIFIED CLADDING SYSTEM COMPLETE IN ALL RESPECT.	400.00	SFT
C.	DECO PAINTED MARINE PLY SHEET 12 mm th MARINE PLY SHEET WITH ROUGH WOOD FRAMING of 1" by 2" @ 1 feet c/c at back SIDE to secure in place to desired ceiling level or on wall complete in all respect. As per drawing.	700.00	Sft
13	ENVICRETE WALL PANELING		

	PROVIDING AND FIXING OF FLUTED PANELS/ OR AS PER CHOICE OF ARCHITECT MADE OF MDF PROFILED TO ARCHITECTS SPEC 16mm THICK, PASTED ON TOP OF 12mm TH MARINE PLY SHEET WITH ROUGH WOOD FARMING of 1" by 2" @ 1 FEET c/c AT BACK SIDE TO SECURE IN PLACE TO DESIRED CEILING LEVEL AS PER DRAWING. MDF PANEL BATTONS TO BE PASTED AFTER MAKING IT SECURE IN PLACE WITH APPROVED DECO PAINT FRONT AND BACK ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. ALL NECESSARY SUPPORT/ FRAMING STRUCTURE IS INCLUDED IN THE JOB. ALL NAKED EDGES TO BE PROFILED USING UPVC 2MM THICK STRIP 1" BY 1/2" SIZE PASTED AND NAILED USING HEADLESS NAILS OF MATCHING COLOR MAY IT BE DECO PAINTED TO MATCH THE COLOR OF THE PANELS. SECTION PLY: 28mm, FRAMING: 25mm Th MATERIAL. NOTE: CONTRACTOR TO INCLUDE PRICE OF CUTTING FOR LIGHT ACCESSORIES AND CREATION OF ACCESS PANELS WHERE NEEDED.	1,650.00	SFT
14	ROLLER BLINDS		
	PROVIDE AND INSTALL IN POSITION ROLL-UP WINDOW BLINDS OF APPROVED COLOR AND SPECIFICATIONS, CHAIN OPERATED ROLLER BLIND (PROTECTOR OR APPROVED EQUIVALENT) WITH APPROVED FABRIC SCREW ON WALLS, INCLUDING ALL HARDWARE, WASTAGE, LIFTING, CUTTING, FIXING, SCAFFOLDING ETC., COMPLETE AS PER DRAWING & INSTRUCTION OF THE ARCHITECT. HEIGHT 11' FOR PAYMENT NET INSTALLED BLIND (INCLUDING TOP & BOTTOM CHANNEL) AREA WILL BE MEASURED.	2,500.00	SFT
15	ALUMINIUM PELMIT (FOR ROLLER BLINDS)		
	PROVIDING AND FIXING OF 6" HIGH ALUMINUM PELMET WITH HIDDEN SUPPORT TO HIDE BLIND'S ROLLER. APPLIED WITH THREE COATS OF MATTE FINISH PAINT ETC. COMPLETE IN ALL RESPECT ETC.	260.00	RFT
16	SPC TILES FLOORING		
	PROVIDING AND LAYING BEST QUALITY APPROVED SPC TILES THICKNESS 4.0+1.0MM EVA COMPRISING A RIGID LIMESTONE AND PVC COMPOSITE CORE WITH UV-CURED .3MM WEAR LAYER AND CLICK-LOCK INSTALLATION SYSTEM. FLOORING SHALL BE WATERPROOF, SCRATCH, STAIN, AND IMPACT RESISTANT, SUITABLE FOR HEAVY COMMERCIAL USE. INSTALL OVER A CLEAN, LEVEL SUBSTRATE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, INCLUDING ALL NECESSARY TRIMS, TRANSITION STRIPS, CUTTING, FITTING, AND ACCESSORIES FOR A COMPLETE FINISHED INSTALLATION.. NOTE: SAMPLES & TILE-CUTTING DRAWINGS ARE TO BE APPROVED BY ARCHITECT. TO BE SOURCED FROM ENVICRETE OR EQUIVALENT.		
A.	Floor Tile Type 01 Envicrete Sol 2018		
	Floors, polished, non-slip surface	1,550.00	SFT
B.	Floor Tile Type 02 Envicrete Sol 2019		
	Floors, polished, non-slip surface	2,551.00	SFT
C.	Floor Tile Type 03 Envicrete Sol 1011		
	Floors, polished, non-slip surface	1,963.00	SFT
D.	Floor Tile Type 04		
	Floors, polished, non-slip surface	567.00	SFT
16	CARPET TILE		
	SUPPLY AND INSTALLATION OF COMMERCIAL-GRADE CARPET TILES, INCLUDING ALL NECESSARY SURFACE PREPARATION, ADHESIVE, CUTTING, FITTING, ALIGNMENT, AND FINISHING. CARPET TILES SHALL BE DURABLE, STAIN-RESISTANT, AND SUITABLE FOR HEAVY OFFICE USE, INSTALLED OVER A CLEAN, LEVEL SUBSTRATE AS PER MANUFACTURER'S RECOMMENDATIONS. RATE SHALL INCLUDE ALL ACCESSORIES, WASTAGE, TRIMS, AND COMPLETE INSTALLATION TO ACHIEVE A FINISHED FLOORING SYSTEM.	1,000.00	SFT
17	UPVC SKIRTING		
	P/F OF HIGH-QUALITY UPVC SKIRTING WHITE 4" HIGH & 1/2" THICK COMPLETE IN ALL RESPECTS APPROVED COLOR/TEXTURE, AS PER DRAWINGS, SPECIFICATIONS, AND AS DIRECTED BY THE ARCHITECT.	900.00	RFT
18	PAINT WORKS		
	PROVIDING AND APPLYING PAINT ON WALLS/ ETC. INCLUDING RUBBING WITH SANDSTONE, FILLING THE UNEVEN SURFACES WITH PUTTY, CRACKER, AND EPOXY TREATMENT (IF REQUIRED) , RUBBING WITH SANDPAPER AND PREPARING THE SURFACE. APPLYING COATS OF PRIMER ON INTERNAL WALLS TO PREPARED SURFACE OF PLASTERED AND FINISH PAINT COATS AS INDICATED IN SUB ITEMS, COMPLETE IN ALL RESPECTS AS PER DRAWINGS. (ICI EASY CARE OR EQUIVALENT)		
A.	PLASTIC EMULSION PAINT(ON INTERIOR WALLS) 3 COATS (WASHABLE PAINT)	5,760.00	SFT
B.	PLASTIC EMULSION PAINT(WHITE ON GYPUSM CEILING ETC.) 3 COATS (WASHABLE PAINT)	3,600.00	SFT
C.	ENAMEL PAINT OF DUCTS, PIPES, CONDUITS, ETC. (ANTI FUNGAL)	960.00	SFT
D.	PLASTIC EMULSION PAINT (PAINT ON THE CEILING CEILING) 3 COATS	4,800.00	SFT
19	GYP SUM CEILING		

	P/F IN POSITION GYPSUM BOARD CEILING, CONSISTING OF G.I. FRAME WORK OF APPROVED SECTIONS WITH G.I. HANGERS AND 16-18 SWG. 12MM THICK MOISTURE RESISTANT GYPSUM BOARD SHEET FIXED ON FRAME WITH APPROVED PAINT FINISH ON GYPSUM, CUTTING OF OPENING FOR LIGHT FIXTURES / AC CASSETTES WITH MAKING OF LIGHT PELMET, FIBER TAPE ON JOINTS, METAL TAPE ON EDGES, INCLUDING PRIMER COAT FILLING IF REQUIRED AND ALL OTHER HARDWARES, WASTAGE, SCAFFOLDING, MAKING ACCESS PANEL (WHERE REQUIRED), ETC., COMPLETE IN ALL RESPECT. NOTE: FLAT AREA OF CELING WILL BE MEASURED AND PAID. THE CONTRACTOR WILL HAVE TO GET A SAMPLE APPROVED FROM THE CONSULTANT BEFORE EXECUTION. THE SAMPLE SHOULD HAVE A GROVE AND WHITE MATT PAINT FINISH.	3,600.00	SFT
20	PROVIDING AND FIXING 1/4" THICK ALUMINIUM U-CAPS FOR GYPSUM BORDER WALLS TO BE FIXED ON THE GYPSUM BOTTOM SURFACE ETC COMPLETE IN ALL RESPECTS	1,200.00	RFT
21	CARPENTRY WORK		
A.	PANTRY CABINET		
	P/F OF CABINETS MADE OF LAMINATED SHEET, INCLUDING APPROVED HANDLES, HINGES, LOCKS AND SHELF, SHUTTER FINISH WITH APPROVED DRAWING AND DESIGN. COMPLETE IN ALL RESPECT. UPPER CABINET (1'-6" DEEP)	60.00	Sft
B.	CORIAN TOP	17.00	SFT
22	PROVIDING AND FIXING IN POSITION JANITORAL CABINETS 24" DEEP CONSISTING OF 3/4" THICK FOAM BOARD ON FRONT SHUTTER AND DRAWERS, AND SHELVES MOULDING 1/2"x3/4" INCLUDING NAILS,SCREWS, BOLTS, HINGES, CATCHERS, LOCKS, HANDLES, LIPPING COMPLETE IN ALL RESPECTS.	44.00	SFT
	MISCELLANEOUS ITEMS		
23	DESIGNING OF EMERGENCY EVACUATION PLANS FLOOR INCLUDING PRINTING AND FIXING OF PLANS ON 2MM THICK ACRYLIC SHEETS ETC COMPLETE IN ALL RESPECTS	4.00	No.
24	PLANTERS		
	PLANTER BODY: 18 MM MOISTURE-RESISTANT MDF OR FSC-CERTIFIED PLYWOOD SUBSTRATE. HIGH-PRESSURE LAMINATE (HPL) OR PREMIUM MELAMINE FINISH. MATCHING 2 MM ABS EDGE BANDING. INTERNAL GALVANIZED STEEL REINFORCING FRAME WHERE REQUIRED FOR SPANS EXCEEDING 1800 MM. INTERNAL PLANT TROUGH: 2 MM THICK FIBERGLASS REMOVABLE WATERPROOF LINER. FULLY SEALED AND CORROSION RESISTANT. OPTIONAL INTEGRATED DRAINAGE RESERVOIR WITH OVERFLOW PROTECTION. HARDWARE: CONCEALED STAINLESS STEEL FASTENERS. ADJUSTABLE LEVELING FEET. ZINC-PLATED INTERNAL BRACKETS. FINISH: WOODGRAIN LAMINATE (WALNUT, OAK, ASH, BLACK OAK AS APPROVED BY CLIENT). LOW VOC COMMERCIAL-GRADE FINISH. SCRATCH AND MOISTURE-RESISTANT UV-STABLE SURFACE. MATTE FINISH (5–10% GLOSS).		
	Size: 10" internal trough, 12" width 3' height, 4' length.	30.00	No.
25	PROVIDING AND FIXING OF PERTAL WOODEN PAINTING FRAMES INCLUDING PRINTING OF PAINTINGS ON CANVAS ETC COMPLETE IN ALL RESPECTS (4' x 3')		
	> AVERAGE SIZE 17 SFT	30.00	No.
26	SUBMITTALS, INSPECTIONS, OPERATION, DRAWINGS ETC.		
	SUBMITTALS, SAMPLES, INSPECTIONS, ETC.		
27	SUBMITTALS, SAMPLES, INSPECTIONS, OPERATION AND MAINTENANCE MANUALS AND THE LIKE AS REQUIRED BY SPECIFICATION.	1.00	JOB
	SHOP DRAWINGS & AS-BUILT DRAWINGS		
28	PREPARATION AND SUBMISSION OF HARD AND SOFT (.dwg) COPIES OF SHOP DRAWINGS & AS-BUILT DRAWINGS OF EACH JOB AT THE END OF THE EXECUTION.	1.00	JOB
29	PROVIDING AND INSTALLATION OF PERFORATED TYPE SHEETS TO BE FIXED ABOVE MAIN ENTRANCE DOORS FOR BLOCKAGE OF PATHWAYS FOR RODENTS ETC COMPLETE IN ALL RESPCTS	1.00	JOB
30	FILLING OF CURTAIN WALL GAPS USING SILICON	1.00	Job

2ND FLOOR FURNITURE

NOTES:

> ALL THE FURNITURE ITEMS LISTED BELOW MUST BE PROCURED BY APPROVED VENDOR BRAND I.E. GLOBAL, MASTER, INTERWOOD, DIMENSIONS OR EQUIVALENT.

> COMPLETE PROFILE BROCHURE OF ITEM ORIGIN OF ITEM TO BE SUBMITTED BY TENDERER.

> THE FINISHED PRODUCT SHALL BE DELIVERED TO THE SITE DULY COVERED WITH BUBBLE SHEET TO AVOID ANY BREAKAGE ETC. HOWEVER IN CASE OF ANY MINOR REPAIR ARISING OUT OF TRANSPORTATION ETC. THE SAME SHALL BE REPAIRED/ REPLACED IMMEDIATELY BY THE SUPPLIER WITHOUT ANY EXTRA COST.

> 1 YEAR COMPREHENSIVE MAINTAINANCE TO BE A PART OF TENDER WITH ALL STRUCTURAL, MECHANICAL, FINISHING WORKS TO BE INCLUDED.

> ALL FABRICS, LEATHERS, AND FINISHES WILL BE APPROVED UPON PHYSICAL INSPECTION OF SWATCHES BY ARCHITECT.

TABLES

	ITEM	DESCRIPTION	QUANTITY	UNIT
1	WORKSTATION 4P	Modification of existing 4-seater workstation, including replacement of existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft edges. Fabric finish and color to be as approved by the Architect. Provide integrated cable management system, including under-desk cable tray, cable access grommets, and vertical cable risers where required. Workstation to include adjustable leveling feet and all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one 3-drawer mobile pedestal per workstation position, complete with central locking system, finished in high-pressure laminated sheet as per selection. Size: 4'-0" x 7'-0"	4	
2	WORKSTATION 2P	Modification of existing 4-seater workstation by dividing the unit through the center to form two (2) separate 2-seater workstations, including all necessary alterations to the worktop, supporting frame, and base. Provide new matching edge lipping to all cut and exposed worktop edges and complete all modifications for a seamless finished appearance. Replace existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft rounded edges. Fabric finish and color shall be as approved by the Architect. Provide integrated cable management, including under-desk cable trays, cable access grommets, and vertical cable risers where required. Include adjustable leveling feet, all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one (1) 3-drawer mobile pedestal per workstation position, complete with central locking system and finished in high-pressure laminated sheet as per approved selection. Size: 4'-0" x 3'-6"	4	
3	WORKSTATION 1P	Supply and install single-person workstation comprising a 25 mm thick high-density MDF/particle board worktop finished in high-pressure laminate to match existing workstations, complete with matching 2 mm PVC edge banding. Workstation to be supported on a heavy-duty white powder-coated mild steel frame with rectangular box-section legs. Provide one integrated 3-drawer mobile pedestal in matching laminate finish, complete with central locking system, comprising two stationery drawers and one filing drawer mounted on concealed castors. Include concealed under-desk cable management for cable routing beneath the worktop. Unit shall be factory-fabricated with concealed mechanical fixings, all joints flush and securely assembled, complete with all necessary hardware and accessories for a fully finished installation. Size: 2'-0" x 3'-6"	26	
4	MANAGER TABLE	Modification and refurbishment of existing manager's table, approximately 2.5 ft x 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.	8	
5	MANAGER TABLE PERSON SHARING	Modification and refurbishment of existing manager's table, approximately 2.5 ft x 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.	6	

6	EXECUTIVE TABLE	Supply and install a manager Table complete with integrated storage drawers and side cabinets, manufactured from premium-quality engineered wood (MDF/particle board) with high-pressure laminate (HPL) finish on all exposed surfaces. The table shall be provided with PVC edge banding, concealed cable management provisions, lockable drawers, cupboards with shelves, high-quality soft-close hinges, telescopic drawer runners, and all necessary hardware and fittings. The dimensions and configuration and finish shown on the approved drawings or as directed by the Architect.	3	
7	SIDE TABLE TYPE 1	Supply and install side table comprising a circular top and integrated lower shelf in a contemporary minimalist design. Constructed from high-density MDF with a smooth high-pressure laminate finish as per Architects selection, and matching edge treatment. Provide concealed structural supports for a clean, seamless appearance. All edges to be neatly finished with rounded profiles. Complete with all necessary fixings, hardware, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	2	
8	SIDE TABLE TYPE 2	Supply and install side table of contemporary open-frame design, constructed from high-density MDF finished in white marble-effect high-pressure laminate (or approved equivalent), complete with matching edge treatment. Table to comprise a square top, two side panels, and an open storage compartment. All joints shall be flush with concealed fixings to provide a seamless appearance. Complete with protective floor glides, all necessary hardware, fixings, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	3	
9	CENTER TABLE	Supply and install contemporary rectangular coffee table comprising a 25 mm thick engineered stone or marble-effect solid surface top (or approved equivalent) with smooth polished finish and square edges. Table to be supported on recessed pedestal legs constructed from high-density MDF finished in dark oak wood veneer or high-pressure laminate, as approved by the Architect. All joints to be flush with concealed mechanical fixings, complete with protective floor glides, and all necessary hardware, fittings, and accessories for a complete and finished installation in accordance with the approved design and dimensions.	3	
10	MEETING TABLE	Supply and install contemporary meeting table of approximately 10-person capacity, timber veneer or high-pressure laminate (HPL) top with chamfered edges, mounted on a central enclosed pedestal base with integrated cable management. Table to include recessed cable access point(s) suitable for power and data connectivity. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	2	
SOFA & CHAIRS				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	OFFICE CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	50	

2	MANAGER CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	12	
3	EXECUTIVE CHAIR	Supply and install high-back executive office chair with upholstered seat, backrest and headrest, fixed armrests, height-adjustable gas lift, tilt mechanism, polished aluminium five-star base, and smooth-rolling castors. Complete with all fittings and accessories for finished installation. Fabric finish and color as per Architects selection.	3	
4	VISITOR CHAIR	Supply upholstered swivel chair, complete with moulded plywood or reinforced internal shell, high-density polyurethane foam seat and back cushions, premium commercial-grade fabric upholstery, integrated upholstered armrests, and black powder-coated steel 4-star swivel base with smooth 360° rotation. Chair shall be ergonomically designed for meeting rooms, executive offices, conference facilities, and collaborative workspaces, suitable for heavy commercial use. Colour and fabric finish to be selected by the Architect/Client from the manufacturer's standard range. Overall dimensions approximately 620(W) × 620(D) × 820(H) mm or approved equivalent.	30	
5	SOFA 2-SEATER	Supply and delivery of a contemporary two-seater upholstered sofa, comprising a solid hardwood and engineered timber frame with reinforced corner blocks, high-density resilient foam seat cushions, loose fibre-filled back cushions, and upholstered fixed armrests. Sofa shall be fully upholstered in commercial-grade, stain-resistant fabric or premium synthetic leather as specified by the Architect, with colour selected from the manufacturer's standard range. Complete with powder-coated or brushed stainless steel legs, non-marking floor protectors, and all necessary fittings. Sofa shall be suitable for heavy-duty commercial office use and designed to provide ergonomic comfort and durability. Overall dimensions approximately 1600–1800 mm (L) × 800–900 mm (D) × 750–850 mm (H), or approved equivalent as per drawings.	2	
6	SOFA 3-SEATER	Supply and install contemporary two-seater lounge sofa with clean-lined square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette (colour to Architect's approval). Upholstery to be stain-resistant, commercial-grade, minimum 100,000 Martindale rubs (or approved equivalent). Foam density to be Seat 35–40 kg/m ³ minimum; back 28–35 kg/m ³ minimum. Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 1600–1800 mm (L) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use. All dimensions to be verified prior to manufacture	3	
7	CHAIR	Supply and install matching contemporary lounge chair with square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette to match sofa (colour to Architect's approval). Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 850–1000 mm (W) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use.	3	

8	ARM CHAIR	Supply and install Executive Lounge Armchair of contemporary design featuring generous proportions with ergonomically contoured seat and backrest for superior comfort, fully upholstered in premium commercial-grade genuine leather or high-quality leatherette (colour to Architect's approval). Chair shall have a solid kiln-dried hardwood or engineered timber internal frame with reinforced construction, high-resilience multi-density polyurethane foam seat and back cushions, and concealed webbing or spring support for enhanced durability and seating comfort. Base to comprise polished stainless steel or powder-coated metal legs in a contemporary finish to complement the executive sofa suite. Overall dimensions approximately 850–950 mm (W) × 850–950 mm (D) × 750–850 mm (H), with seat height approximately 420–450 mm. Upholstery shall be stain-resistant and suitable for heavy commercial use. Complete with all necessary accessories, protection glides, delivery, installation, and positioning, finished ready for use.	1	
9	MEETING CHAIR	Supply and install meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use.	10	
9	MEETING CHAIR	Modification and refurbishment of existing meeting chair complete with padded seat and back, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	10	

Misc.

	ITEM	DESCRIPTION	QUANTITY	UNIT
1	PLANTERS TYPE A	Supply and install planter with the following specifications. Planter Body: 18 mm moisture-resistant MDF or FSC-certified plywood substrate. High-pressure laminate (HPL) or premium melamine finish. Matching 2 mm ABS edge banding. Internal galvanized steel reinforcing frame where required for spans exceeding 1800 mm. Internal Plant Trough: 2 mm thick fiberglass removable waterproof liner. Fully sealed and corrosion resistant. Optional integrated drainage reservoir with overflow protection. Hardware: Concealed stainless steel fasteners. Adjustable leveling feet. Zinc-plated internal brackets. Finish: Woodgrain laminate (Walnut, Oak, Ash, Black Oak as approved by client). Low VOC commercial-grade finish. Scratch and moisture resistant UV stable surface. Matte finish (5–10% gloss) Size: 10" internal trough, 12" width 3' height finished planter, length as per drawings. All dimensions to be verified prior to manufacture.	8	
2	PLANTERS TYPE B	Supply and install freestanding rectangular planter, approximately 600 mm (2'-0") wide and 2'-5" height, constructed in durable terrazzo finish (or approved equivalent) suitable for indoor office use, complete with internal liner, drainage provision where required, levelling base, and all necessary accessories and installation for a complete finished unit. All dimensions and finishes to be verified prior to manufacture.	6	
3	STORAGE AND SHELVING UNIT	Supply and install a standalone storage and open shelving unit in approved laminate finish, comprising a combination of MS frame, open display shelves and enclosed storage with hinged, complete with adjustable shelves, edge banding, strip light, concealed hardware, levelling feet, and all necessary fittings, accessories, and installation for a complete unit. Design as per Architect's drawing and render.	3	

2ND FLOOR ELECTRICAL WORKS

S.No.	DESCRIPTION		
	NOTE: ALL SAMPLES/TECHNICAL SPECIFICATIONS ARE TO BE APPROVED BY THE ARCHITECT / CONSULTANT PRIOR TO THE EXECUTION OF WORKS. BIDDER IS ADVISED TO CONFIRM THE RUNNING LENGTHS, QUANTITIES, MISSING ITEMS IN BOQ, TERMINATIONS AS PER SITE CONDITIONS, REQUIREMENTS OF CLIENT BEFORE COMMENCEMENT OF WORK, BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL SPECIFICATIONS, PROPOSED SYSTEM SCHEMATICS, SUPPLY AND EXECUTION TIMELINES FOR THE SYSTEM OFFERED. ENTIRE SYSTEM TESTING AND COMMISSIONING OF THE ALL ITEMS TERMINATIONS, TESTING AND COMMISSIONING AT BOTH ENDS, INCLUDING SUBMISSION OF SHOP DRAWINGS, ASBUILT DRAWINGS, DETAILED TEST REPORTS FROM THE PRINCIPALS AND AS PER SITE PERFORM TEST REPORTS ARE REQUIRED. CLIENT SHALL HAVE RIGHTS TO ADD OR DELETE ANY ITEMS FROM THE VENDOR SCOPE AFTER AWARD OF WORK. ALL ACTIVE EQUIPMENT SHALL BE SAME MAKE OF APPROVED BRAND AND SHALL BE BASED ON LATEST AVAILABLE MODEL AND SERIES. CLIENT HAVE RIGHTS TO ASK AND DELIVER THE SAME MAKE OF EQUIPMENT TO PROVIDE AND INSTALL.		
	NOTE: 1) ALL FIXTURES/MATERIALS/EQUIPMENT MAKE AND MODELS SUBJECT TO APPROVAL OF ARCHITECT/CONSULTANT. 2) QUANTITIES MAYBE +/- VARY ACCORDING TO SITE CONDITIONS AND REQUIREMENTS. 3) THE BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL LITERATURES OF ALL MATERIALS ALONGWITH TENDER DOCUMENTS. 4) CONTRACTOR SHALL BE BOUND TO PROCURE MATERIALS FROM LIST OF APPROVED MANUFACTURERS & ONLY FROM AUTHORIZED DISTRIBUTOR 5) THE DIAMETER/SIZES ARE INDICATIVE ONLY. DEPENDING ON THE ACTUAL REQUIREMENTS AND MIGHT BE REQUIRED BASED ON EQUIPMENT SUPPLIER RECOMMENDATIONS. 6) CONTRACTOR SHALL BE RESPONSIBLE TO TAKE THE PRIOR WRITTEN APPROVAL FROM CLIENT; RELATED TO ANY ADDITIONAL COST, ADDITIONAL QUANTITIES & VARIATIONS. 7) ALL STATUTORY/GOVERNMENT/MOCKUP/SAMPLES APPROVALS SHALL BE OBTAINED BY THE CONTRACTOR AT NO EXTRA COST.		
1	WIRING / WIRING ACCESSORIES	QTY	UNIT
	Providing, installation, testing, tagging's & commissioning of following items including all material, tools, labor & accessories required for completion of work as per specifications, details & drawings. Complete in all respects. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
2	SMALL WIRING FOR LIGHTS		
	Circuit wiring from respective distribution board to switch board using following size of Stranded/Flexible, PVC Insulated wire in appropriate size of pvc conduit / channel/cable tray including all accessories as shown in the drawings.		
a.	3 x 2.5 Sqmm PVC, Cu	75	Nos.
b.	Wiring for light point from switch board to first light point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mmof pvc conduit / channel / cable tray including complete with all accessories as shown in the drawings.	80	Nos.

c.	Wiring for light point to point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm size of pvc conduit / channel / cable tray complete with all accessories as shown in the drawings.	200	Nos.
3	SMALL WIRING FOR UTILITY POWER SOCKETS & UPS		
	Circuit wiring from respective distribution board to 13A Multi Pin / 15A, 3Pin Switch Socket unit (first outlet) using following Stranded/flexible Copper Conductor, color coded wire in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Item include floor/wall cutting if required as per site conditions. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
a.	3 x 2.5 Sqmm PVC/Cu (Workstations)	70	Nos.
	Wiring for 13A Multi Pin / 15A 3-Pin Switch Socket units from outlet to outlet using following Stranded/Flexible Copper Conductor, color coded wires in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Wiring on same workstation shall be counted as one. Item include floor/wall cutting if required as per site conditions.		
a.	3 x 4.0 Sqmm PVC/Cu (Others)	30	Nos.
4	WIRING FOR HAND DRYER		
a.	Wiring for Hand Dryer from distribution board to hand dryer using 3C, 2.5 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	4	Nos.
5	WIRING FOR ELECTRIC GEYSER		
a.	Wiring for Electric Heater from distribution board to Electric Heater using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	2	Nos.
6.	WIRING FOR COMMUNICATION RACK		
a.	Wiring for Communication Rack from distribution board to rack using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	1	Nos.
9	WIRING DEVICES / RECEPTACLES		
	Providing, installation, tagging, and commissioning of following wiring devices / light control switches / power receptacles as per BS Standards including 16 SWG MS Powder Coated back boxes with brass earth terminal, flush with wall as shown in drawings and details. (Clipsal Vivace Series White Color)		

	LIGHT CONTROLLED SWITCHES		
a.	One Gang one way 10A Switch	12	Nos.
b.	Two Gang one way 10A Switch	10	Nos.
c.	Three Gang one way 10A Switch	0	Nos.
d.	Four Gang one way 10A Switch	25	Nos.
e.	Five Gang one way 10A Switch	20	Nos.
10	UTILITY POWER RECEPTACLES / SOCKET OUTLETS		
a.	13A, Simplex multi-pin switch Socket Unit	150	Nos.
b.	13A, Duplex flat-pin switch Socket Unit	120	Nos.
c.	13A, Simplex flat-pin switch Socket Unit	1	Nos.
d.	15A, Round 3Pin Switch Socket Unit	2	Nos.
e.	20A, DP Isolator for Electric Heater	20	Nos.
f.	HDMI Outlet with Connectors (Male/Female as required)	20	Nos.
g.	100A, 4P Isolator Switch Unit For AC	2	Nos.
h.	63A 4Pole Industrial Socket & Plugs (for Rack UPS)	2	Nos.
11	TECHNOLOGY BOX		
a.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet & 1 No Data for Telephone (A-TYPE). Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	10	Nos
b.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section) 60 Nos.	60	Nos
12	FLOOR BOX		
a.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 2 No Duplex Data Outlet, 1 Simplex Data and 1 NO HDMI(A-TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	8	Nos.

b.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	8	Nos.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
13	LIGHTING FIXTURES		
	Supply, installation, connecting, testing & commissioning of LED light fixtures complete with all supports, fixing arrangements and accessories, including supply and installation of 1x3Cx1.5mm ² flexible cables 300/500V grade copper cables according to BS 6500 and connectors for connections etc., complete in all respects as per Consultant/Architect instructions and approvals (False-ceiling mounted fixtures shall be compatible with and fit exactly into the false-ceiling, mounting frame to be included in cost). Each Light Data Sheet and Dialux Reports are required for entire project.		
a.	DOWN LIGHTS Down Light with 20W , as approved by architect, As approved by architect.	200	Nos.
b.	MAGNETIC DOWN LIGHTS Magnetic Light with 20W LED Light, with Magnetic track. As approved by architect.	15	Nos.
c.	PENDENT LIGHT Pendent Light With 20W LED Light As approved by architect.	4	Nos.
d.	TRACK LIGHT WITH 1 METER TRACK + 03 LIGHTS ON EACH TRACK Track Light Fixture with 30W light As approved by architect.	40	Nos.
e.	LINEAR LED LIGHT Linear Led Light with 40W LED LIGHT As approved by architect.	1	Nos.
f.	MIRROR LIGHT Mirror Light with 10W LED Light. As approved by architect.	1	Nos.
g.	LED STRIP LIGHT LED Strip Light With 10W/Mtr As approved by architect.	400	Rm.
h.	EMERGENCY LIGHTS Butterfly (Round) type Recessed/surface type emergency light 02 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	10	Nos.

i.	EXIT LIGHT Recessed/surface type Exit Sign light Upto 04 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	4	Nos.
j.	WALL LIGHT/PICTURE LIGHT (DECORATIVE TYPE) Light with 12W LED Light. As approved by architect.	10	Nos.
k.	Recessed/Surface/Hanging Type Continuous Linear LED Light (30 Watts Per Meter) in different sizes and shapes 3000K/4000K with Extruded Aluminum Profile (Anodized), High Impact Acrylic Frosted PMMA Diffuser with Integrated Electronic Driver, Hanging & Fixing Accessories suitable	20	Rft.
l.	Indoor type Ceiling Recessed/Surface/Wall/Ceiling Mounted (Stand Alone) I.R Motion Sensor for Lights/Fans having following specifications: 360°, IP41, CARDBOARD Technology, 1 circuit, Automatic on/off, Manual adjustment of light level threshold and time delay via potentiometer, Range Ø8 m, Recommended fixing height: 2.5 m, 3-wire with neutral, Light level threshold: 10 to 1275 lux, Adjustable time delay: 10 s to 10 min, Standby consumption: 0.75 W, Optimum distance between 2 sensors: 6 m, Fixes directly to a false ceiling with mounting claws (included) or installed in a Batibox box, depth 50 mm	20	Nos.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
14	DISTRIBUTION BOARDS & CABLES		
	Providing, Laying, Testing, Termination, Tagging and Commissioning of following multi-core PVC insulated Copper / Aluminum Conductor Cables for main/sub-main power distribution system as shown in the layout plans in appropriate size of conduits. Work also includes necessary termination accessories like compression lugs, color coded sleeves, identification tags etc. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material. MAIN CABLES ALREADY LAID, THESE ARE FROM FLOOR DB TO EQUIPMENT ONLY		
15	Supply, Installation, testing, tagging's, load balancing, FAT, SAT and commissioning of following distribution panels in accordance with the attached single line diagrams and layout plans. The panels shall be made according to the technical specifications attached. Load Flow, ETAB Calculations & Selection Report are required.		
a.	SMDB-2nd-F	1	No.
b.	DB-2nd-1	1	No.
c.	DB-2nd-2	1	No.
d.	DB-C (UPS Power) Only for IT Rack & IT Room Equipment	1	No.
e.	Breakers for SMDB 2nd-F in LT Panel (320~400A 4Pole, Adjustable 36kA)	1	No.

f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
16	CABLE RACEWAYS / CONTAINMENTS		
	Providing and laying of following PVC conduits / Cable Tray & ladder for main / sub main cables of following sizes of MS Powder Coated Perforated 16 SWG Cable Tray / Cable Ladder with 16 SWG Cover (4 feet covers) duly Painted after degreasing, derusting, phosphating and antirust primer, along with supporting hangers, brackets, elbows, tee & mounting accessories etc. complete in all respect. Note: - Color Printed Tags to be provided at every 3 Meter Length. - Threaded Rods & C-Channel base is required for hanging from Ceiling. - Wall Hanger Supports to be provided wherever required. - U-shaped Fischer plates to be used for joints. - 6 Sqmm braided copper terminals for bonding to be done with every joint (imported) Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	GI PREFORATED CABLE TRAY WITH COVER		
a.	8" x 4" G.I Perforated cable tray, (4"x4" For Power & 4"x4" For Communication) made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories	300	Rft.
b.	6" x 4" G.I Perforated cable tray, made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories (Inside Electrical Room)	100	Rft.
	GI PREFORATED CABLE LADDER WITH PROTECTIVE COVER		
c.	12" x 4" G.I Perforated Cable Ladder, as shown in the design drawings. Item includes all mounting accessories.	100	Rft.
	Supply and installation of following sizes of PVC conduits / pipes including all installation accessories like bends, sockets, flexible conduits, partially above false ceiling and partially embedded in ground etc. , the works also complete with excavation and back filling of 1'-6" deep for laying of main / sub-main cables . Complete in all respects as shown in the drawing.		
d.	20 mm dia PVC conduit	200	Rft.
e.	25 mm dia PVC conduit	150	Rft.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
17	COMMUNICATION SYSTEMS		

	Supply, installation, testing, tagging and commissioning of following items for voice & data communication cabling system including all material , labor , tools , accessories etc. Complete in all respects. Item includes termination of all cables at respective outlets as shown in the drawings and instructed by client. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	HORIZONTAL VOICE & DATA CABLING		
a	Category 6 , UTP Cables, for data communication system at local workstations in 25mm dia PVC conduits under floor as shown in the layout plan and schematic diagrams. Work includes all terminations, management and tagging at both ends. Fluke test reports required.	4,400	Mtr
	INFORMATION OUTLETS		
b.	Information Duplex outlet Face plate with 2No. CAT-6 RJ-45 socket for Data communication system / Voice including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	65	Nos.
c.	Information Simplex outlet Face plate with 1No. CAT-6 RJ-45 socket for Data communication system i.e. Wi-Fi / Printer including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	15	Nos.
	PATCH PANELS & CABLE MANANGEMENT		
d.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	5	Nos.
e.	Front & Rear Cable Management for above patch panels.	5	Nos.
	COMMUNICATION RACKS		
f.	42 U communication rack, Imported, Front door with glass cover, lock & key, and front blank panels for covering empty spaces, air flow ducts for effective cooling management inside the rack for switches. Item includes supply and installation of 2nos. 10Way, 32PDU as approved by client.	1	Nos.
	PATCH CORDS Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
g.	1 meter long patch cords for data	As per actual	Nos.
h.	3 meter long drop cord for data	As per actual	Nos.
	Wi-Fi ROUTERS		
j.	Wi-Fi-7 (Access Pont) Blazing Speeds 3.6Gbps wireless + 5Gbps wired aggregate throughput, Wi-Fi 7 Technology 2x2:2 MIMO with MLO, 4KQAM, MRU and Preamble Puncturing, Wide Coverage Up to 175 meters, High Capacity Supports 256 concurrent Wi-Fi client devices, Robust Security Secure boot, digital signature protection and unique per-device credentials, Smart Power Adaptation Auto-detection of PoE+, Flexible Management Embedded controller for managing up to 50 local GWN Aps, GDMS Networking for unlimited cloud-based management, GWN Manager for on premise control. (Reference Make: Grand Steam, Model GWN7670 Dual-Band Wi-Fi 7 Access Point or upper side models)	5	Nos.

	IP PABX		
k.	IP PABX with 20in line and 200 out point . Complete with all terminations and installations, complete in all respects	1	No.
	NETWORK SWITCH		
l.	NETWORK Switch 48 port for Networking (Make : CISCO)	9	Nos.
	HDMI CABLE		
m.	HDMI Cable for TV & Projector	150	RMtr.
n.	HDMI Outlet with Back Boxes & Connectors at both ends	15	Nos
	TESTING & COMMISSIONING		
o.	Comprehensive Fluke Testing, Tagging and commissioning Report of complete structured cabling system including written warranties from the Principal Manufacturer. Integration with this existing system complete in all respects, fully functional and as per the specification and Consultant's Approval.	1	Job
p.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
19	CCTV SECURITY SURVEILLANCE SYSTEM		
	Providing, installation, testing, tagging and commissioning of following items for CCTV and music systems including all wiring accessories, junction boxes etc. Complete in all respects.		
a.	Wiring for CCTV Camera using Cat-6 UTP cables in appropriate size of PVC conduits from NVR to each camera as shown in the layout plans including MS powder coated junction boxes as shown in the drawings. Complete in all respects. Fluke Test Reports Required.	15	Nos.
b.	6 MP Fixed IP Network Bullet / Dome Camera- Support Human and Vehicle Detection- Smart Hybrid Light: advanced technology with long range- Efficient H.265+ compression technology- Max. Resolution 3200 × 1800- Lens Type Fixed focal lens, 2.8 and 4 mm optional- Supplement Light Range: Up to 30 m- IR Wavelength 850 nm- Image Enhancement BLC,HLC,3D DNR- Day,Night,Auto,Schedule- Support on-board storage up to 512 GB (SD card slot) (Optional)- Built-in microphone for real-time audio security- Water and dust resistant (IP67) and vandal resistant (IK08)- Motion detection (support alarm triggering by specified target types (human and vehicle)),video tampering alarm, exception, complete in all respect	15	Nos.

c.	Network Video Recorder with 10TB SSD- H.265+/H.265/H.264+/H.264 video formats- Up to 12-ch@8 MP or 12-ch@1080p decoding capacity- Up to 16 face picture libraries, with up to 20,000 face pictures in total (each picture ≤ 4 MB, total capacity ≤ 1 GB)- Video Output Mode: HDMI/VGA independent output- Two-Way Audio: 1-ch, RCA (Linear, 1 KΩ)- NVR should have minimum 30 days storage capacity on 15 frame per second with suitable HDD to cater 100% cameras,- USB Interface: Front panel: 1 × USB 2.0; Rear panel: 1 × USB 2.0- EN 55032: 2015, EN 61000-3-2, EN 61000-3-3, EN 50130-4, EN 55035: 2017, Complete in all respect	1	No.
d.	Supply of 24-Port PoE Smart Switch (For Camera End) with the following: Gigabit Smart POE Switch 375W PoE Powered 10/100/1000 BaseT with 2 x RG-45 Ports with transceivers with stack module and 2 meter stack cable SFP port versions Universal Network Profiles (UNP): Policy based access, complete in all respects	1	No.
e.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	1	Nos.
f.	Front & Rear Cable Management for above patch panels.	1	Nos.
g.	Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
h.	1 meter long patch cords for data	As per actual	Nos.
i.	3 meter long drop cord for data	As per actual	Nos.
j.	LED TV 43" LED Smart TV For Monitoring of CCTV System including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	2	No.
k.	LED TV SUPPLY 65" LED Smart TV including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	5	
	PROGRAMMING, TESTING & COMMISSIONING		
k.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
l.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
22	ACCESS CONTROL SYSTEM		

a.	Access control Device with RFID, Multi Biometric & Face Recognition- Time & Attendance & Access Control- Walk-through method face detection- Face Recognition at a distance upto 3m- Anti-spoofing attacks against photos, videos & 3D masks- Fake Finger Detection- Liveness Detection- Capacity: upto 20,000 (1 Face / 1 User), upto 500,000 (1 Finger / 1 User), Fingerprint 1:200,000 Templates <1 Sec, Face 1:20,000 Templates <1 Sec, Event Logs: 10,000,000, Photo Logs: 20,000, complete in all respects	3	Nos.
b.	Power Supply Unit for push button	3	Nos.
c.	RFID Card standard size and thickness	80	Nos.
d.	Drop Bolt/Magnetic Lock (Double Door) with holder and fixing accessories.	3	Nos.
e.	Drop Bolt/Magnetic Lock (Sliding Door) with holder and fixing accessories.	1	Nos.
f.	Infra Sensor Based Exit Switch	3	Nos.
g.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
h.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
i.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
23	TESTING REPORTS & AS BUILT DRAWINGS		
a.	Final Testings of Entire Project, including air measurements, electrical data of equipment, all required reports shall be witnessed by Client Representative, complete in all respects for successful handing and taking over of the Project alongwith Load Flow, ETAB Calculations & Selection Report are required.	1	Job
b.	Coordinated Shop Drawings, Layout Marking on Site, Entire Projects Testing & Commissioning Reports, As-Built Drawings 03 Sets of Hard Copies & Electronic Editable Copies in USB. (Final Bill NOT Entertained without the Asbuilt Drawings, Documents & Testing Reports)	1	Job.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.

d.	Personal Protective Equipment (PPE): Mandatory PPE are safety helmet, safety gloves, safety goggles, safety shoes, dust mask where there is dust, ear plugs during high noise activities like grinding etc.		
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3RD FLOOR CIVIL WORK

S. No.	DESCRIPTION	QTY	UNIT
1	DEMOLITION & HSE		
	DEMOLITION, DISMANTLING & HSE PROTOCOLS OF EXISTING INFRASTRUCTURE INCLUDING: 1.FLOOR TILES, 2.MASONRY WALLS, 3.DOORS, 4.FALSE CEILING 5.ALL KIND OF WIRING 6.FIRE SENSORS 7.SPEAKERS 8.ROLLER BLINDS. 9.CEILING ACCESSORIES ETC. 10. REINSTALLING OF FIRE ALARM AND PUBLIC ADDRESS SYSTEM EQUIPMENT ON THE CEILING WITH APPROPRIATE ANCHORING WHEREVER NEEDED. COVERED AREA : 8,000 SFT APPROX. INCLUSIVE OF COLLECTING, TEMPORARY STORAGE BEFORE DISPOSAL, CARTAGE, ALL KINDS OF LABOUR, DISPOSAL OF DEBRIS FROM ANY LEVEL UP TO ANY LEAD AND LIFT AS DIRECTED BY THE CLIENT /SITE ENGINEER. AFTER THE COMPLETION OF THE JOB THE CONTRACTOR WILL PHOTOGRAPH, RECORD & AND SUBMIT AS BUILT DRAWING TO THE CONSULTANT BEFORE STARTING OF CONSTRUCTION WORKS. CONTRACTOR TO ENSURE HEALTH SAFETY AND ENVIRONMENT PROTOCOLS TO SAFEGUARD WORKERS AND OCCUPANTS, AT ALL TIMES. INCLUSIVE OF PROVISIONS OF FIRST AID, CLEAN DRINKING WATER, SAFETY EQUIPMENT AND HARNESES. NOTE: 1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUMPING THE DEBRIS AT THE APPROPRIATE DUMPING SITE OUT OF PRAL PREMISES. 2. COLLECTIBLE ITEMS SHALL BE SAFELY TRANSFERRED TO THE DESIGNATED STORAGE AREA.	1.00	
2	TERMITE PROOFING		
	VERMIN AND TERMITE FULL SPECTRUM FUMIGATION DONE ON FOLLOWING THREE (3) STAGES. I. AFTER COMPLETE DEMOLITION, BEFORE COMMENCEMENT OF ANY CONSTRUCTION. II. AFTER CONSTRUCTION OF ALL WALLS AND PARTITIONS. III. ON COMPLETION OF ALL CONSTRUCTION AND FINISHING.	1.00	
3	BLOCK MASONRY		
	PROVIDING & LAYING STANDARD CEMENT CONCRETE HOLLOW BLOCK MASONRY WALL, USING MACHINE-MADE BLOCKS AND APPROVED QUALITY OF FINE AND COURSE AGGREGATE LAID IN 1:5 CEMENT SAND MORTAR, IN ANY SHAPE, LENGTH, OR HEIGHT INCLUDING, RAKING JOINTS, SCAFFOLDING, ANCHOR BARS, CURING, CUTTING OF FLOOR FOR MASONRY ETC. COMPLETE AS PER DRAWINGS, SPECIFICATIONS AND AS DIRECTED BY THE ENGINEER. WETTED FOR THREE DAYS AFTER COMPLETE LYING OF WALL. SINGLE SIDE FACE TO BE TAKEN FOR MEASUREMENT		
	HOLLOW BLOCK 5" THICK BLOCK MASONRY		
	PROVIDING AND FABRICATION OF GROOVES IN BLOCK MASONRY OR DRY WALLS AS PER DETAILS PROVIDED INCLUDING PROPER FINISHING/ GROOVE SIZE TO BE 1/8".	3,500.00	
4	PLASTER WORK		
	PROVIDING AND LAYING CEMENT SAND PLASTER 1:4 USING O.P. CEMENT & FINE SAND ON WALLS, COLUMNS AND WHEREVER REQUIRED OF ANY SHAPE, CURVE AND DESIGN USING EXPANDED METAL MESH ON JOINTS COLUMNS WITH WALL AND ON CONDUITS FILLING SCAFFOLDING WITH MAKING EDGES CORNERS, HOISTING, WATERING, CURING AT ANY HEIGHT SMOOTHLY FINISHED INCLUDING MAKING DRIP COURSE AT ALL PROJECTIONS, SLABS OFFSETS OR WHERE AS REQUIRED COMPLETE AS PER SPECIFICATIONS AND INSTRUCTION OF THE ENGINEER/ ARCHITECT.	7,000.00	
5	GYPSUM BOARD VERTICAL BAND		

	P/F OF 3'-2" HIGH 12MM TH. GYPSUM BOARD VERTICAL BAND WITH FRAMING IN ALL RESPECT ABOVE 8' HEIGHT. TO BE SEALED AT THE BOTTOM TO CONTAIN AND AFIX GLASS PANELS AND DOORS IN THEIR FRAMES. COMPLETE IN ALL RESPECT AS PER DRAWING AND INSTRUCTION OF THE ARCHITECT. NOTE: COST OF PAINT FINISH TO BE INCLUDED IN THE ITEM.	130.00	RFT
6	PROVIDING AND FIXING OF ALUMINUM U CHANNELS FOR GLASS AND DOOR PANELS OF 3/4" HEIGHT WITH THICKNESS 2MM OF COLOR AS APPROVED BY ARCHITECT ALONG WITH GASKETS AND FIXING MECHANISM.	1.00	JOB
7	GLASS PARTITION WALL		
	PROVIDING, FABRICATION & FIXING 8FT HIGH 12mm THICK TEMPERED ULTRA CLEAR MACHINE EDGED, GLASS PARTITIONS WITH ALL SIDES POWDER COATED ALUMINUM SECTION 12mm THICK BORDER AS APPROVED BY ARCHITECT. SECTION DESIGN TO BE CONFIRMED BY THE ARCHITECT. WITH GASKET WAS FLUSHED AND CLEANED TO MATCH FRONT AND BACK SURFACE AND SHAPE INCLUDING FROSTING FILM PASTED ENSURING NO BUBBLES OR ANOMALIES ARE FOUND AS SHOWN IN DRAWINGS/ INSTRUCTED BY THE ARCHITECT, INCLUDING BOLTS, NUTS, SCREWS ALUMINIUM CHANNEL IF REQUIRED FOR SAFELY MOUNTING AND ANCHORING THE GLASS PARTITION. BOLTED/ CONNECTED TO GROUND AND CEILING AT EVERY 4 FEET SPACE OR WHEREVER GLASS CUTTING IS ENCOUNTERED, CONTRACTOR TO ENSURE SEAMLESS EDGING SOLUTION WITH A TOLERANCE OF UP TO 0.5MM. COMPLETE IN ALL RESPECTS. NOTE: CONTRACTOR TO SUBMIT SAMPLES OF EACH ITEM INCLUDING FROSTING FILM TO BE USED ALONG WITH SPECIFICATION TO THE CONSULTANT FOR APPROVAL. THE CONTRACTOR MUST PROVIDE A DETAILED SHOP DRAWING OF FRAMING, GLASS PARTITION, CUTTING, AND DOOR DETAILS AND PATCH FITTINGS IF ANY BEFORE THE START OF WORK.	750.00	SFT
8	GLASS DOORS SWING		
	P/F TEMPERED GLASS DOOR USING 12MM CLEAR GLASS WITH FROSTING FILM PASTED WITHOUT BUBBLES OR ANOMALIES, IMPORTED CONCEALED FLOOR DOOR CLOSERS LG/NEW STAR MADE JAPAN, 3 FEET LONG S.S DOOR HANDLE ON BOTH SIDE, DOOR LOCKS. COMPLETE IN ALL RESPECTS AS PER DRAWINGS, SPECIFICATIONS AND TO THE SATISFACTION OF THE CONSULTANT AND ENGINEER IN CHARGE. (J.B SAEED OR EQUIVALENT.)		
A.	DOUBLE LEAF SWINGING DOORS (8'-0" X 8'-0")	1.00	Nos
B.	DOUBLE LEAF SLIDING DOORS (7'-0" X 8'-0")	2.00	Nos
C.	REMOVING, SHIFTING, AND REFIXING OF EXISTING GLASS DOOR INCLUDING REPLACEMENT OF FLOOR MACHINES AND FIXING OF 20 FT LONG ALUMINUM CHANNELS AS PER SAME EXISTING DESIGN AND SIZE ETC COMPLETE IN ALL RESPECTS	1.00	JOB
9	WOODEN DOOR		
	PROVIDING AND FIXING OF PARTIAL FRAMED 1.5" THICK SOLID OAK PANEL DOOR WITH BAMBOO PANEL FINISHING AS APPROVED BY ARCHITECT (IN CONTINUATION WITH THE ADDED FINISH ON THE GYPSUM BAND ON THE CORRIDOR SIDE). HAVING IRON MONGRIES INCLUDING COAT HANGERS, DECORATIVE MORTGAGE-STYLE LOCK OF MAKE YALE OR EQUIVALENT, HANDLES 3' TALL. HINGES, AND ALL OTHER ACCESSORIES OF ARCHITECT'S CHOICE. COMPLETE IN ALL RESPECT. THE CONTRACTOR MUST SUBMIT SHOP DRAWINGS AND APPROVE ALL ACCESSORIES BEFORE EXECUTION.		
	3'-0"x 8'-0" (WIDTH x HEIGHT)	18.00	
A.	REPAIRING & RE-FIXING OF EXISTING DOOR INCLUDING POLISH ACCESSORIES AS PER REQUIREMENT DIFFERENT SIZES OF DOORS	Rate Only	No.
10	DOOR FRAME STIFFNERS		
	GI REINFORCED STIFFNER SECTIONS HAVING SAME FINISH AS DOORS TO BE PLACED ADJACENT TO DOOR FRAME AND PERPENDICULAR TO DOUBLE GLAZED GLASS PANEL, MAINTAINING A GROOVE OF 4MM. TO BE SEALED ON ALL SIDES USING SILICONE GASKET.	14.00	
11	SIGNAGE	18.00	
	10"x3" ALUMINUM SIGNAGE WITH CUTOUT LETTERING IN BRASS FINISH AS APPROVED BY ARCHITECT TO BE FIXED USING PEGS, AS PER DESIGN AND DRAWING SHARED BY ARCHITECT.		
12	WALL PANELING		
	PROVIDING AND FIXING OF MACHINE POLISHED WALL OF APPROVED MARBLE INCLUDING BULL NOSING / CHAMFERING ON EDGES, ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. FIBER MESH TO BE PASTED AT THE BACK SIDE OF THE MARBLE USING EPOXY RESIN BEFORE FIXING TO ITS POSITION. ALL CONCRETE/ DRY BOND WORKS ARE INCLUDED IN THE JOB.		
A.	MATTER HIGH PERFORMANCE BAMBOO WALL PANELS 1.2m*3.1m*8mm, density 0.8 with H Groove CLADDING OVER GYPSUM BAND; With appropriate certified cladding system. Complete in All Respect. (AS PER ARCHITECTS RECOMMENDATION AND CHOICE.)	400.00	SFT

B.	Fluted Wall Panels; WPC Wall Panels made from wood and plastic fibers panels; provide heat and sound insulation while requiring minimal maintenance.; 2900 x 122 x 12mm or 2900 x 130 x 12mm; Whichever is selected on site with Architects Consent. The PANELS MUST BE APPLIED AND PLACED WITH APPROPRIATE CERTIFIED CLADDING SYSTEM COMPLETE IN ALL RESPECT.	400.00	SFT
C.	DECO PAINTED MARINE PLY SHEET 12 mm th MARINE PLY SHEET WITH ROUGH WOOD FRAMING of 1" by 2" @ 1 feet c/c at back SIDE to secure in place to desired celing level or on wall complete in all respect. As per drawing.	700.00	Sft
13	ENVICRETE WALL PANELING		
	PROVIDING AND FIXING OF FLUTED PANELS/ OR AS PER CHOICE OF ARCHITECT MADE OF MDF PROFILED TO ARCHITECTS SPEC 16mm THICK, PASTED ON TOP OF 12mm TH MARINE PLY SHEET WITH ROUGH WOOD FARMING of 1" by 2" @ 1 FEET c/c AT BACK SIDE TO SECURE IN PLACE TO DESIRED CEILING LEVEL AS PER DRAWING. MDF PANEL BATTONS TO BE PASTED AFTER MAKING IT SECURE IN PLACE WITH APPROVED DECO PAINT FRONT AND BACK ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. ALL NECESSARY SUPPORT/ FRAMING STRUCTURE IS INCLUDED IN THE JOB. ALL NAKED EDGES TO BE PROFILED USING UPVC 2MM THICK STRIP 1" BY 1/2" SIZE PASTED AND NAILED USING HEADLESS NAILS OF MATCHING COLOR MAY IT BE DECO PAINTED TO MATCH THE COLOR OF THE PANELS. SECTION PLY: 28mm, FRAMING: 25mm Th MATERIAL. NOTE: CONTRACTOR TO INCLUDE PRICE OF CUTTING FOR LIGHT ACCESSORIES AND CREATION OF ACCESS PANELS WHERE NEEDED.	2,200.00	SFT
14	ROLLER BLINDS		
	PROVIDE AND INSTALL IN POSITION ROLL-UP WINDOW BLINDS OF APPROVED COLOR AND SPECIFICATIONS, CHAIN OPERATED ROLLER BLIND (PROTECTOR OR APPROVED EQUIVALENT) WITH APPROVED FABRIC SCREW ON WALLS, INCLUDING ALL HARDWARE, WASTAGE, LIFTING, CUTTING, FIXING, SCAFFOLDING ETC., COMPLETE AS PER DRAWING & INSTRUCTION OF THE ARCHITECT. HEIGHT 11' FOR PAYMENT NET INSTALLED BLIND (INCLUDING TOP & BOTTOM CHANNEL) AREA WILL BE MEASURED.	2,500.00	SFT
15	ALUMINIUM PELMIT (FOR ROLLER BLINDS)		
	PROVIDING AND FIXING OF 6" HIGH ALUMINUM PELMET WITH HIDDEN SUPPORT TO HIDE BLIND'S ROLLER. APPLIED WITH THREE COATS OF MATTE FINISH PAINT ETC. COMPLETE IN ALL RESPECT ETC.	260.00	RFT
16	SPC TILES FLOORING		
	PROVIDING AND LAYING BEST QUALITY APPROVED SPC TILES THICKNESS 4.0+1.0MM EVA COMPRISING A RIGID LIMESTONE AND PVC COMPOSITE CORE WITH UV-CURED .3MM WEAR LAYER AND CLICK-LOCK INSTALLATION SYSTEM. FLOORING SHALL BE WATERPROOF, SCRATCH, STAIN, AND IMPACT RESISTANT, SUITABLE FOR HEAVY COMMERCIAL USE. INSTALL OVER A CLEAN, LEVEL SUBSTRATE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, INCLUDING ALL NECESSARY TRIMS, TRANSITION STRIPS, CUTTING, FITTING, AND ACCESSORIES FOR A COMPLETE FINISHED INSTALLATION.. NOTE: SAMPLES & TILE-CUTTING DRAWINGS ARE TO BE APPROVED BY ARCHITECT. TO BE SOURCED FROM ENVICRETE OR EQUIVALENT.		
A.	Floor Tile Type 01 Envicrete Sol 2018	2,750.00	
	Floors, polished, non-slip surface		SFT
B.	Floor Tile Type 02 Envicrete Sol 2019	2,200.00	
	Floors, polished, non-slip surface		SFT
C.	Floor Tile Type 03 Envicrete Sol 1011		
	Floors, polished, non-slip surface	2,000.00	SFT
D.	Floor Tile Type 04		
	Floors, polished, non-slip surface	550.00	SFT
16	CARPET TILE		
	SUPPLY AND INSTALLATION OF COMMERCIAL-GRADE CARPET TILES, INCLUDING ALL NECESSARY SURFACE PREPARATION, ADHESIVE, CUTTING, FITTING, ALIGNMENT, AND FINISHING. CARPET TILES SHALL BE DURABLE, STAIN-RESISTANT, AND SUITABLE FOR HEAVY OFFICE USE, INSTALLED OVER A CLEAN, LEVEL SUBSTRATE AS PER MANUFACTURER'S RECOMMENDATIONS. RATE SHALL INCLUDE ALL ACCESSORIES, WASTAGE, TRIMS, AND COMPLETE INSTALLATION TO ACHIEVE A FINISHED FLOORING SYSTEM.	1,000.00	SFT
17	UPVC SKIRTING		
	P/F OF HIGH-QUALITY UPVC SKIRTING WHITE 4" HIGH & 1/2" THICK COMPLETE IN ALL RESPECTS APPROVED COLOR/TEXTURE, AS PER DRAWINGS, SPECIFICATIONS, AND AS DIRECTED BY THE ARCHITECT.	850.00	RFT
18	PAINT WORKS		
	PROVIDING AND APPLYING PAINT ON WALLS/ ETC. INCLUDING RUBBING WITH SANDSTONE, FILLING THE UNEVEN SURFACES WITH PUTTY, CRACKER, AND EPOXY TREATMENT (IF REQUIRED) , RUBBING WITH SANDPAPER AND PREPARING THE SURFACE. APPLYING COATS OF PRIMER ON INTERNAL WALLS TO PREPARED SURFACE OF PLASTERED AND FINISH PAINT COATS AS INDICATED IN SUB ITEMS, COMPLETE IN ALL RESPECTS AS PER DRAWINGS. (ICI EASY CARE OR EQUIVALENT)		

A.	PLASTIC EMULSION PAINT(ON INTERIOR WALLS) 3 COATS (WASHABLE PAINT)	5,760.00	SFT
B.	PLASTIC EMULSION PAINT(WHITE ON GYPUSM CEILING ETC.) 3 COATS (WASHABLE PAINT)	4,000.00	SFT
C.	ENAMEL PAINT OF DUCTS, PIPES, CONDUITS, ETC. (ANTI FUNGAL)	960.00	SFT
D.	PLASTIC EMULSION PAINT (PAINT ON THE CEILING CEILING) 3 COATS	4,800.00	SFT
19	GYP SUM CEILING		
	P/F IN POSITION GYPSUM BOARD CEILING, CONSISTING OF G.I. FRAME WORK OF APPROVED SECTIONS WITH G.I. HANGERS AND 16-18 SWG. 12MM THICK MOISTURE RESISTANT GYPSUM BOARD SHEET FIXED ON FRAME WITH APPROVED PAINT FINISH ON GYPSUM, CUTTING OF OPENING FOR LIGHT FIXTURES / AC CASSETTES WITH MAKING OF LIGHT PELMET, FIBER TAPE ON JOINTS, METAL TAPE ON EDGES, INCLUDING PRIMER COAT FILLING IF REQUIRED AND ALL OTHER HARDWARES, WASTAGE, SCAFFOLDING, MAKING ACCESS PANEL (WHERE REQUIRED), ETC., COMPLETE IN ALL RESPECT. NOTE: FLAT AREA OF CELING WILL BE MEASURED AND PAID. THE CONTRACTOR WILL HAVE TO GET A SAMPLE APPROVED FROM THE CONSULTANT BEFORE EXECUTION. THE SAMPLE SHOULD HAVE A GROVE AND WHITE MATT PAINT FINISH.	4,000.00	SFT
20	PROVIDING AND FIXING 1/4" THICK ALUMINIUM U-CAPS FOR GYPSUM BORDER WALLS TO BE FIXED ON THE GYPSUM BOTTOM SURFACE ETC COMPLETE IN ALL RESPECTS	1,200.00	RFT
21	CARPENTRY WORK		
A.	PANTRY CABINET		
	P/F OF CABINETS MADE OF LAMINATED SHEET, INCLUDING APPROVED HANDLES, HINGES, LOCKS AND SHELF, SHUTTER FINISH WITH APPROVED DRAWING AND DESIGN. COMPLETE IN ALL RESPECT. UPPER CABINET (1'-6" DEEP)	60.00	Sft
B.	CORIAN TOP	17.00	SFT
22	PROVIDING AND FIXING IN POSITION JANITORAL CABINETS 24" DEEP CONSISTING OF 3/4" THICK FOAM BOARD ON FRONT SHUTTER AND DRAWERS, AND SHELVES MOULDING 1/2"x3/4" INCLUDING NAILS,SCREWS, BOLTS, HINGES, CATCHERS, LOCKS, HANDLES, LIPPING COMPLETE IN ALL RESPECTS.	44.00	SFT
	MISCELLANEOUS ITEMS		
23	DESIGNING OF EMERGENCY EVACUATION PLANS FLOOR INCLUDING PRINTING AND FIXING OF PLANS ON 2MM THICK ACRYLIC SHEETS ETC COMPLETE IN ALL RESPECTS	4.00	No.
24	PLANTERS		
	PLANTER BODY: 18 MM MOISTURE-RESISTANT MDF OR FSC-CERTIFIED PLYWOOD SUBSTRATE. HIGH-PRESSURE LAMINATE (HPL) OR PREMIUM MELAMINE FINISH. MATCHING 2 MM ABS EDGE BANDING. INTERNAL GALVANIZED STEEL REINFORCING FRAME WHERE REQUIRED FOR SPANS EXCEEDING 1800 MM. INTERNAL PLANT TROUGH: 2 MM THICK FIBERGLASS REMOVABLE WATERPROOF LINER. FULLY SEALED AND CORROSION RESISTANT. OPTIONAL INTEGRATED DRAINAGE RESERVOIR WITH OVERFLOW PROTECTION. HARDWARE: CONCEALED STAINLESS STEEL FASTENERS. ADJUSTABLE LEVELING FEET. ZINC-PLATED INTERNAL BRACKETS. FINISH: WOODGRAIN LAMINATE (WALNUT, OAK, ASH, BLACK OAK AS APPROVED BY CLIENT). LOW VOC COMMERCIAL-GRADE FINISH. SCRATCH AND MOISTURE-RESISTANT UV-STABLE SURFACE. MATTE FINISH (5-10% GLOSS).		
	Size: 10" internal trough, 12" width 3' height, 4' length.	30.00	No.
25	PROVIDING AND FIXING OF PERTAL WOODEN PAINTING FRAMES INCLUDING PRINTING OF PAINTINGS ON CANVAS ETC COMPLETE IN ALL RESPECTS (4' x 3')		
	> AVERAGE SIZE 17 SFT	30.00	No.
26	SUBMITTALS, INSPECTIONS, OPERATION, DRAWINGS ETC.		
	SUBMITTALS, SAMPLES, INSPECTIONS, ETC.		
27	SUBMITTALS, SAMPLES, INSPECTIONS, OPERATION AND MAINTENANCE MANUALS AND THE LIKE AS REQUIRED BY SPECIFICATION.	1.00	JOB
	SHOP DRAWINGS & AS-BUILT DRAWINGS		
28	PREPARATION AND SUBMISSION OF HARD AND SOFT (.dwg) COPIES OF SHOP DRAWINGS & AS-BUILT DRAWINGS OF EACH JOB AT THE END OF THE EXECUTION.	1.00	JOB
29	PROVIDING AND INSTALLATION OF PERFORATED TYPE SHEETS TO BE FIXED ABOVE MAIN ENTRANCE DOORS FOR BLOCKAGE OF PATHWAYS FOR RODENTS ETC COMPLETE IN ALL RESPCTS	1.00	JOB
30	FILLING OF CURTAIN WALL GAPS USING SILICON	1.00	Job

3RD FLOOR FURNITURE

NOTES:

> ALL THE FURNITURE ITEMS LISTED BELOW MUST BE PROCURED BY APPROVED VENDOR BRAND I.E. GLOBAL, MASTER, INTERWOOD, DIMENSIONS OR EQUIVALENT.

> COMPLETE PROFILE BROCHURE OF ITEM ORIGIN OF ITEM TO BE SUBMITTED BY TENDERER.

> THE FINISHED PRODUCT SHALL BE DELIVERED TO THE SITE DULY COVERED WITH BUBBLE SHEET TO AVOID ANY BREAKAGE ETC. HOWEVER IN CASE OF ANY MINOR REPAIR ARISING OUT OF TRANSPORTATION ETC. THE SAME SHALL BE REPAIRED/ REPLACED IMMEDIATELY BY THE SUPPLIER WITHOUT ANY EXTRA COST.

> 1 YEAR COMPREHENSIVE MAINTAINANCE TO BE A PART OF TENDER WITH ALL STRUCTURAL, MECHANICAL, FINISHING WORKS TO BE INCLUDED.

> ALL FABRICS, LEATHERS, AND FINISHES WILL BE APPROVED UPON PHYSICAL INSPECTION OF SWATCHES BY ARCHITECT.

TABLES				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	WORKSTATION 4P	Modification of existing 4-seater workstation, including replacement of existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft edges. Fabric finish and color to be as approved by the Architect. Provide integrated cable management system, including under-desk cable tray, cable access grommets, and vertical cable risers where required. Workstation to include adjustable leveling feet and all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one 3-drawer mobile pedestal per workstation position, complete with central locking system, finished in high-pressure laminated sheet as per selection. Size: 4'-0" x 7'-0"	4	
2	WORKSTATION 2P	Modification of existing 4-seater workstation by dividing the unit through the center to form two (2) separate 2-seater workstations, including all necessary alterations to the worktop, supporting frame, and base. Provide new matching edge lipping to all cut and exposed worktop edges and complete all modifications for a seamless finished appearance. Replace existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft rounded edges. Fabric finish and color shall be as approved by the Architect. Provide integrated cable management, including under-desk cable trays, cable access grommets, and vertical cable risers where required. Include adjustable leveling feet, all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one (1) 3-drawer mobile pedestal per workstation position, complete with central locking system and finished in high-pressure laminated sheet as per approved selection. Size: 4'-0" x 3'-6"	4	
3	WORKSTATION 1P	Supply and install single-person workstation comprising a 25 mm thick high-density MDF/particle board worktop finished in high-pressure laminate to match existing workstations, complete with matching 2 mm PVC edge banding. Workstation to be supported on a heavy-duty white powder-coated mild steel frame with rectangular box-section legs. Provide one integrated 3-drawer mobile pedestal in matching laminate finish, complete with central locking system, comprising two stationery drawers and one filing drawer mounted on concealed castors. Include concealed under-desk cable management for cable routing beneath the worktop. Unit shall be factory-fabricated with concealed mechanical fixings, all joints flush and securely assembled, complete with all necessary hardware and accessories for a fully finished installation. Size: 2'-0" x 3'-6"	14	
4	MANAGER TABLE	Modification and refurbishment of existing manager's table, approximately 2.5 ft x 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.	10	
6	EXECUTIVE TABLE	Supply and install a manager Table complete with integrated storage drawers and side cabinets, manufactured from premium-quality engineered wood (MDF/particle board) with high-pressure laminate (HPL) finish on all exposed surfaces. The table shall be provided with PVC edge banding, concealed cable management provisions, lockable drawers, cupboards with shelves, high-quality soft-close hinges, telescopic drawer runners, and all necessary hardware and fittings. The dimensions and configuration and finish shown on the approved drawings or as directed by the Architect.	2	
7	SIDE TABLE TYPE 2	Supply and install side table of contemporary open-frame design, constructed from high-density MDF finished in white marble-effect high-pressure laminate (or approved equivalent), complete with matching edge treatment. Table to comprise a square top, two side panels, and an open storage compartment. All joints shall be flush with concealed fixings to provide a seamless appearance. Complete with protective floor glides, all necessary hardware, fixings, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	2	

8	CENTER TABLE	Supply and install contemporary rectangular coffee table comprising a 25 mm thick engineered stone or marble-effect solid surface top (or approved equivalent) with smooth polished finish and square edges. Table to be supported on recessed pedestal legs constructed from high-density MDF finished in dark oak wood veneer or high-pressure laminate, as approved by the Architect. All joints to be flush with concealed mechanical fixings, complete with protective floor glides, and all necessary hardware, fittings, and accessories for a complete and finished installation in accordance with the approved design and dimensions.	2	
9	HUDDLE TABLE	Supply and install contemporary meeting table of 5 person capacity, timber veneer or high-pressure laminate (HPL) round top 50" diameter, with chamfered edges, mounted on a central enclosed pedestal base. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	2	
10	MEETING TABLE	Contemporary meeting table of approximately 10-person capacity, timber veneer or high-pressure laminate (HPL) top with chamfered edges, mounted on a central enclosed pedestal base with integrated cable management. Table to include recessed cable access point(s) suitable for power and data connectivity. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	1	
11	CONFERENCE TABLE	Supply and install executive conference table, complete with laminated MDF or engineered wood top with impact-resistant PVC edging, cable management ports with integrated cable tray, heavy-duty powder-coated steel support frame and central support pedestal, suitable for boardrooms and meeting rooms. Table shall be designed for heavy commercial use with a durable scratch-, stain-, and moisture-resistant finish. Colour and finish to be selected by the Architect. Overall dimensions approximately 3600(L) × 1400(W) × 750(H) mm or approved equivalent.	1	
12	CAFÉTERIA TABLE 4P	Supply and install commercial-grade 4-person rectangular café table, overall size 1200 × 750 × 750 mm high, comprising compact laminate or timber veneer top on moisture-resistant substrate with powder-coated steel pedestal or leg frame, adjustable levelling feet and concealed fixings. Finish and colour to Architect's approval.	12	
13	CAFÉTERIA TABLE 6P	Supply and install commercial-grade 6-person rectangular café table, overall size 1800 × 900 × 750 mm high, comprising compact laminate or timber veneer top on moisture-resistant substrate with powder-coated steel leg frame or pedestal base, adjustable levelling feet and concealed fixings. Finish and colour to Architect's approval.	2	

SOFA & CHAIR				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	OFFICE CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	38	
2	MANAGER CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	10	
3	EXECUTIVE CHAIR	Supply and install high-back executive office chair with upholstered seat, backrest and headrest, fixed armrests, height-adjustable gas lift, tilt mechanism, polished aluminium five-star base, and smooth-rolling castors. Complete with all fittings and accessories for finished installation. Fabric finish and color as per Architects selection.	2	

4	VISITOR CHAIR	Supply upholstered swivel chair, complete with moulded plywood or reinforced internal shell, high-density polyurethane foam seat and back cushions, premium commercial-grade fabric upholstery, integrated upholstered armrests, and black powder-coated steel 4-star swivel base with smooth 360° rotation. Chair shall be ergonomically designed for meeting rooms, executive offices, conference facilities, and collaborative workspaces, suitable for heavy commercial use. Colour and fabric finish to be selected by the Architect/Client from the manufacturer's standard range. Overall dimensions approximately 620(W) × 620(D) × 820(H) mm or approved equivalent.	24	
5	SOFA 3-SEATER	Supply and install contemporary two-seater lounge sofa with clean-lined square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette (colour to Architect's approval). Upholstery to be stain-resistant, commercial-grade, minimum 100,000 Martindale rubs (or approved equivalent). Foam density to be Seat 35–40 kg/m ³ minimum; back 28–35 kg/m ³ minimum. Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 1600–1800 mm (L) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use. All dimensions to be verified prior to manufacture	2	
6	CHAIR	Supply and install matching contemporary lounge chair with square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette to match sofa (colour to Architect's approval). Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 850–1000 mm (W) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use.	2	
7	HUDDLE CHAIR	Supply and install commercial-grade huddle chair featuring a fully upholstered wrap-around shell with integrated curved armrests, contoured backrest and high-density moulded foam seat for enhanced comfort. Chair to include gas-lift height adjustment, 360° swivel mechanism and polished aluminium five-star base with twin-wheel castors. Upholstery and finish to Architect's approval.	10	
8	MEETING CHAIR	Supply and install meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use.	10	
9	CONFERENCE CHAIR	Supply and install meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use. Fabric color and finish as per Architect's selection.	12	
10	CAFETERIA CHAIRS	Supply and install commercial-grade café chair comprising solid timber frame, moulded plywood backrest and upholstered seat with high-density foam. Factory-painted finish in Architect-selected colour, complete with non-marking nylon glides and all necessary fixings.	60	
12	BAR STOOLS	Supply and installation of modern bar chairs suitable for office breakout areas, featuring a durable commercial-grade frame structure with upholstered seat and backrest for user comfort. Chairs shall be ergonomically designed with appropriate seat height, sturdy base/legs, and high-quality finish suitable for frequent office use. Upholstery shall be stain-resistant and easy to maintain, with finish, color, and material as approved by the consultant. Complete with all necessary fittings, hardware, and accessories for a finished installation.	15	
MICS.				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	PLANTERS TYPE A	Supply and install planter with the following specifications. Planter Body: 18 mm moisture-resistant MDF or FSC-certified plywood substrate. High-pressure laminate (HPL) or premium melamine finish. Matching 2 mm ABS edge banding. Internal galvanized steel reinforcing frame where required for spans exceeding 1800 mm. Internal Plant Trough: 2 mm thick fiberglass removable waterproof liner. Fully sealed and corrosion resistant. Optional integrated drainage reservoir with overflow protection. Hardware: Concealed stainless steel fasteners. Adjustable leveling feet. Zinc-plated internal brackets. Finish: Woodgrain laminate (Walnut, Oak, Ash, Black Oak as approved by client). Low VOC commercial-grade finish. Scratch and moisture resistant UV stable surface. Matte finish (5–10% gloss)	8	

		Size: 10" internal trough, 12" width 3' height finished planter, length as per drawings. All dimensions to be verified prior to manufacture.		
2	PLANTERS TYPE B	Supply and install freestanding rectangular planter, approximately 600 mm (2'-0") wide and 2'-5" height, constructed in durable terrazzo finish (or approved equivalent) suitable for indoor office use, complete with internal liner, drainage provision where required, levelling base, and all necessary accessories and installation for a complete finished unit. All dimensions and finishes to be verified prior to manufacture.	6	
3	STORAGE AND SHELVING UNIT	Supply and install a standalone storage and open shelving unit in approved laminate finish, comprising a combination of MS frame, open display shelves and enclosed storage with hinged, complete with adjustable shelves, edge banding, strip light, concealed hardware, levelling feet, and all necessary fittings, accessories, and installation for a complete unit. Design as per Architect's drawing and render.	3	

3RD FLOOR ELECTRICAL WORKS

S.No.	DESCRIPTION		
	NOTE: ALL SAMPLES/TECHNICAL SPECIFICATIONS ARE TO BE APPROVED BY THE ARCHITECT / CONSULTANT PRIOR TO THE EXECUTION OF WORKS. BIDDER IS ADVISED TO CONFIRM THE RUNNING LENGTHS, QUANTITIES, MISSING ITEMS IN BOQ, TERMINATIONS AS PER SITE CONDITIONS, REQUIREMENTS OF CLIENT BEFORE COMMENCEMENT OF WORK, BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL SPECIFICATIONS, PROPOSED SYSTEM SCHEMATICS, SUPPLY AND EXECUTION TIMELINES FOR THE SYSTEM OFFERED. ENTIRE SYSTEM TESTING AND COMMISSIONING OF THE ALL ITEMS TERMINATIONS, TESTING AND COMMISSIONING AT BOTH ENDS, INCLUDING SUBMISSION OF SHOP DRAWINGS, ASBUILT DRAWINGS, DETAILED TEST REPORTS FROM THE PRINCIPALS AND AS PER SITE PERFORM TEST REPORTS ARE REQUIRED. CLIENT SHALL HAVE RIGHTS TO ADD OR DELETE ANY ITEMS FROM THE VENDOR SCOPE AFTER AWARD OF WORK. ALL ACTIVE EQUIPMENT SHALL BE SAME MAKE OF APPROVED BRAND AND SHALL BE BASED ON LATEST AVAILABLE MODEL AND SERIES. CLIENT HAVE RIGHTS TO ASK AND DELIVER THE SAME MAKE OF EQUIPMENT TO PROVIDE AND INSTALL.		
	NOTE: 1) ALL FIXTURES/MATERIALS/EQUIPMENT MAKE AND MODELS SUBJECT TO APPROVAL OF ARCHITECT/CONSULTANT. 2) QUANTITIES MAYBE +/- VARY ACCORDING TO SITE CONDITIONS AND REQUIREMENTS. 3) THE BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL LITERATURES OF ALL MATERIALS ALONGWITH TENDER DOCUMENTS. 4) CONTRACTOR SHALL BE BOUND TO PROCURE MATERIALS FROM LIST OF APPROVED MANUFACTURERS & ONLY FROM AUTHORIZED DISTRIBUTOR 5) THE DIAMETER/SIZES ARE INDICATIVE ONLY. DEPENDING ON THE ACTUAL REQUIREMENTS AND MIGHT BE REQUIRED BASED ON EQUIPMENT SUPPLIER RECOMMENDATIONS. 6) CONTRACTOR SHALL BE RESPONSIBLE TO TAKE THE PRIOR WRITTEN APPROVAL FROM CLIENT; RELATED TO ANY ADDITIONAL COST, ADDITIONAL QUANTITIES & VARIATIONS. 7) ALL STATUTORY/GOVERNMENT/MOCKUP/SAMPLES APPROVALS SHALL BE OBTAINED BY THE CONTRACTOR AT NO EXTRA COST.		
1	WIRING / WIRING ACCESSORIES	QTY	UNIT
	Providing, installation, testing, tagging's & commissioning of following items including all material, tools, labor & accessories required for completion of work as per specifications, details & drawings. Complete in all respects. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
2	SMALL WIRING FOR LIGHTS		
	Circuit wiring from respective distribution board to switch board using following size of Stranded/Flexible, PVC Insulated wire in appropriate size of pvc conduit / channel/cable tray including all accessories as shown in the drawings.		
a.	3 x 2.5 Sqmm PVC, Cu	40	Nos.
b.	Wiring for light point from switch board to first light point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm of pvc conduit / channel / cable tray including complete with all accessories as shown in the drawings.	80	Nos.
c.	Wiring for light point to point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm size of pvc conduit / channel / cable tray complete with all accessories as shown in the drawings.	350	Nos.
3	SMALL WIRING FOR UTILITY POWER SOCKETS & UPS		

	Circuit wiring from respective distribution board to 13A Multi Pin / 15A,3Pin Switch Socket unit (first outlet) using following Stranded/flexible Copper Conductor, color coded wire in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Item include floor/wall cutting if required as per site conditions. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
a.	3 x 2.5 Sqmm PVC/Cu (Workstations)	125	Nos.
	Wiring for 13A Multi Pin / 15A 3-Pin Switch Socket units from outlet to outlet using following Stranded/Flexible Copper Conductor, color coded wires in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Wiring on same workstation shall be counted as one. Item include floor/wall cutting if required as per site conditions.		
a.	3 x 4.0 Sqmm PVC/Cu (Others)	20	Nos.
4	WIRING FOR HAND DRYER		
a.	Wiring for Hand Dryer from distribution board to hand dryer using 3C, 2.5 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	4	Nos.
5	WIRING FOR ELECTRIC GEYSER		
a.	Wiring for Electric Heater from distribution board to Electric Heater using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	2	Nos.
6.	WIRING FOR COMMUNICATION RACK		
a.	Wiring for Communication Rack from distribution board to rack using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	1	Nos.
9	WIRING DEVICES / RECEPTACLES		
	Providing, installation, tagging, and commissioning of following wiring devices / light control switches / power receptacles as per BS Standards including 16 SWG MS Powder Coated back boxes with brass earth terminal, flush with wall as shown in drawings and details. (Clipsal Vivace Series White Color)		
	LIGHT CONTROLLED SWITCHES		
a.	One Gang one way 10A Switch	12	Nos.
b.	Two Gang one way 10A Switch	10	Nos.
c.	Three Gang one way 10A Switch	0	Nos.
d.	Four Gang one way 10A Switch	20	Nos.
e.	Five Gang one way 10A Switch	20	Nos.

10	UTILITY POWER RECEPTACLES / SOCKET OUTLETS		
a.	13A, Simplex multi-pin switch Socket Unit	150	Nos.
b.	13A, Duplex flat-pin switch Socket Unit	120	Nos.
c.	13A, Simplex flat-pin switch Socket Unit	1	Nos.
d.	15A, Round 3Pin Switch Socket Unit	2	Nos.
e.	20A, DP Isolator for Electric Heater	20	Nos.
f.	HDMI Outlet with Connectors (Male/Female as required)	20	Nos.
g.	100A, 4P Isolator Switch Unit For AC	2	Nos.
h.	63A 4Pole Industrial Socket & Plugs (for Rack UPS)	2	Nos.
11	TECHNOLOGY BOX		
a.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet & 1 No Data for Telephone (A-TYPE). Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	10	Nos.
b.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	60	Nos.
12	FLOOR BOX		
a.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 2 No Duplex Data Outlet, 1 Simplex Data and 1 NO HDMI(A-TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	12	Nos.
b.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	12	Nos.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
13	LIGHTING FIXTURES		

	Supply, installation, connecting, testing & commissioning of LED light fixtures complete with all supports, fixing arrangements and accessories, including supply and installation of 1x3Cx1.5mm ² flexible cables 300/500V grade copper cables according to BS 6500 and connectors for connections etc., complete in all respects as per Consultant/Architect instructions and approvals (False-ceiling mounted fixtures shall be compatible with and fit exactly into the false-ceiling, mounting frame to be included in cost). Each Light Data Sheet and Dialux Reports are required for entire project.		
a.	DOWN LIGHTS Down Light with 20W , as approved by architect, As approved by architect.	220	Nos.
b.	MAGNETIC DOWN LIGHTS Magnetic Light with 20W LED Light, with Magnetic track. As approved by architect.	15	Nos.
c.	PENDENT LIGHT Pendent Light With 20W LED Light As approved by architect.	12	Nos.
d.	TRACK LIGHT WITH 1 METER TRACK + 03 LIGHTS ON EACH TRACK Track Light Fixture with 30W light As approved by architect.	55	Nos.
e.	LINEAR LED LIGHT Linear Led Light with 40W LED LIGHT As approved by architect.	1	Nos.
f.	MIRROR LIGHT Mirror Light with 10W LED Light. As approved by architect.	1	Nos.
g.	LED STRIP LIGHT LED Strip Light With 10W/Mtr As approved by architect.	400	Rm.
h.	EMERGENCY LIGHTS Butterfly (Round) type Recessed/surface type emergency light 02 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	10	Nos.
i.	EXIT LIGHT Recessed/surface type Exit Sign light Upto 04 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	4	Nos.
j.	WALL LIGHT/PICTURE LIGHT (DECORATIVE TYPE) Light with 12W LED Light. As approved by architect.	15	Nos.
k.	Recessed/Surface/Hanging Type Continuous Linear LED Light (30 Watts Per Meter) in different sizes and shapes 3000K/4000K with Extruded Aluminum Profile (Anodized), High Impact Acrylic Frosted PMMA Diffuser with Integrated Electronic Driver, Hanging & Fixing Accessories suitable	20	Rft.

I.	Indoor type Ceiling Recessed/Surface/Wall/Ceiling Mounted (Stand Alone) I.R Motion Sensor for Lights/Fans having following specifications: 360°, IP41, CARDBOARD Technology, 1 circuit, Automatic on/off, Manual adjustment of light level threshold and time delay via potentiometer, Range Ø8 m, Recommended fixing height: 2.5 m, 3-wire with neutral, Light level threshold: 10 to 1275 lux, Adjustable time delay: 10 s to 10 min, Standby consumption: 0.75 W, Optimum distance between 2 sensors: 6 m, Fixes directly to a false ceiling with mounting claws (included) or installed in a Batibox box, depth 50 mm	20	Nos.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
14	DISTRIBUTION BOARDS & CABLES		
	Providing, Laying, Testing, Termination, Tagging and Commissioning of following multi-core PVC insulated Copper / Aluminum Conductor Cables for main/sub-main power distribution system as shown in the layout plans in appropriate size of conduits. Work also includes necessary termination accessories like compression lugs, color coded sleeves, identification tags etc. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material. MAIN CABLES ALREADY LAID, THESE ARE FROM FLOOR DB TO EQUIPMENT ONLY		
15	Supply, Installation, testing, tagging's, load balancing, FAT, SAT and commissioning of following distribution panels in accordance with the attached single line diagrams and layout plans. The panels shall be made according to the technical specifications attached. Load Flow, ETAB Calculations & Selection Report are required.		
a.	SMDB-3rd-F	1	No.
b.	DB-3rd-1	1	No.
c.	DB-3rd-2	1	No.
d.	DB-C (UPS Power) Only for IT Rack & IT Room Equipment	1	No.
e.	Breakers for SMDB 3rd-F in LT Panel (320~400A 4Pole, Adjustable 36kA)	1	No.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
16	CABLE RACEWAYS / CONTAINMENTS		

	Providing and laying of following PVC conduits / Cable Tray & ladder for main / sub main cables of following sizes of MS Powder Coated Perforated 16 SWG Cable Tray / Cable Ladder with 16 SWG Cover (4 feet covers) duly Painted after degreasing, derusting, phosphating and antirust primer, along with supporting hangers, brackets, elbows, tee & mounting accessories etc. complete in all respect. Note: - Color Printed Tags to be provided at every 3 Meter Length. - Threaded Rods & C-Channel base is required for hanging from Ceiling. - Wall Hanger Supports to be provided wherever required. - U-shaped Fischer plates to be used for joints. - 6 Sqmm braided copper terminals for bonding to be done with every joint (imported) Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	GI PREFORATED CABLE TRAY WITH COVER		
a.	8" x 4" G.I Perforated cable tray, (4"x4" For Power & 4"x4" For Communication) made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories	300	Rft.
b.	6" x 4" G.I Perforated cable tray, made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories (Inside Electrical Room)	100	Rft.
	GI PREFORATED CABLE LADDER WITH PROTECTIVE COVER		
c.	12" x 4" G.I Perforated Cable Ladder, as shown in the design drawings. Item includes all mounting accessories.	100	Rft.
	Supply and installation of following sizes of PVC conduits / pipes including all installation accessories like bends, sockets, flexible conduits, partially above false ceiling and partially embedded in ground etc. , the works also complete with excavation and back filling of 1'-6" deep for laying of main / sub-main cables . Compete in all respects as shown in the drawing.		
d.	20 mm dia PVC conduit	200	Rft.
e.	25 mm dia PVC conduit	150	Rft.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
17	COMMUNICATION SYSTEMS		
	Supply, installation, testing, tagging and commissioning of following items for voice & data communication cabling system including all material , labor , tools , accessories etc. Complete in all respects. Item includes termination of all cables at respective outlets as shown in the drawings and instructed by client. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	HORIZONTAL VOICE & DATA CABLING		

a	Category 6 , UTP Cables , for data communication system at local workstations in 25mm dia PVC conduits under floor as shown in the layout plan and schematic diagrams. Work includes all terminations, management and tagging at both ends. Fluke test reports required.	4,400	Mtr
	INFORMATION OUTLETS	.	
b.	Information Duplex outlet Face plate with 2No. CAT-6 RJ-45 socket for Data communication system / Voice including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	65	Nos.
c.	Information Simplex outlet Face plate with 1No. CAT-6 RJ-45 socket for Data communication system i.e. Wi-Fi / Printer including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	15	Nos.
	PATCH PANELS & CABLE MANANGEMENT		
d.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	5	Nos.
e.	Front & Rear Cable Management for above patch panels.	5	Nos.
	COMMUNICATION RACKS		
f.	42 U communication rack , Imported, Front door with glass cover, lock & key, and front blank panels for covering empty spaces, air flow ducts for effective cooling management inside the rack for switches. Item includes supply and installation of 2nos. 10Way, 32PDU as approved by client.	1	Nos.
	PATCH CORDS Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
g.	1 meter long patch cords for data	As per actual	Nos.
h.	3 meter long drop cord for data	As per actual	Nos.
	Wi-Fi ROUTERS		
j.	Wi-Fi-7 (Access Pont) Blazing Speeds 3.6Gbps wireless + 5Gbps wired aggregate throughput, Wi-Fi 7 Technology 2x2:2 MIMO with MLO, 4KQAM, MRU and Preamble Puncturing, Wide Coverage Up to 175 meters, High Capacity Supports 256 concurrent Wi-Fi client devices, Robust Security Secure boot, digital signature protection and unique per-device credentials, Smart Power Adaptation Auto-detection of PoE+, Flexible Management Embedded controller for managing up to 50 local GWN Aps, GDMS Networking for unlimited cloud-based management, GWN Manager for on premise control. (Reference Make: Grand Steam, Model GWN7670 Dual-Band Wi-Fi 7 Access Point or upper side models)	5	Nos.
	IP PABX		
k.	IP PABX with 20in line and 200 out point . Complete with all terminations and installations, complete in all respects	1	No.
	NETWORK SWITCH		
l.	NETWORK Switch 48 port for Networking (Make : CISCO)	9	Nos.
	HDMI CABLE		

m.	HDMI Cable for TV & Projector	150	RMtr.
n.	HDMI Outlet with Back Boxes & Connectors at both ends	15	Nos
	TESTING & COMMISSIONING		
o.	Comprehensive Fluke Testing, Tagging and commissioning Report of complete structured cabling system including written warranties from the Principal Manufacturer. Integration with this existing system complete in all respects, fully functional and as per the specification and Consultant's Approval.	1	Job
p.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
19	CCTV SECURITY SURVEILLANCE SYSTEM		
	Providing, installation, testing, tagging and commissioning of following items for CCTV and music systems including all wiring accessories, junction boxes etc. Complete in all respects.		
a.	Wiring for CCTV Camera using Cat-6 UTP cables in appropriate size of PVC conduits from NVR to each camera as shown in the layout plans including MS powder coated junction boxes as shown in the drawings. Complete in all respects. Fluke Test Reports Required.	15	Nos.
b.	6 MP Fixed IP Network Bullet / Dome Camera- Support Human and Vehicle Detection- Smart Hybrid Light: advanced technology with long range- Efficient H.265+ compression technology- Max. Resolution 3200 × 1800- Lens Type Fixed focal lens, 2.8 and 4 mm optional- Supplement Light Range: Up to 30 m- IR Wavelength 850 nm- Image Enhancement BLC,HLC,3D DNR- Day,Night,Auto,Schedule- Support on-board storage up to 512 GB (SD card slot) (Optional)- Built-in microphone for real-time audio security- Water and dust resistant (IP67) and vandal resistant (IK08)- Motion detection (support alarm triggering by specified target types (human and vehicle)),video tampering alarm, exception, complete in all respect	15	Nos.
c.	Network Video Recorder with 10TB SSD- H.265+/H.265/H.264+/H.264 video formats- Up to 12-ch@8 MP or 12-ch@1080p decoding capacity- Up to 16 face picture libraries, with up to 20,000 face pictures in total (each picture ≤ 4 MB, total capacity ≤ 1 GB)- Video Output Mode: HDMI/VGA independent output- Two-Way Audio: 1-ch, RCA (Linear, 1 KΩ)- NVR should have minimum 30 days storage capacity on 15 frame per second with suitable HDD to cater 100% cameras,- USB Interface: Front panel: 1 × USB 2.0; Rear panel: 1 × USB 2.0- EN 55032: 2015, EN 61000-3-2, EN 61000-3-3, EN 50130-4, EN 55035: 2017, Complete in all respect	1	No.

d.	Supply of 24-Port PoE Smart Switch (For Camera End) with the following: Gigabit Smart POE Switch 375W PoE Powered 10/100/1000 BaseT with 2 x RG-45 Ports with transceivers with stack module and 2 meter stack cable SFP port versions Universal Network Profiles (UNP): Policy based access, complete in all respects	1	No.
e.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	1	Nos.
f.	Front & Rear Cable Management for above patch panels.	1	Nos.
g.	Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
h.	1 meter long patch cords for data	As per actual	Nos.
i.	3 meter long drop cord for data	As per actual	Nos.
j.	LED TV 43" LED Smart TV For Monitoring of CCTV System including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	2	No.
k.	LED TV Supply 65" LED Smart TV including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	6	
	PROGRAMMING, TESTING & COMMISSIONING		
k.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
l.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
22	ACCESS CONTROL SYSTEM		

a.	Access control Device with RFID,Multi Biometric & Face Recognition- Time & Attendance & Access Control- Walk-through method face detection- Face Recognition at a distance upto 3m- Anti-spoofing attacks against photos, videos & 3D masks- Fake Finger Detection- Liveness Detection- Capacity: upto 20,000 (1 Face / 1 User), upto 500,000 (1 Finger / 1 User), Fingerprint 1:200,000 Templates <1 Sec, Face 1:20,000 Templates <1 Sec, Event Logs: 10,000,000, Photo Logs: 20,000, complete in all respects	3	Nos.
b.	Power Supply Unit for push button	3	Nos.
c.	RFID Card standard size and thickness	80	Nos.
d.	Drop Bolt/Magnetic Lock (Double Door) with holder and fixing accessories.	3	Nos.
e.	Drop Bolt/Magnetic Lock (Sliding Door) with holder and fixing accessories.	1	Nos.
f.	Infra Sensor Based Exit Switch	3	Nos.
g.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
h.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse. 1 No.		-
i.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
23	TESTING REPORTS & AS BUILT DRAWINGS		
a.	Final Testings of Entire Project, including air measurements, electrical data of equipment, all required reports shall be witnessed by Client Representative, complete in all respects for successful handing and taking over of the Project alongwith Load Flow, ETAB Calculations & Selection Report are required.	1	Job
b.	Coordinated Shop Drawings, Layout Marking on Site, Entire Projects Testing & Commissioning Reports, As-Built Drawings 03 Sets of Hard Copies & Electronic Editable Copies in USB. (Final Bill NOT Entertained without the Asbuilt Drawings, Documents & Testing Reports)	1	Job.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.

d.	Personal Protective Equipment (PPE): Mandatory PPE are safety helmet, safety gloves, safety goggles, safety shoes, dust mask where there is dust, ear plugs during high noise activities like grinding etc.		
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4TH FLOOR CIVIL WORK

S. No.	DESCRIPTION	QTY	UNIT
1	Demolition & HSE		
	DEMOLITION, DISMANTLING & HSE PROTOCOLS OF EXISTING INFRASTRUCTURE INCLUDING: 1. FLOOR TILES, 2. MASONRY WALLS, 3. DOORS, 4. FALSE CEILING 5. ALL KIND OF WIRING 6. FIRE SENSORS 7. SPEAKERS 8. ROLLER BLINDS. 9. CEILING ACCESSORIES ETC. 10. REINSTALLING OF FIRE ALARM AND PUBLIC ADDRESS SYSTEM EQUIPMENT ON THE CEILING WITH APPROPRIATE ANCHORING WHEREVER NEEDED. COVERED AREA : 8,000 SFT APPROX. INCLUSIVE OF COLLECTING, TEMPORARY STORAGE BEFORE DISPOSAL, CARTAGE, ALL KINDS OF LABOUR, DISPOSAL OF DEBRIS FROM ANY LEVEL UP TO ANY LEAD AND LIFT AS DIRECTED BY THE CLIENT /SITE ENGINEER. AFTER THE COMPLETION OF THE JOB THE CONTRACTOR WILL PHOTOGRAPH, RECORD & AND SUBMIT AS BUILT DRAWING TO THE CONSULTANT BEFORE STARTING OF CONSTRUCTION WORKS. CONTRACTOR TO ENSURE HEALTH SAFETY AND ENVIRONMENT PROTOCOLS TO SAFEGUARD WORKERS AND OCCUPANTS, AT ALL TIMES. INCLUSIVE OF PROVISIONS OF FIRST AID, CLEAN DRINKING WATER, SAFETY EQUIPMENT AND HARNESESSES. NOTE: 1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUMPING THE DEBRIS AT THE APPROPRIATE DUMPING SITE OUT OF PRAL PREMISES. 2. COLLECTIBLE ITEMS SHALL BE SAFELY TRANSFERRED TO THE DESIGNATED STORAGE AREA.	1.00	
2	TERMITE PROOFING		
	VERMIN AND TERMITE FULL SPECTRUM FUMIGATION DONE ON FOLLOWING THREE (3) STAGES. I. AFTER COMPLETE DEMOLITION, BEFORE COMMENCEMENT OF ANY CONSTRUCTION. II. AFTER CONSTRUCTION OF ALL WALLS AND PARTITIONS. III. ON COMPLETION OF ALL CONSTRUCTION AND FINISHING.	1.00	
3	BLOCK MASONRY		
	PROVIDING & LAYING STANDARD CEMENT CONCRETE HOLLOW BLOCK MASONRY WALL, USING MACHINE-MADE BLOCKS AND APPROVED QUALITY OF FINE AND COURSE AGGREGATE LAID IN 1:5 CEMENT SAND MORTAR, IN ANY SHAPE, LENGTH, OR HEIGHT INCLUDING, RAKING JOINTS, SCAFFOLDING, ANCHOR BARS, CURING, CUTTING OF FLOOR FOR MASONRY ETC. COMPLETE AS PER DRAWINGS, SPECIFICATIONS AND AS DIRECTED BY THE ENGINEER. WETTED FOR THREE DAYS AFTER COMPLETE LYING OF WALL. SINGLE SIDE FACE TO BE TAKEN FOR MEASUREMENT		
	HOLLOW BLOCK 5" THICK BLOCK MASONRY		
	PROVIDING AND FABRICATION OF GROOVES IN BLOCK MASONRY OR DRY WALLS AS PER DETAILS PROVIDED INCLUDING PROPER FINISHING/ GROOVE SIZE TO BE 1/8".	3,000.00	
4	PLASTER WORK		
	PROVIDING AND LAYING CEMENT SAND PLASTER 1:4 USING O.P. CEMENT & FINE SAND ON WALLS, COLUMNS AND WHEREVER REQUIRED OF ANY SHAPE, CURVE AND DESIGN USING EXPANDED METAL MESH ON JOINTS COLUMNS WITH WALL AND ON CONDUITS FILLING SCAFFOLDING WITH MAKING EDGES CORNERS, HOISTNG, WATERING, CURING AT ANY HEIGHT SMOOTHLY FINISHED INCLDING MAKING DRIP COURSE AT ALL PROJECTIONS, SLABS OFFSETS OR WHERE AS REQUIRED COMPLETE AS PER SPECIFICATIONS AND INSTRUCTION OF THE ENGINEER/ ARCHITECT.	6,000.00	
5	GYPSUM BOARD VERTICAL BAND		
	P/F OF 3'-2" HIGH 12MM TH. GYPSUM BOARD VERTICAL BAND WITH FRAMING IN ALL RESPECT ABOVE 8' HEIGHT. TO BE SEALED AT THE BOTTOM TO CONTAIN AND AFIX GLASS PANELS AND DOORS IN THEIR FRAMES. COMPLETE IN ALL RESPECT AS PER DRAWING AND INSTRUCTION OF THE ARCHITECT. NOTE: COST OF PAINT FINISH TO BE INCLUDED IN THE ITEM.	150.00	RFT
6	PROVIDING AND FIXING OF ALUMINUM U CHANNELS FOR GLASS AND DOOR PANELS OF 3/4" HEIGHT WITH THICKNESS 2MM OF COLOR AS APPROVED BY ARCHITECT ALONG WITH GASKETS AND FIXING MECHANISM.	1.00	JOB
7	GLASS PARTITION WALL		

	PROVIDING, FABRICATION & FIXING 8FT HIGH 12mm THICK TEMPERED ULTRA CLEAR MACHINE EDGED, GLASS PARTITIONS WITH ALL SIDES POWDER COATED ALUMINUM SECTION 12mm THICK BORDER AS APPROVED BY ARCHITECT. SECTION DESIGN TO BE CONFIRMED BY THE ARCHITECT. WITH GASKET WAS FLUSHED AND CLEANED TO MATCH FRONT AND BACK SURFACE AND SHAPE INCLUDING FROSTING FILM PASTED ENSURING NO BUBBLES OR ANOMALIES ARE FOUND AS SHOWN IN DRAWINGS/ INSTRUCTED BY THE ARCHITECT, INCLUDING BOLTS, NUTS, SCREWS ALUMINIUM CHANNEL IF REQUIRED FOR SAFELY MOUNTING AND ANCHORING THE GLASS PARTITION. BOLTED/ CONNECTED TO GROUND AND CEILING AT EVERY 4 FEET SPACE OR WHEREVER GLASS CUTTING IS ENCOUNTERED, CONTRACTOR TO ENSURE SEAMLESS EDGING SOLUTION WITH A TOLERANCE OF UP TO 0.5MM. COMPLETE IN ALL RESPECTS. NOTE: CONTRACTOR TO SUBMIT SAMPLES OF EACH ITEM INCLUDING FROSTING FILM TO BE USED ALONG WITH SPECIFICATION TO THE CONSULTANT FOR APPROVAL. THE CONTRACTOR MUST PROVIDE A DETAILED SHOP DRAWING OF FRAMING, GLASS PARTITION, CUTTING, AND DOOR DETAILS AND PATCH FITTINGS IF ANY BEFORE THE START OF WORK.	650.00	SFT
8	GLASS DOORS SWING		
	P/F TEMPERED SWING GLASS DOOR USING 12MM CLEAR GLASS WITH FROSTING FILM PASTED WITHOUT BUBBLES OR ANOMALIES, IMPORTED CONCEALED FLOOR DOOR CLOSERS LG/NEW STAR MADE JAPAN, 3 FEET LONG S.S DOOR HANDLE ON BOTH SIDE, DOOR LOCKS. COMPLETE IN ALL RESPECTS AS PER DRAWINGS, SPECIFICATIONS AND TO THE SATISFACTION OF THE CONSULTANT AND ENGINEER IN CHARGE. (J.B SAEED OR EQUIVALENT.)		
A.	DOUBLE LEAF SWING DOORS (8'-0" X 8'-0")	1.00	Nos
B.	DOUBLE LEAF SLIDING DOORS (7'-0" X 8'-0")	1.00	Nos
C.	REMOVING, SHIFTING, AND REFIXING OF EXISTING GLASS DOOR INCLUDING REPLACEMENT OF FLOOR MACHINES AND FIXING OF 20 FT LONG ALUMINUM CHANNELS AS PER SAME EXISTING DESIGN AND SIZE ETC COMPLETE IN ALL RESPECTS	1.00	JOB
9	WOODEN DOOR		
	PROVIDING AND FIXING OF PARTIAL FRAMED 1.5" THICK SOLID OAK PANEL DOOR WITH BAMBOO PANEL FINISHING AS APPROVED BY ARCHITECT (IN CONTINUATION WITH THE ADDED FINISH ON THE GYPSUM BAND ON THE CORRIDOR SIDE). HAVING IRON MONGRIES INCLUDING COAT HANGERS, DECORATIVE MORTGAGE-STYLE LOCK OF MAKE YALE OR EQUIVALENT, HANDLES 3' TALL. HINGES, AND ALL OTHER ACCESSORIES OF ARCHITECT'S CHOICE. COMPLETE IN ALL RESPECT. THE CONTRACTOR MUST SUBMIT SHOP DRAWINGS AND APPROVE ALL ACCESSORIES BEFORE EXECUTION.		
	3'-6"x 8'-0" (WIDTH x HEIGHT)	20.00	
A.	REPAIRING & RE-FIXING OF EXISTING DOOR INCLUDING POLISH ACCESSORIES AS PER REQUIREMENT DIFFERENT SIZES OF DOORS	Rate Only	No.
10	DOOR FRAME STIFFNERS		
	GI REINFORCED STIFFNER SECTIONS HAVING SAME FINISH AS DOORS TO BE PLACED ADJACENT TO DOOR FRAME AND PERPENDICULAR TO DOUBLE GLAZED GLASS PANEL, MAINTAINING A GROOVE OF 4MM. TO BE SEALED ON ALL SIDES USING SILICONE GASKET.	14.00	
11	SIGNAGE	15.00	
	10"x3" ALUMINUM SIGNAGE WITH CUTOUT LETTERING IN BRASS FINISH AS APPROVED BY ARCHITECT TO BE FIXED USING PEGS, AS PER DESIGN AND DRAWING SHARED BY ARCHITECT.		
12	WALL PANELING		
	PROVIDING AND FIXING OF MACHINE POLISHED WALL OF APPROVED MARBLE INCLUDING BULL NOSING / CHAMFERING ON EDGES, ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. FIBER MESH TO BE PASTED AT THE BACK SIDE OF THE MARBLE USING EPOXY RESIN BEFORE FIXING TO ITS POSITION. ALL CONCRETE/ DRY BOND WORKS ARE INCLUDED IN THE JOB.		
A.	MATTER HIGH PERFORMANCE BAMBOO WALL PANELS 1.2m*3.1m*8mm, density 0.8 with H Groove CLADDING OVER GYPSUM BAND; With appropriate certified cladding system. Complete in All Respect. (AS PER ARCHITECTS RECOMMENDATION AND CHOICE.)	400.00	SFT
B.	Fluted Wall Panels; WPC Wall Panels made from wood and plastic fibers panels; provide heat and sound insulation while requiring minimal maintenance.; 2900 x 122 x 12mm or 2900 x 130 x 12mm; Whichever is selected on site with Architects Consent. The PANELS MUST BE APPLIED AND PLACED WITH APPROPRIATE CERTIFIED CLADDING SYSTEM COMPLETE IN ALL RESPECT.	400.00	SFT
C.	DECO PAINTED MARINE PLY SHEET 12 mm th MARINE PLY SHEET WITH ROUGH WOOD FRAMING of 1" by 2" @ 1 feet c/c at back SIDE to secure in place to desired ceiling level or on wall complete in all respect. As per drawing.	700.00	Sft
13	ENVICRETE WALL PANELING		

	PROVIDING AND FIXING OF FLUTED PANELS/ OR AS PER CHOICE OF ARCHITECT MADE OF MDF PROFILED TO ARCHITECTS SPEC 16mm THICK, PASTED ON TOP OF 12mm TH MARINE PLY SHEET WITH ROUGH WOOD FARMING OF 1" by 2" @ 1 FEET c/c AT BACK SIDE TO SECURE IN PLACE TO DESIRED CEILING LEVEL AS PER DRAWING. MDF PANEL BATTONS TO BE PASTED AFTER MAKING IT SECURE IN PLACE WITH APPROVED DECO PAINT FRONT AND BACK ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. ALL NECESSARY SUPPORT/ FRAMING STRUCTURE IS INCLUDED IN THE JOB. ALL NAKED EDGES TO BE PROFILED USING UPVC 2MM THICK STRIP 1" BY 1/2" SIZE PASTED AND NAILED USING HEADLESS NAILS OF MATCHING COLOR MAY IT BE DECO PAINTED TO MATCH THE COLOR OF THE PANELS. SECTION PLY: 28mm, FRAMING: 25mm Th MATERIAL. NOTE: CONTRACTOR TO INCLUDE PRICE OF CUTTING FOR LIGHT ACCESSORIES AND CREATION OF ACCESS PANELS WHERE NEEDED.	1,100.00	SFT
14	ROLLER BLINDS		
	PROVIDE AND INSTALL IN POSITION ROLL-UP WINDOW BLINDS OF APPROVED COLOR AND SPECIFICATIONS, CHAIN OPERATED ROLLER BLIND (PROTECTOR OR APPROVED EQUIVALENT) WITH APPROVED FABRIC SCREW ON WALLS, INCLUDING ALL HARDWARE, WASTAGE, LIFTING, CUTTING, FIXING, SCAFFOLDING ETC., COMPLETE AS PER DRAWING & INSTRUCTION OF THE ARCHITECT. HEIGHT 11' FOR PAYMENT NET INSTALLED BLIND (INCLUDING TOP & BOTTOM CHANNEL) AREA WILL BE MEASURED.	2,500.00	SFT
15	ALUMINIUM PELMIT (FOR ROLLER BLINDS)		
	PROVIDING AND FIXING OF 6" HIGH ALUMINUM PELMET WITH HIDDEN SUPPORT TO HIDE BLIND'S ROLLER. APPLIED WITH THREE COATS OF MATTE FINISH PAINT ETC. COMPLETE IN ALL RESPECT ETC.	260.00	RFT
16	SPC TILES FLOORING		
	PROVIDING AND LAYING BEST QUALITY APPROVED SPC TILES THICKNESS 4.0+1.0MM EVA COMPRISING A RIGID LIMESTONE AND PVC COMPOSITE CORE WITH UV-CURED .3MM WEAR LAYER AND CLICK-LOCK INSTALLATION SYSTEM. FLOORING SHALL BE WATERPROOF, SCRATCH, STAIN, AND IMPACT RESISTANT, SUITABLE FOR HEAVY COMMERCIAL USE. INSTALL OVER A CLEAN, LEVEL SUBSTRATE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, INCLUDING ALL NECESSARY TRIMS, TRANSITION STRIPS, CUTTING, FITTING, AND ACCESSORIES FOR A COMPLETE FINISHED INSTALLATION.. NOTE: SAMPLES & TILE-CUTTING DRAWINGS ARE TO BE APPROVED BY ARCHITECT. TO BE SOURCED FROM ENVICRETE OR EQUIVALENT.		
A.	Floor Tile Type 01 Envicrete Sol 2018		
	Floors, polished, non-slip surface	2,600.00	SFT
B.	Floor Tile Type 02 Envicrete Sol 2019		
	Floors, polished, non-slip surface	1,600.00	SFT
C.	Floor Tile Type 03 Envicrete Sol 1011		
	Floors, polished, non-slip surface	2,000.00	SFT
D.	Floor Tile Type 04		
	Floors, polished, non-slip surface	850.00	SFT
16	CARPET TILE		
	SUPPLY AND INSTALLATION OF COMMERCIAL-GRADE CARPET TILES, INCLUDING ALL NECESSARY SURFACE PREPARATION, ADHESIVE, CUTTING, FITTING, ALIGNMENT, AND FINISHING. CARPET TILES SHALL BE DURABLE, STAIN-RESISTANT, AND SUITABLE FOR HEAVY OFFICE USE, INSTALLED OVER A CLEAN, LEVEL SUBSTRATE AS PER MANUFACTURER'S RECOMMENDATIONS. RATE SHALL INCLUDE ALL ACCESSORIES, WASTAGE, TRIMS, AND COMPLETE INSTALLATION TO ACHIEVE A FINISHED FLOORING SYSTEM.	1,000.00	SFT
17	UPVC SKIRTING		
	P/F OF HIGH-QUALITY UPVC SKIRTING WHITE 4" HIGH & 1/2" THICK COMPLETE IN ALL RESPECTS APPROVED COLOR/TEXTURE, AS PER DRAWINGS, SPECIFICATIONS, AND AS DIRECTED BY THE ARCHITECT.	850.00	RFT
18	PAINT WORKS		
	PROVIDING AND APPLYING PAINT ON WALLS/ ETC. INCLUDING RUBBING WITH SANDSTONE, FILLING THE UNEVEN SURFACES WITH PUTTY, CRACKER, AND EPOXY TREATMENT (IF REQUIRED) , RUBBING WITH SANDPAPER AND PREPARING THE SURFACE. APPLYING COATS OF PRIMER ON INTERNAL WALLS TO PREPARED SURFACE OF PLASTERED AND FINISH PAINT COATS AS INDICATED IN SUB ITEMS, COMPLETE IN ALL RESPECTS AS PER DRAWINGS. (ICI EASY CARE OR EQUIVALENT)		
A.	PLASTIC EMULSION PAINT(ON INTERIOR WALLS) 3 COATS (WASHABLE PAINT)	4,800.00	SFT
B.	PLASTIC EMULSION PAINT(WHITE ON GYPUSM CEILING ETC.) 3 COATS (WASHABLE PAINT)	3,040.00	SFT
C.	ENAMEL PAINT OF DUCTS, PIPES, CONDUITS, ETC. (ANTI FUNGAL)	960.00	SFT
D.	PLASTIC EMULSION PAINT (PAINT ON THE CEILING CEILING) 3 COATS	4,800.00	SFT
19	GYPUSM CEILING		

	P/F IN POSITION GYPSUM BOARD CEILING, CONSISTING OF G.I. FRAME WORK OF APPROVED SECTIONS WITH G.I. HANGERS AND 16-18 SWG. 12MM THICK MOISTURE RESISTANT GYPSUM BOARD SHEET FIXED ON FRAME WITH APPROVED PAINT FINISH ON GYPSUM, CUTTING OF OPENING FOR LIGHT FIXTURES / AC CASSETTES WITH MAKING OF LIGHT PELMET, FIBER TAPE ON JOINTS, METAL TAPE ON EDGES, INCLUDING PRIMER COAT FILLING IF REQUIRED AND ALL OTHER HARDWARES, WASTAGE, SCAFFOLDING, MAKING ACCESS PANEL (WHERE REQUIRED), ETC., COMPLETE IN ALL RESPECT. NOTE: FLAT AREA OF CELING WILL BE MEASURED AND PAID. THE CONTRACTOR WILL HAVE TO GET A SAMPLE APPROVED FROM THE CONSULTANT BEFORE EXECUTION. THE SAMPLE SHOULD HAVE A GROVE AND WHITE MATT PAINT FINISH.	3,040.00	SFT
20	PROVIDING AND FIXING 1/4" THICK ALUMINIUM U-CAPS FOR GYPSUM BORDER WALLS TO BE FIXED ON THE GYPSUM BOTTOM SURFACE ETC COMPLETE IN ALL RESPECTS	1,000.00	RFT
21	CARPENTRY WORK		
A.	PANTRY CABINET		
	P/F OF CABINETS MADE OF LAMINATED SHEET, INCLUDING APPROVED HANDLES, HINGES, LOCKS AND SHELF, SHUTTER FINISH WITH APPROVED DRAWING AND DESIGN. COMPLETE IN ALL RESPECT. UPPER CABINET (1'-6" DEEP)	60.00	Sft
B.	CORIAN TOP	17.00	SFT
22	PROVIDING AND FIXING IN POSITION JANITORAL CABINETS 24" DEEP CONSISTING OF 3/4" THICK FOAM BOARD ON FRONT SHUTTER AND DRAWERS, AND SHELVES MOULDING 1/2"x3/4" INCLUDING NAILS,SCREWS, BOLTS, HINGES, CATCHERS, LOCKS, HANDLES, LIPPING COMPLETE IN ALL RESPECTS.	44.00	SFT
	MISCELLANEOUS ITEMS		
23	DESIGNING OF EMERGENCY EVACUATION PLANS FLOOR INCLUDING PRINTING AND FIXING OF PLANS ON 2MM THICK ACRYLIC SHEETS ETC COMPLETE IN ALL RESPECTS	4.00	No.
24	PLANTERS		
	PLANTER BODY: 18 MM MOISTURE-RESISTANT MDF OR FSC-CERTIFIED PLYWOOD SUBSTRATE. HIGH-PRESSURE LAMINATE (HPL) OR PREMIUM MELAMINE FINISH. MATCHING 2 MM ABS EDGE BANDING. INTERNAL GALVANIZED STEEL REINFORCING FRAME WHERE REQUIRED FOR SPANS EXCEEDING 1800 MM. INTERNAL PLANT TROUGH: 2 MM THICK FIBERGLASS REMOVABLE WATERPROOF LINER. FULLY SEALED AND CORROSION RESISTANT. OPTIONAL INTEGRATED DRAINAGE RESERVOIR WITH OVERFLOW PROTECTION. HARDWARE: CONCEALED STAINLESS STEEL FASTENERS. ADJUSTABLE LEVELING FEET. ZINC-PLATED INTERNAL BRACKETS. FINISH: WOODGRAIN LAMINATE (WALNUT, OAK, ASH, BLACK OAK AS APPROVED BY CLIENT). LOW VOC COMMERCIAL-GRADE FINISH. SCRATCH AND MOISTURE-RESISTANT UV-STABLE SURFACE. MATTE FINISH (5–10% GLOSS).		
	Size: 10" internal trough, 12" width 3' height, 4' length.	60.00	No.
25	PROVIDING AND FIXING OF PERTAL WOODEN PAINTING FRAMES INCLUDING PRINTING OF PAINTINGS ON CANVAS ETC COMPLETE IN ALL RESPECTS (4' x 3')		
	> AVERAGE SIZE 17 SFT	30.00	No.
26	SUBMITTALS, INSPECTIONS, OPERATION, DRAWINGS ETC.		
	SUBMITTALS, SAMPLES, INSPECTIONS, ETC.		
27	SUBMITTALS, SAMPLES, INSPECTIONS, OPERATION AND MAINTENANCE MANUALS AND THE LIKE AS REQUIRED BY SPECIFICATION.	1.00	JOB
	SHOP DRAWINGS & AS-BUILT DRAWINGS		
28	PREPARATION AND SUBMISSION OF HARD AND SOFT (.dwg) COPIES OF SHOP DRAWINGS & AS-BUILT DRAWINGS OF EACH JOB AT THE END OF THE EXECUTION.	1.00	JOB
29	PROVIDING AND INSTALLATION OF PERFORATED TYPE SHEETS TO BE FIXED ABOVE MAIN ENTRANCE DOORS FOR BLOCKAGE OF PATHWAYS FOR RODENTS ETC COMPLETE IN ALL RESPCTS	1.00	JOB
30	FILLING OF CURTAIN WALL GAPS USING SILICON	1.00	Job

4TH FLOOR FURNITURE

NOTES:

- > ALL THE FURNITURE ITEMS LISTED BELOW MUST BE PROCURED BY APPROVED VENDOR BRAND I.E. GLOBAL, MASTER, INTERWOOD, DIMENSIONS OR EQUIVALENT.
- > COMPLETE PROFILE BROCHURE OF ITEM ORIGIN OF ITEM TO BE SUBMITTED BY TENDERER.
- > THE FINISHED PRODUCT SHALL BE DELIVERED TO THE SITE DULY COVERED WITH BUBBLE SHEET TO AVOID ANY BREAKAGE ETC. HOWEVER IN CASE OF ANY MINOR REPAIR ARISING OUT OF TRANSPORTATION ETC. THE SAME SHALL BE REPAIRED/ REPLACED IMMEDIATELY BY THE SUPPLIER WITHOUT ANY EXTRA COST.
- > 1 YEAR COMPREHENSIVE MAINTAINANCE TO BE A PART OF TENDER WITH ALL STRUCTURAL, MECHANICAL, FINISHING WORKS TO BE INCLUDED.
- > ALL FABRICS, LEATHERS, AND FINISHES WILL BE APPROVED UPON PHYSICAL INSPECTION OF SWATCHES BY ARCHITECT.

TABLES				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	WORKSTATION 4P	Modification of existing 4-seater workstation, including replacement of existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft edges. Fabric finish and color to be as approved by the Architect. Provide integrated cable management system, including under-desk cable tray, cable access grommets, and vertical cable risers where required. Workstation to include adjustable leveling feet and all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one 3-drawer mobile pedestal per workstation position, complete with central locking system, finished in high-pressure laminated sheet as per selection. Size: 4'-0" x 7'-0"	8	
2	WORKSTATION 2P	Modification of existing 4-seater workstation by dividing the unit through the center to form two (2) separate 2-seater workstations, including all necessary alterations to the worktop, supporting frame, and base. Provide new matching edge lipping to all cut and exposed worktop edges and complete all modifications for a seamless finished appearance. Replace existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft rounded edges. Fabric finish and color shall be as approved by the Architect. Provide integrated cable management, including under-desk cable trays, cable access grommets, and vertical cable risers where required. Include adjustable leveling feet, all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one (1) 3-drawer mobile pedestal per workstation position, complete with central locking system and finished in high-pressure laminated sheet as per approved selection. Size: 4'-0" x 3'-6"	5	
3	WORKSTATION 1P	Supply and install single-person workstation comprising a 25 mm thick high-density MDF/particle board worktop finished in high-pressure laminate to match existing workstations, complete with matching 2 mm PVC edge banding. Workstation to be supported on a heavy-duty white powder-coated mild steel frame with rectangular box-section legs. Provide one integrated 3-drawer mobile pedestal in matching laminate finish, complete with central locking system, comprising two stationery drawers and one filing drawer mounted on concealed castors. Include concealed under-desk cable management for cable routing beneath the worktop. Unit shall be factory-fabricated with concealed mechanical fixings, all joints flush and securely assembled, complete with all necessary hardware and accessories for a fully finished installation. Size: 2'-0" x 3'-6"	31	
4	MANAGER TABLE	Modification and refurbishment of existing manager's table, approximately 2.5 ft x 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.	8	
5	HUDDLE TABLE	Supply and install contemporary meeting table of 5 person capacity, timber veneer or high-pressure laminate (HPL) round top 50" diameter, with chamfered edges, mounted on a central enclosed pedestal base. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	3	
10	MEETING TABLE TYPE 1	Contemporary meeting table of approximately 10-person capacity, timber veneer or high-pressure laminate (HPL) top with chamfered edges, mounted on a central enclosed pedestal base with integrated cable management. Table to include recessed cable access point(s) suitable for power and data connectivity. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	1	
11	MEETING TABLE TYPE 2	Supply and install contemporary meeting table of approximately 8-person capacity, timber veneer or high-pressure laminate (HPL) top with chamfered edges, mounted on a central enclosed pedestal base with integrated cable management. Table to include recessed cable access point(s) suitable for power and data connectivity. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	1	

SOFA & CHAIR				
	ITEM	DESCRIPTION	QUANTITY	UNIT
1	OFFICE CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	73	Nos
2	MANAGER CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	8	Nos
4	VISITOR CHAIR	Supply upholstered swivel chair, complete with moulded plywood or reinforced internal shell, high-density polyurethane foam seat and back cushions, premium commercial-grade fabric upholstery, integrated upholstered armrests, and black powder-coated steel 4-star swivel base with smooth 360° rotation. Chair shall be ergonomically designed for meeting rooms, executive offices, conference facilities, and collaborative workspaces, suitable for heavy commercial use. Colour and fabric finish to be selected by the Architect/Client from the manufacturer's standard range. Overall dimensions approximately 620(W) x 620(D) x 820(H) mm or approved equivalent.	16	Nos
7	BAR STOOLS	Supply and installation of modern bar chairs suitable for office breakout areas, featuring a durable commercial-grade frame structure with upholstered seat and backrest for user comfort. Chairs shall be ergonomically designed with appropriate seat height, sturdy base/legs, and high-quality finish suitable for frequent office use. Upholstery shall be stain-resistant and easy to maintain, with finish, color, and material as approved by the consultant. Complete with all necessary fittings, hardware, and accessories for a finished installation.	6	Nos
8	HUDDLE CHAIR	Supply and install commercial-grade huddle chair featuring a fully upholstered wrap-around shell with integrated curved armrests, contoured backrest and high-density moulded foam seat for enhanced comfort. Chair to include gas-lift height adjustment, 360° swivel mechanism and polished aluminium five-star base with twin-wheel castors. Upholstery and finish to Architect's approval.	15	Nos
9	MEETING CHAIR	Supply and install meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use.	18	Nos
	MISCELLANEOUS			
	ITEM	DESCRIPTION	QUANTITY	UNIT

1	PLANTERS TYPE A	Supply and install planter with the following specifications. Planter Body: 18 mm moisture-resistant MDF or FSC-certified plywood substrate. High-pressure laminate (HPL) or premium melamine finish. Matching 2 mm ABS edge banding. Internal galvanized steel reinforcing frame where required for spans exceeding 1800 mm. Internal Plant Trough: 2 mm thick fiberglass removable waterproof liner. Fully sealed and corrosion resistant. Optional integrated drainage reservoir with overflow protection. Hardware: Concealed stainless steel fasteners. Adjustable leveling feet. Zinc-plated internal brackets. Finish: Woodgrain laminate (Walnut, Oak, Ash, Black Oak as approved by client). Low VOC commercial-grade finish. Scratch and moisture resistant UV stable surface. Matte finish (5–10% gloss). Size: 10" internal trough, 12" width 3' height finished planter, length as per drawings. All dimensions to be verified prior to manufacture.	8	Nos
2	PLANTERS TYPE B	Supply and install freestanding rectangular planter, approximately 600 mm (2'-0") wide and 2'-5" height, constructed in durable terrazzo finish (or approved equivalent) suitable for indoor office use, complete with internal liner, drainage provision where required, levelling base, and all necessary accessories and installation for a complete finished unit. All dimensions and finishes to be verified prior to manufacture.	6	Nos
3	STORAGE AND SHELVING UNIT	Supply and install a standalone storage and open shelving unit in approved laminate finish, comprising a combination of MS frame, open display shelves and enclosed storage with hinged, complete with adjustable shelves, edge banding, strip light, concealed hardware, levelling feet, and all necessary fittings, accessories, and installation for a complete unit. Design as per Architect's drawing and render.	3	Nos

4TH FLOOR ELECTRICAL WORKS

S.No.	DESCRIPTION		
	NOTE: ALL SAMPLES/TECHNICAL SPECIFICATIONS ARE TO BE APPROVED BY THE ARCHITECT / CONSULTANT PRIOR TO THE EXECUTION OF WORKS. BIDDER IS ADVISED TO CONFIRM THE RUNNING LENGTHS, QUANTITIES, MISSING ITEMS IN BOQ, TERMINATIONS AS PER SITE CONDITIONS, REQUIREMENTS OF CLIENT BEFORE COMMENCEMENT OF WORK, BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL SPECIFICATIONS, PROPOSED SYSTEM SCHEMATICS, SUPPLY AND EXECUTION TIMELINES FOR THE SYSTEM OFFERED. ENTIRE SYSTEM TESTING AND COMMISSIONING OF THE ALL ITEMS TERMINATIONS, TESTING AND COMMISSIONING AT BOTH ENDS, INCLUDING SUBMISSION OF SHOP DRAWINGS, ASBUILT DRAWINGS, DETAILED TEST REPORTS FROM THE PRINCIPALS AND AS PER SITE PERFORM TEST REPORTS ARE REQUIRED. CLIENT SHALL HAVE RIGHTS TO ADD OR DELETE ANY ITEMS FROM THE VENDOR SCOPE AFTER AWARD OF WORK. ALL ACTIVE EQUIPMENT SHALL BE SAME MAKE OF APPROVED BRAND AND SHALL BE BASED ON LATEST AVAILABLE MODEL AND SERIES. CLIENT HAVE RIGHTS TO ASK AND DELIVER THE SAME MAKE OF EQUIPMENT TO PROVIDE AND INSTALL.		
	NOTE: 1) ALL FIXTURES/MATERIALS/EQUIPMENT MAKE AND MODELS SUBJECT TO APPROVAL OF ARCHITECT/CONSULTANT. 2) QUANTITIES MAYBE +/- VARY ACCORDING TO SITE CONDITIONS AND REQUIREMENTS. 3) THE BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL LITERATURES OF ALL MATERIALS ALONGWITH TENDER DOCUMENTS. 4) CONTRACTOR SHALL BE BOUND TO PROCURE MATERIALS FROM LIST OF APPROVED MANUFACTURERS & ONLY FROM AUTHORIZED DISTRIBUTOR 5) THE DIAMETER/SIZES ARE INDICATIVE ONLY. DEPENDING ON THE ACTUAL REQUIREMENTS AND MIGHT BE REQUIRED BASED ON EQUIPMENT SUPPLIER RECOMMENDATIONS. 6) CONTRACTOR SHALL BE RESPONSIBLE TO TAKE THE PRIOR WRITTEN APPROVAL FROM CLIENT; RELATED TO ANY ADDITIONAL COST, ADDITIONAL QUANTITIES & VARIATIONS. 7) ALL STATUTORY/GOVERNMENT/MOCKUP/SAMPLES APPROVALS SHALL BE OBTAINED BY THE CONTRACTOR AT NO EXTRA COST.		
1	WIRING / WIRING ACCESSORIES	QTY	UNIT

	Providing, installation, testing, tagging's & commissioning of following items including all material, tools, labor & accessories required for completion of work as per specifications, details & drawings. Complete in all respects. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
2	SMALL WIRING FOR LIGHTS		
	Circuit wiring from respective distribution board to switch board using following size of Stranded/Flexible, PVC Insulated wire in appropriate size of pvc conduit / channel/cable tray including all accessories as shown in the drawings.		
a.	3 x 2.5 Sqmm PVC, Cu	40	Nos.
b.	Wiring for light point from switch board to first light point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm of pvc conduit / channel / cable tray including complete with all accessories as shown in the drawings.	80	Nos.
c.	Wiring for light point to point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm size of pvc conduit / channel / cable tray complete with all accessories as shown in the drawings.	150	Nos.
3	SMALL WIRING FOR UTILITY POWER SOCKETS & UPS		
	Circuit wiring from respective distribution board to 13A Multi Pin / 15A, 3Pin Switch Socket unit (first outlet) using following Stranded/flexible Copper Conductor, color coded wire in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Item include floor/wall cutting if required as per site conditions. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
a.	3 x 2.5 Sqmm PVC/Cu (Workstations)	125	Nos.
	Wiring for 13A Multi Pin / 15A 3-Pin Switch Socket units from outlet to outlet using following Stranded/Flexible Copper Conductor, color coded wires in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Wiring on same workstation shall be counted as one. Item include floor/wall cutting if required as per site conditions.		
a.	3 x 4.0 Sqmm PVC/Cu (Others)	20	Nos.
4	WIRING FOR HAND DRYER		
a.	Wiring for Hand Dryer from distribution board to hand dryer using 3C, 2.5 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	4	Nos.
5	WIRING FOR ELECTRIC GEYSER		
a.	Wiring for Electric Heater from distribution board to Electric Heater using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	2	Nos.
6.	WIRING FOR COMMUNICATION RACK		

a.	Wiring for Communication Rack from distribution board to rack using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	1	Nos.
9	WIRING DEVICES / RECEPTACLES		
	Providing, installation, tagging, and commissioning of following wiring devices / light control switches / power receptacles as per BS Standards including 16 SWG MS Powder Coated back boxes with brass earth terminal, flush with wall as shown in drawings and details. (Clipsal Vivace Series White Color)		
	LIGHT CONTROLLED SWITCHES		
a.	One Gang one way 10A Switch	12	Nos.
b.	Two Gang one way 10A Switch	10	Nos.
c.	Three Gang one way 10A Switch	0	Nos.
d.	Four Gang one way 10A Switch	20	Nos.
e.	Five Gang one way 10A Switch	20	Nos.
10	UTILITY POWER RECEPTACLES / SOCKET OUTLETS		
a.	13A, Simplex multi-pin switch Socket Unit	150	Nos.
b.	13A, Duplex flat-pin switch Socket Unit	120	Nos.
c.	13A, Simplex flat-pin switch Socket Unit	1	Nos.
d.	15A, Round 3Pin Switch Socket Unit	2	Nos.
e.	20A, DP Isolator for Electric Heater	20	Nos.
f.	HDMI Outlet with Connectors (Male/Female as required)	20	Nos.
g.	100A, 4P Isolator Switch Unit For AC	2	Nos.
h.	63A 4Pole Industrial Socket & Plugs (for Rack UPS)	2	Nos.
11	TECHNOLOGY BOX		
a.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet & 1 No Data for Telephone (A-TYPE). Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	20	Nos.
b.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B-TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	100	Nos.
12	FLOOR BOX		

a.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 2 No Duplex Data Outlet, 1 Simplex Data and 1 NO HDMI(A-TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	20	Nos.
b.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	20	Nos.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
13	LIGHTING FIXTURES		
	Supply, installation, connecting, testing & commissioning of LED light fixtures complete with all supports, fixing arrangements and accessories, including supply and installation of 1x3Cx1.5mm ² flexible cables 300/500V grade copper cables according to BS 6500 and connectors for connections etc., complete in all respects as per Consultant/Architect instructions and approvals (False-ceiling mounted fixtures shall be compatible with and fit exactly into the false-ceiling, mounting frame to be included in cost). Each Light Data Sheet and Dialux Reports are required for entire project.		
a.	DOWN LIGHTS Down Light with 20W, as approved by architect, As approved by architect.	200	Nos.
b.	MAGNETIC DOWN LIGHTS Magnetic Light with 20W LED Light, with Magnetic track. As approved by architect.	15	Nos.
c.	PENDENT LIGHT Pendent Light With 20W LED Light As approved by architect.	10	Nos.
d.	TRACK LIGHT WITH 1 METER TRACK + 03 LIGHTS ON EACH TRACK Track Light Fixture with 30W light As approved by architect.	40	Nos.
e.	LINEAR LED LIGHT Linear Led Light with 40W LED LIGHT As approved by architect.	1	Nos.
f.	MIRROR LIGHT Mirror Light with 10W LED Light. As approved by architect.	1	Nos.
g.	LED STRIP LIGHT LED Strip Light With 10W/Mtr As approved by architect.	350	Rm.

h.	EMERGENCY LIGHTS Butterfly (Round) type Recessed/surface type emergency light 02 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	10	Nos.
i.	EXIT LIGHT Recessed/surface type Exit Sign light Upto 04 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	4	Nos.
j.	WALL LIGHT/PICTURE LIGHT (DECORATIVE TYPE) Light with 12W LED Light. As approved by architect.	20	Nos.
k.	Recessed/Surface/Hanging Type Continuous Linear LED Light (30 Watts Per Meter) in different sizes and shapes 3000K/4000K with Extruded Aluminum Profile (Anodized), High Impact Acrylic Frosted PMMA Diffuser with Integrated Electronic Driver, Hanging & Fixing Accessories suitable	20	Rft.
l.	Indoor type Ceiling Recessed/Surface/Wall/Ceiling Mounted (Stand Alone) I.R Motion Sensor for Lights/Fans having following specifications: 360°, IP41, CARDBOARD Technology, 1 circuit, Automatic on/off, Manual adjustment of light level threshold and time delay via potentiometer, Range Ø8 m, Recommended fixing height: 2.5 m, 3-wire with neutral, Light level threshold: 10 to 1275 lux, Adjustable time delay: 10 s to 10 min, Standby consumption: 0.75 W, Optimum distance between 2 sensors: 6 m, Fixes directly to a false ceiling with mounting claws (included) or installed in a Batibox box, depth 50 mm	20	Nos.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
14	DISTRIBUTION BOARDS & CABLES		
	Providing, Laying, Testing, Termination, Tagging and Commissioning of following multi-core PVC insulated Copper / Aluminum Conductor Cables for main/sub-main power distribution system as shown in the layout plans in appropriate size of conduits. Work also includes necessary termination accessories like compression lugs, color coded sleeves, identification tags etc. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material. MAIN CABLES ALREADY LAID, THESE ARE FROM FLOOR DB TO EQUIPMENT ONLY		
15	Supply, Installation, testing, tagging's, load balancing, FAT, SAT and commissioning of following distribution panels in accordance with the attached single line diagrams and layout plans. The panels shall be made according to the technical specifications attached. Load Flow, ETAB Calculations & Selection Report are required.		

a.	SMDB-3rd-F	1	No.
b.	DB-3rd-1	1	No.
c.	DB-3rd-2	1	No.
d.	DB-C (UPS Power) Only for IT Rack & IT Room Equipment	1	No.
e.	Breakers for SMDB 3rd-F in LT Panel (320~400A 4Pole, Adjustable 36kA)	1	No.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
16	CABLE RACEWAYS / CONTAINMENTS		
	Providing and laying of following PVC conduits / Cable Tray & ladder for main / sub main cables of following sizes of MS Powder Coated Perforated 16 SWG Cable Tray / Cable Ladder with 16 SWG Cover (4 feet covers) duly Painted after degreasing, derusting, phosphating and antirust primer, along with supporting hangers, brackets, elbows, tee & mounting accessories etc. complete in all respect. Note: - Color Printed Tags to be provided at every 3 Meter Length. - Threaded Rods & C-Channel base is required for hanging from Ceiling. - Wall Hanger Supports to be provided wherever required. - U-shaped Fischer plates to be used for joints. - 6 Sqmm braided copper terminals for bonding to be done with every joint (imported) Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	GI PREFORATED CABLE TRAY WITH COVER		
a.	8" x 4" G.I Perforated cable tray, (4"x4" For Power & 4"x4" For Communication) made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories	300	Rft.
b.	6" x 4" G.I Perforated cable tray, made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories (Inside Electrical Room)	100	Rft.
	GI PREFORATED CABLE LADDER WITH PROTECTIVE COVER		
c.	12" x 4" G.I Perforated Cable Ladder, as shown in the design drawings. Item includes all mounting accessories.	100	Rft.
	Supply and installation of following sizes of PVC conduits / pipes including all installation accessories like bends, sockets, flexible conduits, partially above false ceiling and partially embedded in ground etc. , the works also complete with excavation and back filling of 1'-6" deep for laying of main / sub-main cables . Compete in all respects as shown in the drawing.		

d.	20 mm dia PVC conduit	200	Rft.
e.	25 mm dia PVC conduit	150	Rft.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
17	COMMUNICATION SYSTEMS		
	Supply, installation, testing, tagging and commissioning of following items for voice & data communication cabling system including all material , labor , tools , accessories etc. Complete in all respects. Item includes termination of all cables at respective outlets as shown in the drawings and instructed by client. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	HORIZONTAL VOICE & DATA CABLING		
a	Category 6 , UTP Cables , for data communication system at local workstations in 25mm dia PVC conduits under floor as shown in the layout plan and schematic diagrams. Work includes all terminations, management and tagging at both ends. Fluke test reports required.	8,500	Mtr
	INFORMATION OUTLETS	.	
b.	Information Duplex outlet Face plate with 2No. CAT-6 RJ-45 socket for Data communication system / Voice including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	100	Nos.
c.	Information Simplex outlet Face plate with 1No. CAT-6 RJ-45 socket for Data communication system i.e. Wi-Fi / Printer including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	20	Nos.
	PATCH PANELS & CABLE MANANGEMENT		
d.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	5	Nos.
e.	Front & Rear Cable Management for above patch panels.	5	Nos.
	COMMUNICATION RACKS		
f.	42 U communication rack , Imported, Front door with glass cover, lock & key, and front blank panels for covering empty spaces, air flow ducts for effective cooling management inside the rack for switches. Item includes supply and installation of 2nos. 10Way, 32PDU as approved by client.	1	Nos.
	PATCH CORDS Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		

g.	1 meter long patch cords for data	As per actual	Nos.
h.	3 meter long drop cord for data	As per actual	Nos.
	Wi-Fi ROUTERS		
j.	Wi-Fi-7 (Access Point) Blazing Speeds 3.6Gbps wireless + 5Gbps wired aggregate throughput, Wi-Fi 7 Technology 2x2:2 MIMO with MLO, 4KQAM, MRU and Preamble Puncturing, Wide Coverage Up to 175 meters, High Capacity Supports 256 concurrent Wi-Fi client devices, Robust Security Secure boot, digital signature protection and unique per-device credentials, Smart Power Adaptation Auto-detection of PoE+, Flexible Management Embedded controller for managing up to 50 local GWN Aps, GDMS Networking for unlimited cloud-based management, GWN Manager for on premise control. (Reference Make: Grand Steam, Model GWN7670 Dual-Band Wi-Fi 7 Access Point or upper side models)	5	Nos.
	IP PABX		
k.	IP PABX with 20in line and 200 out point . Complete with all terminations and installations, complete in all respects	1	No.
	NETWORK SWITCH		
l.	NETWORK Switch 48 port for Networking (Make : CISCO)	9	Nos.
	HDMI CABLE		
m.	HDMI Cable for TV & Projector	150	RMtr.
n.	HDMI Outlet with Back Boxes & Connectors at both ends	15	Nos
	TESTING & COMMISSIONING		
o.	Comprehensive Fluke Testing, Tagging and commissioning Report of complete structured cabling system including written warranties from the Principal Manufacturer. Integration with this existing system complete in all respects, fully functional and as per the specification and Consultant's Approval.	1	Job
p.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
19	CCTV SECURITY SURVEILLANCE SYSTEM		
	Providing, installation, testing, tagging and commissioning of following items for CCTV and music systems including all wiring accessories, junction boxes etc. Complete in all respects.		
a.	Wiring for CCTV Camera using Cat-6 UTP cables in appropriate size of PVC conduits from NVR to each camera as shown in the layout plans including MS powder coated junction boxes as shown in the drawings. Complete in all respects. Fluke Test Reports Required.	15	Nos.

b.	6 MP Fixed IP Network Bullet / Dome Camera- Support Human and Vehicle Detection- Smart Hybrid Light: advanced technology with long range- Efficient H.265+ compression technology- Max. Resolution 3200 × 1800- Lens Type Fixed focal lens, 2.8 and 4 mm optional- Supplement Light Range: Up to 30 m- IR Wavelength 850 nm- Image Enhancement BLC,HLC,3D DNR- Day,Night,Auto,Schedule- Support on-board storage up to 512 GB (SD card slot) (Optional)- Built-in microphone for real-time audio security- Water and dust resistant (IP67) and vandal resistant (IK08)- Motion detection (support alarm triggering by specified target types (human and vehicle)),video tampering alarm, exception, complete in all respect	15	Nos.
c.	Network Video Recorder with 10TB SSD- H.265+/H.265/H.264+/H.264 video formats- Up to 12-ch@8 MP or 12-ch@1080p decoding capacity- Up to 16 face picture libraries, with up to 20,000 face pictures in total (each picture ≤ 4 MB, total capacity ≤ 1 GB)- Video Output Mode: HDMI/VGA independent output- Two-Way Audio: 1-ch, RCA (Linear, 1 KΩ)- NVR should have minimum 30 days storage capacity on 15 frame per second with suitable HDD to cater 100% cameras,- USB Interface: Front panel: 1 × USB 2.0; Rear panel: 1 × USB 2.0- EN 55032: 2015, EN 61000-3-2, EN 61000-3-3, EN 50130-4, EN 55035: 2017, Complete in all respect	1	No.
d.	Supply of 24-Port PoE Smart Switch (For Camera End) with the following: Gigabit Smart POE Switch 375W PoE Powered 10/100/1000 BaseT with 2 x RG-45 Ports with transceivers with stack module and 2 meter stack cable SFP port versions Universal Network Profiles (UNP): Policy based access, complete in all respects	1	No.
e.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	1	Nos.
f.	Front & Rear Cable Management for above patch panels.	1	Nos.
g.	Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
h.	1 meter long patch cords for data	As per actual	Nos.
i.	3 meter long drop cord for data	As per actual	Nos.
j.	LED TV 43" LED Smart TV For Monitoring of CCTV System including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	2	No.
k.	LED TV Supply 65" LED Smart TV including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	6	No.
	PROGRAMMING, TESTING & COMMISSIONING		
k.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
l.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.

m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
22	ACCESS CONTROL SYSTEM		
a.	Access control Device with RFID,Multi Biometric & Face Recognition- Time & Attendance & Access Control- Walk-through method face detection- Face Recognition at a distance upto 3m- Anti-spoofing attacks against photos, videos & 3D masks- Fake Finger Detection- Liveness Detection- Capacity: upto 20,000 (1 Face / 1 User), upto 500,000 (1 Finger / 1 User), Fingerprint 1:200,000 Templates <1 Sec, Face 1:20,000 Templates <1 Sec, Event Logs: 10,000,000, Photo Logs: 20,000, complete in all respects	3	Nos.
b.	Power Supply Unit for push button	3	Nos.
c.	RFID Card standard size and thickness	120	Nos.
d.	Drop Bolt/Magnetic Lock (Double Door) with holder and fixing accessories.	3	Nos.
e.	Drop Bolt/Magnetic Lock (Sliding Door) with holder and fixing accessories.	1	Nos.
f.	Infra Sensor Based Exit Switch	3	Nos.
g.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
h.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
i.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
23	TESTING REPORTS & AS BUILT DRAWINGS		
a.	Final Testings of Entire Project, including air measurements, electrical data of equipment, all required reports shall be witnessed by Client Representative, complete in all respects for successful handing and taking over of the Project alongwith Load Flow, ETAB Calculations & Selection Report are required.	1	Job

b.	Coordinated Shop Drawings, Layout Marking on Site, Entire Projects Testing & Commissioning Reports, As-Built Drawings 03 Sets of Hard Copies & Electronic Editable Copies in USB. (Final Bill NOT Entertained without the Asbuilt Drawings, Documents & Testing Reports)	1	Job.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
d.	Personal Protective Equipment (PPE): Mandatory PPE are safety helmet, safety gloves, safety goggles, safety shoes, dust mask where there is dust, ear plugs during high noise activities like grinding etc.		

5TH FLOOR CIVIL WORK

S. No.	DESCRIPTION	QTY	UNIT
1	Demolition & HSE		
	DEMOLITION, DISMANTLING & HSE PROTOCOLS OF EXISTING INFRASTRUCTURE INCLUDING: 1. FLOOR TILES, 2. MASONRY WALLS, 3. DOORS, 4. FALSE CEILING 5. ALL KIND OF WIRING 6. FIRE SENSORS 7. SPEAKERS 8. ROLLER BLINDS. 9. CEILING ACCESSORIES ETC. 10. REINSTALLING OF FIRE ALARM AND PUBLIC ADDRESS SYSTEM EQUIPMENT ON THE CEILING WITH APPROPRIATE ANCHORING WHEREVER NEEDED. COVERED AREA : 8,000 SFT APPROX. INCLUSIVE OF COLLECTING, TEMPORARY STORAGE BEFORE DISPOSAL, CARTAGE, ALL KINDS OF LABOUR, DISPOSAL OF DEBRIS FROM ANY LEVEL UP TO ANY LEAD AND LIFT AS DIRECTED BY THE CLIENT /SITE ENGINEER. AFTER THE COMPLETION OF THE JOB THE CONTRACTOR WILL PHOTOGRAPH, RECORD & AND SUBMIT AS BUILT DRAWING TO THE CONSULTANT BEFORE STARTING OF CONSTRUCTION WORKS. CONTRACTOR TO ENSURE HEALTH SAFETY AND ENVIRONMENT PROTOCOLS TO SAFEGUARD WORKERS AND OCCUPANTS, AT ALL TIMES. INCLUSIVE OF PROVISIONS OF FIRST AID, CLEAN DRINKING WATER, SAFETY EQUIPMENT AND HARNESSSES. NOTE: 1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUMPING THE DEBRIS AT THE APPROPRIATE DUMPING SITE OUT OF PRAL PREMISES. 2. COLLECTIBLE ITEMS SHALL BE SAFELY TRANSFERRED TO THE DESIGNATED STORAGE AREA.	1.00	
2	TERMITE PROOFING		
	VERMIN AND TERMITE FULL SPECTRUM FUMIGATION DONE ON FOLLOWING THREE (3) STAGES. I. AFTER COMPLETE DEMOLITION, BEFORE COMMENCEMENT OF ANY CONSTRUCTION. II. AFTER CONSTRUCTION OF ALL WALLS AND PARTITIONS. III. ON COMPLETION OF ALL CONTRUCTION AND FINISHING.	1.00	
3	BLOCK MASONRY		
	PROVIDING & LAYING STANDARD CEMENT CONCRETE HOLLOW BLOCK MASONRY WALL, USING MACHINE-MADE BLOCKS AND APPROVED QUALITY OF FINE AND COURSE AGGREGATE LAID IN 1:5 CEMENT SAND MORTAR, IN ANY SHAPE, LENGTH, OR HEIGHT INCLUDING, RAKING JOINTS, SCAFFOLDING, ANCHOR BARS, CURING, CUTTING OF FLOOR FOR MASONRY ETC. COMPLETE AS PER DRAWINGS, SPECIFICATIONS AND AS DIRECTED BY THE ENGINEER. WETTED FOR THREE DAYS AFTER COMPLETE LYING OF WALL. SINGLE SIDE FACE TO BE TAKEN FOR MEASUREMENT	2,850.00	
	HOLLOW BLOCK 5" THICK BLOCK MASONRY		
	PROVIDING AND FABRICATION OF GROOVES IN BLOCK MASONRY OR DRY WALLS AS PER DETAILS PROVIDED INCLUDING PROPER FINISHING/ GROOVE SIZE TO BE 1/8".		
4	PLASTER WORK		
	PROVIDING AND LAYING CEMENT SAND PLASTER 1:4 USING O.P. CEMENT & FINE SAND ON WALLS, COLUMNS AND WHEREVER REQUIRED OF ANY SHAPE, CURVE AND DESIGN USING EXPANDED METAL MESH ON JOINTS COLUMNS WITH WALL AND ON CONDUITS FILLING SCAFFOLDING WITH MAKING EDGES CORNERS, HOISTNG, WATERING, CURING AT ANY HEIGHT SMOOTHLY FINISHED INCLDING MAKING DRIP COURSE AT ALL PROJECTIONS, SLABS OFFSETS OR WHERE AS REQUIRED COMPLETE AS PER SPECIFICATIONS AND INSTRUCTION OF THE ENGINEER/ ARCHITECT.	5,700.00	
5	GYPSUM BOARD VERTICAL BAND		
	P/F OF 3'-2" HIGH 12MM TH. GYPSUM BOARD VERTICAL BAND WITH FRAMING IN ALL RESPECT ABOVE 8' HEIGHT. TO BE SEALED AT THE BOTTOM TO CONTAIN AND AFIX GLASS PANELS AND DOORS IN THEIR FRAMES. COMPLETE IN ALL RESPECT AS PER DRAWING AND INSTRUCTION OF THE ARCHITECT. NOTE: COST OF PAINT FINISH TO BE INCLUDED IN THE ITEM.	120.00	RFT
6	PROVIDING AND FIXING OF ALUMINUM U CHANNELS FOR GLASS AND DOOR PANELS OF 3/4" HEIGHT WITH THICKNESS 2MM OF COLOR AS APPROVED BY ARCHITECT ALONG WITH GASKETS AND FIXING MECHANISM.	1.00	JOB
7	GLASS PARTITION WALL		

	PROVIDING, FABRICATION & FIXING 8FT HIGH 12mm THICK TEMPERED ULTRA CLEAR MACHINE EDGED, GLASS PARTITIONS WITH ALL SIDES POWDER COATED ALUMINUM SECTION 12mm THICK BORDER AS APPROVED BY ARCHITECT. SECTION DESIGN TO BE CONFIRMED BY THE ARCHITECT. WITH GASKET WAS FLUSHED AND CLEANED TO MATCH FRONT AND BACK SURFACE AND SHAPE INCLUDING FROSTING FILM PASTED ENSURING NO BUBBLES OR ANOMALIES ARE FOUND AS SHOWN IN DRAWINGS/ INSTRUCTED BY THE ARCHITECT, INCLUDING BOLTS, NUTS, SCREWS ALUMINIUM CHANNEL IF REQUIRED FOR SAFELY MOUNTING AND ANCHORING THE GLASS PARTITION. BOLTED/ CONNECTED TO GROUND AND CEILING AT EVERY 4 FEET SPACE OR WHEREVER GLASS CUTTING IS ENCOUNTERED, CONTRACTOR TO ENSURE SEAMLESS EDGING SOLUTION WITH A TOLERANCE OF UP TO 0.5MM. COMPLETE IN ALL RESPECTS. NOTE: CONTRACTOR TO SUBMIT SAMPLES OF EACH ITEM INCLUDING FROSTING FILM TO BE USED ALONG WITH SPECIFICATION TO THE CONSULTANT FOR APPROVAL. THE CONTRACTOR MUST PROVIDE A DETAILED SHOP DRAWING OF FRAMING, GLASS PARTITION, CUTTING, AND DOOR DETAILS AND PATCH FITTINGS IF ANY BEFORE THE START OF WORK.	550.00	SFT
8	GLASS DOORS		
	P/F TEMPERED GLASS DOOR USING 12MM CLEAR GLASS WITH FROSTING FILM PASTED WITHOUT BUBBLES OR ANOMALIES, IMPORTED CONCEALED FLOOR DOOR CLOSERS LG/NEW STAR MADE JAPAN, 3 FEET LONG S.S DOOR HANDLE ON BOTH SIDE, DOOR LOCKS. COMPLETE IN ALL RESPECTS AS PER DRAWINGS, SPECIFICATIONS AND TO THE SATISFACTION OF THE CONSULTANT AND ENGINEER IN CHARGE. (J.B SAEED OR EQUIVALENT.)		
A.	DOUBLE LEAF SWINGDOORS (8'-0" X 8'-0")	1.00	Nos
B.	DOUBLE LEAF SLIDING DOORS (7'-0" X 8'-0")	1.00	Nos
C.	REMOVING, SHIFTING, AND REFIXING OF EXISTING GLASS DOOR INCLUDING REPLACEMENT OF FLOOR MACHINES AND FIXING OF 20 FT LONG ALUMINUM CHANNELS AS PER SAME EXISTING DESIGN AND SIZE ETC COMPLETE IN ALL RESPECTS	1.00	JOB
9	WOODEN DOOR		
	PROVIDING AND FIXING OF PARTIAL FRAMED 1.5" THICK SOLID OAK PANEL DOOR WITH BAMBOO PANEL FINISHING AS APPROVED BY ARCHITECT (IN CONTINUATION WITH THE ADDED FINISH ON THE GYPSUM BAND ON THE CORRIDOR SIDE). HAVING IRON MONGRIES INCLUDING COAT HANGERS, DECORATIVE MORTGAGE-STYLE LOCK OF MAKE YALE OR EQUIVALENT, HANDLES 3' TALL. HINGES, AND ALL OTHER ACCESSORIES OF ARCHITECT'S CHOICE. COMPLETE IN ALL RESPECT. THE CONTRACTOR MUST SUBMIT SHOP DRAWINGS AND APPROVE ALL ACCESSORIES BEFORE EXECUTION.		
	3'-6"x 8'-0" (WIDTH x HEIGHT)	12.00	
A.	REPAIRING & RE-FIXING OF EXISTING DOOR INCLUDING POLISH ACCESSORIES AS PER REQUIREMENT DIFFERENT SIZES OF DOORS	Rate Only	No.
10	DOOR FRAME STIFFNERS		
	GI REINFORCED STIFFNER SECTIONS HAVING SAME FINISH AS DOORS TO BE PLACED ADJACENT TO DOOR FRAME AND PERPENDICULAR TO DOUBLE GLAZED GLASS PANEL, MAINTAINING A GROOVE OF 4MM. TO BE SEALED ON ALL SIDES USING SILICONE GASKET.	12.00	
11	SIGNAGE	12.00	
	10"x3" ALUMINUM SIGNAGE WITH CUTOUT LETTERING IN BRASS FINISH AS APPROVED BY ARCHITECT TO BE FIXED USING PEGS, AS PER DESIGN AND DRAWING SHARED BY ARCHITECT.		
12	WALL PANELING		
	PROVIDING AND FIXING OF MACHINE POLISHED WALL OF APPROVED MARBLE INCLUDING BULL NOSING / CHAMFERING ON EDGES, ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. FIBER MESH TO BE PASTED AT THE BACK SIDE OF THE MARBLE USING EPOXY RESIN BEFORE FIXING TO ITS POSITION. ALL CONCRETE/ DRY BOND WORKS ARE INCLUDED IN THE JOB.		
A.	MATTER HIGH PERFORMANCE BAMBOO WALL PANELS 1.2m*3.1m*8mm, density 0.8 with H Groove CLADDING OVER GYPSUM BAND; With appropriate certified cladding system. Complete in All Respect. (AS PER ARCHITECTS RECOMMENDATION AND CHOICE.)	400.00	SFT
B.	Fluted Wall Panels; WPC Wall Panels made from wood and plastic fibers panels; provide heat and sound insulation while requiring minimal maintenance.; 2900 x 122 x 12mm or 2900 x 130 x 12mm; Whichever is selected on site with Architects Consent. The PANELS MUST BE APPLIED AND PLACED WITH APPROPRIATE CERTIFIED CLADDING SYSTEM COMPLETE IN ALL RESPECT.	400.00	SFT
C.	DECO PAINTED MARINE PLY SHEET 12 mm th MARINE PLY SHEET WITH ROUGH WOOD FRAMING of 1" by 2" @ 1 feet c/c at back SIDE to secure in place to desired ceiling level or on wall complete in all respect. As per drawing.	700.00	Sft
13	ENVICRETE WALL PANELING		

	PROVIDING AND FIXING OF FLUTED PANELS/ OR AS PER CHOICE OF ARCHITECT MADE OF MDF PROFILED TO ARCHITECTS SPEC 16mm THICK, PASTED ON TOP OF 12mm TH MARINE PLY SHEET WITH ROUGH WOOD FARMING of 1" by 2" @ 1 FEET c/c AT BACK SIDE TO SECURE IN PLACE TO DESIRED CEILING LEVEL AS PER DRAWING. MDF PANEL BATTONS TO BE PASTED AFTER MAKING IT SECURE IN PLACE WITH APPROVED DECO PAINT FRONT AND BACK ON SPECIFIED WALLS COMPLETE IN ALL RESPECTS. ALL NECESSARY SUPPORT/ FRAMING STRUCTURE IS INCLUDED IN THE JOB. ALL NAKED EDGES TO BE PROFILED USING UPVC 2MM THICK STRIP 1" BY 1/2" SIZE PASTED AND NAILED USING HEADLESS NAILS OF MATCHING COLOR MAY IT BE DECO PAINTED TO MATCH THE COLOR OF THE PANELS. SECTION PLY: 28mm, FRAMING: 25mm Th MATERIAL. NOTE: CONTRACTOR TO INCLUDE PRICE OF CUTTING FOR LIGHT ACCESSORIES AND CREATION OF ACCESS PANELS WHERE NEEDED.	2,000.00	SFT
14	ROLLER BLINDS		
	PROVIDE AND INSTALL IN POSITION ROLL-UP WINDOW BLINDS OF APPROVED COLOR AND SPECIFICATIONS, CHAIN OPERATED ROLLER BLIND (PROTECTOR OR APPROVED EQUIVALENT) WITH APPROVED FABRIC SCREW ON WALLS, INCLUDING ALL HARDWARE, WASTAGE, LIFTING, CUTTING, FIXING, SCAFFOLDING ETC., COMPLETE AS PER DRAWING & INSTRUCTION OF THE ARCHITECT. HEIGHT 11' FOR PAYMENT NET INSTALLED BLIND (INCLUDING TOP & BOTTOM CHANNEL) AREA WILL BE MEASURED.	2,500.00	SFT
15	ALUMINIUM PELMIT (FOR ROLLER BLINDS)		
	PROVIDING AND FIXING OF 6" HIGH ALUMINUM PELMET WITH HIDDEN SUPPORT TO HIDE BLIND'S ROLLER. APPLIED WITH THREE COATS OF MATTE FINISH PAINT ETC. COMPLETE IN ALL RESPECT ETC.	260.00	RFT
16	SPC TILES FLOORING		
	PROVIDING AND LAYING BEST QUALITY APPROVED SPC TILES THICKNESS 4.0+1.0MM EVA COMPRISING A RIGID LIMESTONE AND PVC COMPOSITE CORE WITH UV-CURED .3MM WEAR LAYER AND CLICK-LOCK INSTALLATION SYSTEM. FLOORING SHALL BE WATERPROOF, SCRATCH, STAIN, AND IMPACT RESISTANT, SUITABLE FOR HEAVY COMMERCIAL USE. INSTALL OVER A CLEAN, LEVEL SUBSTRATE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, INCLUDING ALL NECESSARY TRIMS, TRANSITION STRIPS, CUTTING, FITTING, AND ACCESSORIES FOR A COMPLETE FINISHED INSTALLATION.. NOTE: SAMPLES & TILE-CUTTING DRAWINGS ARE TO BE APPROVED BY ARCHITECT. TO BE SOURCED FROM ENVICRETE OR EQUIVALENT.		
A.	Floor Tile Type 01 Envicrete Sol 2018		
	Floors, polished, non-slip surface	2,600.00	SFT
B.	Floor Tile Type 02 Envicrete Sol 2019		
	Floors, polished, non-slip surface	1,600.00	SFT
C.	Floor Tile Type 03 Envicrete Sol 1011		
	Floors, polished, non-slip surface	2,000.00	SFT
D.	Floor Tile Type 04		
	Floors, polished, non-slip surface	850.00	SFT
16	CARPET TILE		
	SUPPLY AND INSTALLATION OF COMMERCIAL-GRADE CARPET TILES, INCLUDING ALL NECESSARY SURFACE PREPARATION, ADHESIVE, CUTTING, FITTING, ALIGNMENT, AND FINISHING. CARPET TILES SHALL BE DURABLE, STAIN-RESISTANT, AND SUITABLE FOR HEAVY OFFICE USE, INSTALLED OVER A CLEAN, LEVEL SUBSTRATE AS PER MANUFACTURER'S RECOMMENDATIONS. RATE SHALL INCLUDE ALL ACCESSORIES, WASTAGE, TRIMS, AND COMPLETE INSTALLATION TO ACHIEVE A FINISHED FLOORING SYSTEM.	1,000.00	SFT
17	UPVC SKIRTING		
	P/F OF HIGH-QUALITY UPVC SKIRTING WHITE 4" HIGH & 1/2" THICK COMPLETE IN ALL RESPECTS APPROVED COLOR/TEXTURE, AS PER DRAWINGS, SPECIFICATIONS, AND AS DIRECTED BY THE ARCHITECT.	700.00	RFT
18	PAINT WORKS		
	PROVIDING AND APPLYING PAINT ON WALLS/ ETC. INCLUDING RUBBING WITH SANDSTONE, FILLING THE UNEVEN SURFACES WITH PUTTY, CRACKER, AND EPOXY TREATMENT (IF REQUIRED) , RUBBING WITH SANDPAPER AND PREPARING THE SURFACE. APPLYING COATS OF PRIMER ON INTERNAL WALLS TO PREPARED SURFACE OF PLASTERED AND FINISH PAINT COATS AS INDICATED IN SUB ITEMS, COMPLETE IN ALL RESPECTS AS PER DRAWINGS. (ICI EASY CARE OR EQUIVALENT)		
A.	PLASTIC EMULSION PAINT(ON INTERIOR WALLS) 3 COATS (WASHABLE PAINT)	4,800.00	SFT
B.	PLASTIC EMULSION PAINT(WHITE ON GYPUSM CEILING ETC.) 3 COATS (WASHABLE PAINT)	3,040.00	SFT
C.	ENAMEL PAINT OF DUCTS, PIPES, CONDUITS, ETC. (ANTI FUNGAL)	960.00	SFT
D.	PLASTIC EMULSION PAINT (PAINT ON THE CEILING CEILING) 3 COATS	4,800.00	SFT
19	GYP SUM CEILING		

	P/F IN POSITION GYPSUM BOARD CEILING, CONSISTING OF G.I. FRAME WORK OF APPROVED SECTIONS WITH G.I. HANGERS AND 16-18 SWG. 12MM THICK MOISTURE RESISTANT GYPSUM BOARD SHEET FIXED ON FRAME WITH APPROVED PAINT FINISH ON GYPSUM, CUTTING OF OPENING FOR LIGHT FIXTURES / AC CASSETTES WITH MAKING OF LIGHT PELMET, FIBER TAPE ON JOINTS, METAL TAPE ON EDGES, INCLUDING PRIMER COAT FILLING IF REQUIRED AND ALL OTHER HARDWARES, WASTAGE, SCAFFOLDING, MAKING ACCESS PANEL (WHERE REQUIRED), ETC., COMPLETE IN ALL RESPECT. NOTE: FLAT AREA OF CELING WILL BE MEASURED AND PAID. THE CONTRACTOR WILL HAVE TO GET A SAMPLE APPROVED FROM THE CONSULTANT BEFORE EXECUTION. THE SAMPLE SHOULD HAVE A GROVE AND WHITE MATT PAINT FINISH.	3,040.00	SFT
20	PROVIDING AND FIXING 1/4" THICK ALUMINIUM U-CAPS FOR GYPSUM BORDER WALLS TO BE FIXED ON THE GYPSUM BOTTOM SURFACE ETC COMPLETE IN ALL RESPECTS	1,000.00	RFT
21	CARPENTRY WORK		
A.	PANTRY CABINET		
	P/F OF CABINETS MADE OF LAMINATED SHEET, INCLUDING APPROVED HANDLES, HINGES, LOCKS AND SHELF, SHUTTER FINISH WITH APPROVED DRAWING AND DESIGN. COMPLETE IN ALL RESPECT. UPPER CABINET (1'-6" DEEP)	60.00	Sft
B.	CORIAN TOP	17.00	SFT
22	PROVIDING AND FIXING IN POSITION JANITORAL CABINETS 24" DEEP CONSISTING OF 3/4" THICK FOAM BOARD ON FRONT SHUTTER AND DRAWERS, AND SHELVES MOULDING 1/2"x3/4" INCLUDING NAILS,SCREWS, BOLTS, HINGES, CATCHERS, LOCKS, HANDLES, LIPPING COMPLETE IN ALL RESPECTS.	44.00	SFT
	MISCELLANEOUS ITEMS		
23	DESIGNING OF EMERGENCY EVACUATION PLANS FLOOR INCLUDING PRINTING AND FIXING OF PLANS ON 2MM THICK ACRYLIC SHEETS ETC COMPLETE IN ALL RESPECTS	4.00	No.
24	PLANTERS		
	PLANTER BODY: 18 MM MOISTURE-RESISTANT MDF OR FSC-CERTIFIED PLYWOOD SUBSTRATE. HIGH-PRESSURE LAMINATE (HPL) OR PREMIUM MELAMINE FINISH. MATCHING 2 MM ABS EDGE BANDING. INTERNAL GALVANIZED STEEL REINFORCING FRAME WHERE REQUIRED FOR SPANS EXCEEDING 1800 MM. INTERNAL PLANT TROUGH: 2 MM THICK FIBERGLASS REMOVABLE WATERPROOF LINER. FULLY SEALED AND CORROSION RESISTANT. OPTIONAL INTEGRATED DRAINAGE RESERVOIR WITH OVERFLOW PROTECTION. HARDWARE: CONCEALED STAINLESS STEEL FASTENERS. ADJUSTABLE LEVELING FEET. ZINC-PLATED INTERNAL BRACKETS. FINISH: WOODGRAIN LAMINATE (WALNUT, OAK, ASH, BLACK OAK AS APPROVED BY CLIENT). LOW VOC COMMERCIAL-GRADE FINISH. SCRATCH AND MOISTURE-RESISTANT UV-STABLE SURFACE. MATTE FINISH (5–10% GLOSS).		
	Size: 10" internal trough, 12" width 3' height, 4' length.	60.00	No.
25	PROVIDING AND FIXING OF PERTAL WOODEN PAINTING FRAMES INCLUDING PRINTING OF PAINTINGS ON CANVAS ETC COMPLETE IN ALL RESPECTS (4' x 3')		
	> AVERAGE SIZE 17 SFT	30.00	No.
26	SUBMITTALS, INSPECTIONS, OPERATION, DRAWINGS ETC.		
27	SUBMITTALS, SAMPLES, INSPECTIONS, OPERATION AND MAINTENANCE MANUALS AND THE LIKE AS REQUIRED BY SPECIFICATION.	1.00	JOB
	SHOP DRAWINGS & AS-BUILT DRAWINGS		
28	PREPARATION AND SUBMISSION OF HARD AND SOFT (.dwg) COPIES OF SHOP DRAWINGS & AS-BUILT DRAWINGS OF EACH JOB AT THE END OF THE EXECUTION.	1.00	JOB
29	PROVIDING AND INSTALLATION OF PERFORATED TYPE SHEETS TO BE FIXED ABOVE MAIN ENTRANCE DOORS FOR BLOCKAGE OF PATHWAYS FOR RODENTS ETC COMPLETE IN ALL RESPCTS	1.00	JOB
30	FILLING OF CURTAIN WALL GAPS USING SILICON	1.00	Job

5TH FLOOR FURNITURE

NOTES:

- > ALL THE FURNITURE ITEMS LISTED BELOW MUST BE PROCURED BY APPROVED VENDOR BRAND I.E. GLOBAL, MASTER, INTERWOOD, DIMENSIONS OR EQUIVALENT.
- > COMPLETE PROFILE BROCHURE OF ITEM ORIGIN OF ITEM TO BE SUBMITTED BY TENDERER.
- > THE FINISHED PRODUCT SHALL BE DELIVERED TO THE SITE DULY COVERED WITH BUBBLE SHEET TO AVOID ANY BREAKAGE ETC. HOWEVER IN CASE OF ANY MINOR REPAIR ARISING OUT OF TRANSPORTATION ETC. THE SAME SHALL BE REPAIRED/ REPLACED IMMEDIATELY BY THE SUPPLIER WITHOUT ANY EXTRA COST.
- > 1 YEAR COMPREHENSIVE MAINTAINANCE TO BE A PART OF TENDER WITH ALL STRUCTURAL, MECHANICAL, FINISHING WORKS TO BE INCLUDED.
- > ALL FABRICS, LEATHERS, AND FINISHES WILL BE APPROVED UPON PHYSICAL INSPECTION OF SWATCHES BY ARCHITECT.

TABLES					
	ITEM	DESCRIPTION		QUANTITY	UNIT
1	WORKSTATION 4P	Modification of existing 4-seater workstation, including replacement of existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft edges. Fabric finish and color to be as approved by the Architect. Provide integrated cable management system, including under-desk cable tray, cable access grommets, and vertical cable risers where required. Workstation to include adjustable leveling feet and all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one 3-drawer mobile pedestal per workstation position, complete with central locking system, finished in high-pressure laminated sheet as per selection. Size: 4'-0" x 7'-0"		6	
2	WORKSTATION 2P	Modification of existing 4-seater workstation by dividing the unit through the center to form two (2) separate 2-seater workstations, including all necessary alterations to the worktop, supporting frame, and base. Provide new matching edge lipping to all cut and exposed worktop edges and complete all modifications for a seamless finished appearance. Replace existing partitions with 40–50 mm thick fabric-upholstered acoustic partitions, 350–450 mm high above the worktop, complete with aluminum frame featuring soft rounded edges. Fabric finish and color shall be as approved by the Architect. Provide integrated cable management, including under-desk cable trays, cable access grommets, and vertical cable risers where required. Include adjustable leveling feet, all necessary brackets, connectors, fixings, and accessories for a complete installation. Provide one (1) 3-drawer mobile pedestal per workstation position, complete with central locking system and finished in high-pressure laminated sheet as per approved selection. Size: 4'-0" x 3'-6"		6	
3	WORKSTATION 1P	Supply and install single-person workstation comprising a 25 mm thick high-density MDF/particle board worktop finished in high-pressure laminate to match existing workstations, complete with matching 2 mm PVC edge banding. Workstation to be supported on a heavy-duty white powder-coated mild steel frame with rectangular box-section legs. Provide one integrated 3-drawer mobile pedestal in matching laminate finish, complete with central locking system, comprising two stationery drawers and one filing drawer mounted on concealed castors. Include concealed under-desk cable management for cable routing beneath the worktop. Unit shall be factory-fabricated with concealed mechanical fixings, all joints flush and securely assembled, complete with all necessary hardware and accessories for a fully finished installation. Size: 2'-0" x 3'-6"		35	
4	MANAGER TABLE	Modification and refurbishment of existing manager's table, approximately 2.5 ft x 4 ft, retaining the existing unit. Carry out all necessary repairs, adjustments, reinforcement, hardware replacement where required, surface preparation, polishing, and touch-up works to restore the table to a clean, functional, and presentable condition. Existing white laminate finish shall be repaired or refinished to achieve a uniform appearance, complete with all necessary materials, fittings, and accessories for a fully finished installation.		6	
5	EXECUTIVE TABLE	Supply and install a manager Table complete with integrated storage drawers and side cabinets, manufactured from premium-quality engineered wood (MDF/particle board) with high-pressure laminate (HPL) finish on all exposed surfaces. The table shall be provided with PVC edge banding, concealed cable management provisions, lockable drawers, cupboards with shelves, high-quality soft-close hinges, telescopic drawer runners, and all necessary hardware and fittings. The dimensions and configuration and finish shown on the approved drawings or as directed by the Architect.		1	
6	SIDE TABLE TYPE 1	Supply and install side table comprising a circular top and integrated lower shelf in a contemporary minimalist design. Constructed from high-density MDF with a smooth high-pressure laminate finish as per Architects selection, and matching edge treatment. Provide concealed structural supports for a clean, seamless appearance. All edges to be neatly finished with rounded profiles. Complete with all necessary fixings, hardware, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.		1	

7	SIDE TABLE TYPE 2	Supply and install side table of contemporary open-frame design, constructed from high-density MDF finished in white marble-effect high-pressure laminate (or approved equivalent), complete with matching edge treatment. Table to comprise a square top, two side panels, and an open storage compartment. All joints shall be flush with concealed fixings to provide a seamless appearance. Complete with protective floor glides, all necessary hardware, fixings, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	2	
8	CENTER TABLE	Supply and install contemporary rectangular coffee table comprising a 25 mm thick engineered stone or marble-effect solid surface top (or approved equivalent) with smooth polished finish and square edges. Table to be supported on recessed pedestal legs constructed from high-density MDF finished in dark oak wood veneer or high-pressure laminate, as approved by the Architect. All joints to be flush with concealed mechanical fixings, complete with protective floor glides, and all necessary hardware, fittings, and accessories for a complete and finished installation in accordance with the approved design and dimensions.	1	
9	HUDDLE TABLE	Supply and install contemporary meeting table of 5 person capacity, timber veneer or high-pressure laminate (HPL) round top 50" diameter, with chamfered edges, mounted on a central enclosed pedestal base. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	2	
10	MEETING TABLE	Supply and install contemporary meeting table of approximately 10-person capacity, timber veneer or high-pressure laminate (HPL) top with chamfered edges, mounted on a central enclosed pedestal base with integrated cable management. Table to include recessed cable access point(s) suitable for power and data connectivity. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	1	
11	BOARD ROOM TABLE	Supply and install executive conference table, complete with laminated MDF or engineered wood top with impact-resistant PVC edging, cable management ports with integrated cable tray, heavy-duty powder-coated steel support frame and central support pedestal, suitable for boardrooms and meeting rooms. Table shall be designed for heavy commercial use with a durable scratch-, stain-, and moisture-resistant finish. Colour and finish to be selected by the Architect/Client from the manufacturer's standard range.	1	
12	CEO DESK		1	
13	CEO HUDDLE TABLE	Supply and install contemporary meeting table of 4 person capacity, timber veneer or high-pressure laminate (HPL) round top 42" diameter, with chamfered edges, mounted on a central enclosed pedestal base. Finish to be natural oak or approved equivalent, with durable scratch- and stain-resistant surface. All exposed edges to be impact resistant. Complete with all brackets, fixings and accessories required for a fully installed unit.	1	
14	CENTER TABLE	Supply and install contemporary rectangular coffee table comprising a 25 mm thick engineered stone or marble-effect solid surface top (or approved equivalent) with smooth polished finish and square edges. Table to be supported on recessed pedestal legs constructed from high-density MDF finished in dark oak wood veneer or high-pressure laminate, as approved by the Architect. All joints to be flush with concealed mechanical fixings, complete with protective floor glides, and all necessary hardware, fittings, and accessories for a complete and finished installation in accordance with the approved design and dimensions.	1	
15	SIDE TABLE	Supply and install side table of contemporary open-frame design, constructed from high-density MDF finished in white marble-effect high-pressure laminate (or approved equivalent), complete with matching edge treatment. Table to comprise a square top, two side panels, and an open storage compartment. All joints shall be flush with concealed fixings to provide a seamless appearance. Complete with protective floor glides, all necessary hardware, fixings, and accessories for a fully assembled and finished installation, in accordance with the Architect's approved design and dimensions.	2	
CHAIRS & SOFAS				
	ITEM	DESCRIPTION	QUANTITY	UNIT

1	OFFICE CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	68	
2	MANAGER CHAIR	Modification and refurbishment of existing high-back ergonomic office swivel chair complete with mesh backrest, adjustable headrest, padded seat, fixed armrests, gas-lift height adjustment, five-star base with castors, including dismantling, inspection, repair and replacement of worn or defective components as required. Works shall include replacement of seat foam and upholstery where necessary, repair or replacement of mesh backrest if damaged, servicing or replacement of gas-lift mechanism, servicing of tilt and reclining mechanism, tightening and lubrication of all moving parts, replacement of damaged armrests, castors and base components where required, cleaning and refinishing of exposed surfaces, reassembly, functional testing, and commissioning. Chair shall be restored to full operational condition with all adjustment mechanisms functioning smoothly and safely. The rate shall include all labour, materials, replacement parts, consumables, transport, testing, and all incidental costs required to complete the refurbishment.	6	
3	EXECUTIVE CHAIR	Supply and install high-back executive office chair with upholstered seat, backrest and headrest, fixed armrests, height-adjustable gas lift, tilt mechanism, polished aluminium five-star base, and smooth-rolling castors. Complete with all fittings and accessories for finished installation. Fabric finish and color as per Architects selection.	2	
4	VISITOR CHAIR	Supply upholstered swivel chair, complete with moulded plywood or reinforced internal shell, high-density polyurethane foam seat and back cushions, premium commercial-grade fabric upholstery, integrated upholstered armrests, and black powder-coated steel 4-star swivel base with smooth 360° rotation. Chair shall be ergonomically designed for meeting rooms, executive offices, conference facilities, and collaborative workspaces, suitable for heavy commercial use. Colour and fabric finish to be selected by the Architect/Client from the manufacturer's standard range. Overall dimensions approximately 620(W) × 620(D) × 820(H) mm or approved equivalent.	14	
5	SOFA 2-SEATER	Supply and delivery of a contemporary two-seater upholstered sofa, comprising a solid hardwood and engineered timber frame with reinforced corner blocks, high-density resilient foam seat cushions, loose fibre-filled back cushions, and upholstered fixed armrests. Sofa shall be fully upholstered in commercial-grade, stain-resistant fabric or premium synthetic leather as specified by the Architect, with colour selected from the manufacturer's standard range. Complete with powder-coated or brushed stainless steel legs, non-marking floor protectors, and all necessary fittings. Sofa shall be suitable for heavy-duty commercial office use and designed to provide ergonomic comfort and durability. Overall dimensions approximately 1600–1800 mm (L) × 800–900 mm (D) × 750–850 mm (H), or approved equivalent as per drawings.	1	
6	SOFA 3-SEATER	Supply and install contemporary two-seater lounge sofa with clean-lined square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette (colour to Architect's approval). Upholstery to be stain-resistant, commercial-grade, minimum 100,000 Martindale rubs (or approved equivalent). Foam density to be Seat 35–40 kg/m ³ minimum; back 28–35 kg/m ³ minimum. Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 1600–1800 mm (L) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use. All dimensions to be verified prior to manufacture.	2	
7	CHAIR	Supply and install matching contemporary lounge chair with square armrests, high-density polyurethane foam seat and back cushions, upholstered in premium commercial-grade leather or leatherette to match sofa (colour to Architect's approval). Internal kiln-dried hardwood/engineered timber frame with reinforced construction. Exposed polished stainless steel or chrome-finished metal legs/frame. Overall dimensions approximately 850–1000 mm (W) × 850–900 mm (D) × 750–800 mm (H). Complete with all accessories and finished ready for use.	3	

8	ARM CHAIR	Supply and install Executive Lounge Armchair of contemporary design featuring generous proportions with ergonomically contoured seat and backrest for superior comfort, fully upholstered in premium commercial-grade genuine leather or high-quality leatherette (colour to Architect's approval). Chair shall have a solid kiln-dried hardwood or engineered timber internal frame with reinforced construction, high-resilience multi-density polyurethane foam seat and back cushions, and concealed webbing or spring support for enhanced durability and seating comfort. Base to comprise polished stainless steel or powder-coated metal legs in a contemporary finish to complement the executive sofa suite. Overall dimensions approximately 850–950 mm (W) × 850–950 mm (D) × 750–850 mm (H), with seat height approximately 420–450 mm. Upholstery shall be stain-resistant and suitable for heavy commercial use. Complete with all necessary accessories, protection glides, delivery, installation, and positioning, finished ready for use.	1	
9	HUDDLE CHAIRS	Supply and install commercial-grade huddle chair featuring a fully upholstered wrap-around shell with integrated curved armrests, contoured backrest and high-density moulded foam seat for enhanced comfort. Chair to include gas-lift height adjustment, 360° swivel mechanism and polished aluminium five-star base with twin-wheel castors. Upholstery and finish to Architect's approval.	10	
10	BAR STOOLS	Supply and installation of modern bar chairs suitable for office breakout areas, featuring a durable commercial-grade frame structure with upholstered seat and backrest for user comfort. Chairs shall be ergonomically designed with appropriate seat height, sturdy base/legs, and high-quality finish suitable for frequent office use. Upholstery shall be stain-resistant and easy to maintain, with finish, color, and material as approved by the consultant. Complete with all necessary fittings, hardware, and accessories for a finished installation.	8	
8	MEETING CHAIR	Ergonomic meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use.	10	
9	BOARDROOM CHAIR	Meeting chairs with fully upholstered seat and backrest, medium-height back, and integrated armrests. Chairs to be mounted on a polished aluminium 5-star base with smooth-rolling castors and 360° swivel mechanism. Upholstery to be commercial-grade fabric or leatherette in approved colour. Chair frame and components to be suitable for commercial office use, with height adjustment via gas lift and tilt function where specified. Complete with all fittings and ready for use.	14	
MISCELLANEOUS				
	ITEM	DESCRIPTION		QUANTITY UNIT
1	PLANTERS TYPE A	Supply and install planter with the following specifications. Planter Body: 18 mm moisture-resistant MDF or FSC-certified plywood substrate. High-pressure laminate (HPL) or premium melamine finish. Matching 2 mm ABS edge banding. Internal galvanized steel reinforcing frame where required for spans exceeding 1800 mm. Internal Plant Trough: 2 mm thick fiberglass removable waterproof liner. Fully sealed and corrosion resistant. Optional integrated drainage reservoir with overflow protection. Hardware: Concealed stainless steel fasteners. Adjustable leveling feet. Zinc-plated internal brackets. Finish: Woodgrain laminate (Walnut, Oak, Ash, Black Oak as approved by client). Low VOC commercial-grade finish. Scratch and moisture resistant UV stable surface. Matte finish (5–10% gloss) Size: 10" internal trough, 12" width 3' height finished planter, length as per drawings. All dimensions to be verified prior to manufacture.	8	
2	PLANTERS TYPE B	Supply and install freestanding rectangular planter, approximately 600 mm (2'-0") wide and 2'-5" height, constructed in durable terrazzo finish (or approved equivalent) suitable for indoor office use, complete with internal liner, drainage provision where required, levelling base, and all necessary accessories and installation for a complete finished unit. All dimensions and finishes to be verified prior to manufacture.	6	
3	STORAGE AND SHELVING UNIT	Supply and install a standalone storage and open shelving unit in approved laminate finish, comprising a combination of MS frame, open display shelves and enclosed storage with hinged, complete with adjustable shelves, edge banding, strip light, concealed hardware, levelling feet, and all necessary fittings, accessories, and installation for a complete unit. Design as per Architect's drawing and render.	3	

5TH FLOOR ELECTRICAL WORKS

S.No.	DESCRIPTION		
	NOTE: ALL SAMPLES/TECHNICAL SPECIFICATIONS ARE TO BE APPROVED BY THE ARCHITECT / CONSULTANT PRIOR TO THE EXECUTION OF WORKS. BIDDER IS ADVISED TO CONFIRM THE RUNNING LENGTHS, QUANTITIES, MISSING ITEMS IN BOQ, TERMINATIONS AS PER SITE CONDITIONS, REQUIREMENTS OF CLIENT BEFORE COMMENCEMENT OF WORK, BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL SPECIFICATIONS, PROPOSED SYSTEM SCHEMATICS, SUPPLY AND EXECUTION TIMELINES FOR THE SYSTEM OFFERED. ENTIRE SYSTEM TESTING AND COMMISSIONING OF THE ALL ITEMS TERMINATIONS, TESTING AND COMMISSIONING AT BOTH ENDS, INCLUDING SUBMISSION OF SHOP DRAWINGS, ASBUILT DRAWINGS, DETAILED TEST REPORTS FROM THE PRINCIPALS AND AS PER SITE PERFORM TEST REPORTS ARE REQUIRED. CLIENT SHALL HAVE RIGHTS TO ADD OR DELETE ANY ITEMS FROM THE VENDOR SCOPE AFTER AWARD OF WORK. ALL ACTIVE EQUIPMENT SHALL BE SAME MAKE OF APPROVED BRAND AND SHALL BE BASED ON LATEST AVAILABLE MODEL AND SERIES. CLIENT HAVE RIGHTS TO ASK AND DELIVER THE SAME MAKE OF EQUIPMENT TO PROVIDE AND INSTALL.		
	NOTE: 1) ALL FIXTURES/MATERIALS/EQUIPMENT MAKE AND MODELS SUBJECT TO APPROVAL OF ARCHITECT/CONSULTANT. 2) QUANTITIES MAYBE +/- VARY ACCORDING TO SITE CONDITIONS AND REQUIREMENTS. 3) THE BIDDER SHALL PROVIDE THE COMPLETE TECHNICAL LITERATURES OF ALL MATERIALS ALONGWITH TENDER DOCUMENTS. 4) CONTRACTOR SHALL BOUND TO PROCURE MATERIALS FROM LIST OF APPROVED MANUFACTURERS & ONLY FROM AUTHORIZED DISTRIBUTOR 5) THE DIAMETER/SIZES ARE INDICATIVE ONLY. DEPENDING ON THE ACTUAL REQUIREMENTS AND MIGHT BE REQUIRED BASED ON EQUIPMENT SUPPLIER RECOMMENDATIONS. 6) CONTRACTOR SHALL RESPONSIBLE TO TAKE THE PRIOR WRITTEN APPROVAL FROM CLIENT; RELATED TO ANY ADDITIONAL COST, ADDITIONAL QUANTITIES & VARIATIONS. 7) ALL STATUTORY/GOVERNMENT/MOCKUP/SAMPLES APPROVALS SHALL BE OBTAINED BY THE CONTRACTOR AT NO EXTRA COST.		
1	WIRING / WIRING ACCESSORIES	QTY	UNIT
	Providing, installation, testing, tagging's & commissioning of following items including all material, tools, labor & accessories required for completion of work as per specifications, details & drawings. Complete in all respects. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
2	SMALL WIRING FOR LIGHTS		
	Circuit wiring from respective distribution board to switch board using following size of Stranded/Flexible, PVC Insulated wire in appropriate size of pvc conduit / channel/cable tray including all accessories as shown in the drawings.		
a.	3 x 2.5 Sqmm PVC, Cu	40	Nos.
b.	Wiring for light point from switch board to first light point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm of pvc conduit / channel / cable tray including complete with all accessories as shown in the drawings.	80	Nos.
c.	Wiring for light point to point using single core PVC insulated, Stranded Copper Conductor, color coded wires of 1.5 Sq.mm for phase, 2.5 Sqmm for common neutral and 1.5 Sqmm for common earth in 25mm size of pvc conduit / channel / cable tray complete with all accessories as shown in the drawings.	150	Nos.
3	SMALL WIRING FOR UTILITY POWER SOCKETS & UPS		

	Circuit wiring from respective distribution board to 13A Multi Pin / 15A,3Pin Switch Socket unit (first outlet) using following Stranded/flexible Copper Conductor, color coded wire in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Item include floor/wall cutting if required as per site conditions. Megger Test Report of all wiring shall be submitted by contractor to consultant.		
a.	3 x 2.5 Sqmm PVC/Cu (Workstations)	125	Nos.
	Wiring for 13A Multi Pin / 15A 3-Pin Switch Socket units from outlet to outlet using following Stranded/Flexible Copper Conductor, color coded wires in 25 mm dia pvc conduit under floor. Complete with all accessories as shown in the drawings. Wiring on same workstation shall be counted as one. Item include floor/wall cutting if required as per site conditions.		
a.	3 x 4.0 Sqmm PVC/Cu (Others)	20	Nos.
4	WIRING FOR HAND DRYER		
a.	Wiring for Hand Dryer from distribution board to hand dryer using 3C, 2.5 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	4	Nos.
5	WIRING FOR ELECTRIC GEYSER		
a.	Wiring for Electric Heater from distribution board to Electric Heater using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	2	Nos.
6.	WIRING FOR COMMUNICATION RACK		
a.	Wiring for Communication Rack from distribution board to rack using 3C, 4.0 Sqmm Cable in 25mm size of pvc conduit as shown in the design drawings. Complete with all accessories. Megger Test Report of all wiring shall be submitted by contractor to consultant.	1	Nos.
9	WIRING DEVICES / RECEPTACLES		
	Providing, installation, tagging, and commissioning of following wiring devices / light control switches / power receptacles as per BS Standards including 16 SWG MS Powder Coated back boxes with brass earth terminal, flush with wall as shown in drawings and details. (Clipsal Vivace Series White Color)		
	LIGHT CONTROLLED SWITCHES		
a.	One Gang one way 10A Switch	12	Nos.
b.	Two Gang one way 10A Switch	10	Nos.
c.	Three Gang one way 10A Switch	0	Nos.
d.	Four Gang one way 10A Switch	20	Nos.
e.	Five Gang one way 10A Switch	20	Nos.
10	UTILITY POWER RECEPTACLES / SOCKET OUTLETS		
a.	13A, Simplex multi-pin switch Socket Unit	150	Nos.

b.	13A, Duplex flat-pin switch Socket Unit	120	Nos.
c.	13A, Simplex flat-pin switch Socket Unit	1	Nos.
d.	15A, Round 3Pin Switch Socket Unit	2	Nos.
e.	20A, DP Isolator for Electric Heater	20	Nos.
f.	HDMI Outlet with Connectors (Male/Female as required)	20	Nos.
g.	100A, 4P Isolator Switch Unit For AC	2	Nos.
h.	63A 4Pole Industrial Socket & Plugs (for Rack UPS)	2	Nos.
11	TECHNOLOGY BOX		
a.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet & 1 No Data for Telephone (A-TYPE). Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	25	Nos.
b.	Technology box made of 18swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	110	Nos.
12	FLOOR BOX		
a.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 2 No Duplex Data Outlet, 1 Simplex Data and 1 NO HDMI(A-TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	20	Nos.
b.	Floor box made of 16swg powder coated MS Sheet for installation of 2 No. 13A multipin switch sockets, 1 No. 13A Flatpin Duplex switch sockets, & 1 No Duplex Data Outlet (B_TYPE) Separators are required between the power and voice/data and should have brass earth terminal (Outlet Included on Switches/Socket Section)	20	Nos.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
13	LIGHTING FIXTURES		

	Supply, installation, connecting, testing & commissioning of LED light fixtures complete with all supports, fixing arrangements and accessories, including supply and installation of 1x3Cx1.5mm ² flexible cables 300/500V grade copper cables according to BS 6500 and connectors for connections etc., complete in all respects as per Consultant/Architect instructions and approvals (False-ceiling mounted fixtures shall be compatible with and fit exactly into the false-ceiling, mounting frame to be included in cost). Each Light Data Sheet and Dialux Reports are required for entire project.		
a.	DOWN LIGHTS Down Light with 20W , as approved by architect, As approved by architect.	200	Nos.
b.	MAGNETIC DOWN LIGHTS Magnetic Light with 20W LED Light, with Magnetic track. As approved by architect.	15	Nos.
c.	PENDENT LIGHT Pendent Light With 20W LED Light As approved by architect.	5	Nos.
d.	TRACK LIGHT WITH 1 METER TRACK + 03 LIGHTS ON EACH TRACK Track Light Fixture with 30W light As approved by architect.	40	Nos.
e.	LINEAR LED LIGHT Linear Led Light with 40W LED LIGHT As approved by architect.	1	Nos.
f.	MIRROR LIGHT Mirror Light with 10W LED Light. As approved by architect.	1	Nos.
g.	LED STRIP LIGHT LED Strip Light With 10W/Mtr As approved by architect.	350	Rm.
h.	EMERGENCY LIGHTS Butterfly (Round) type Recessed/surface type emergency light 02 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	10	Nos.
i.	EXIT LIGHT Recessed/surface type Exit Sign light Upto 04 Watts 6500K with minimum 03 hours built-in battery backup including all fixing and hanging accessories (UL/TUV/LPCB Certified) As approved by architect.	4	Nos.
j.	WALL LIGHT/PICTURE LIGHT (DECORATIVE TYPE) Light with 12W LED Light. As approved by architect.	20	Nos.
k.	Recessed/Surface/Hanging Type Continuous Linear LED Light (30 Watts Per Meter) in different sizes and shapes 3000K/4000K with Extruded Aluminum Profile (Anodized), High Impact Acrylic Frosted PMMA Diffuser with Integrated Electronic Driver, Hanging & Fixing Accessories suitable	50	Rft.

l.	Indoor type Ceiling Recessed/Surface/Wall/Ceiling Mounted (Stand Alone) I.R Motion Sensor for Lights/Fans having following specifications: 360°, IP41, CARDBOARD Technology, 1 circuit, Automatic on/off, Manual adjustment of light level threshold and time delay via potentiometer, Range Ø8 m, Recommended fixing height: 2.5 m, 3-wire with neutral, Light level threshold: 10 to 1275 lux, Adjustable time delay: 10 s to 10 min, Standby consumption: 0.75 W, Optimum distance between 2 sensors: 6 m, Fixes directly to a false ceiling with mounting claws (included) or installed in a Batibox box, depth 50 mm	20	Nos.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
14	DISTRIBUTION BOARDS & CABLES		
	Providing, Laying, Testing, Termination, Tagging and Commissioning of following multi-core PVC insulated Copper / Aluminum Conductor Cables for main/sub-main power distribution system as shown in the layout plans in appropriate size of conduits. Work also includes necessary termination accessories like compression lugs, color coded sleeves, identification tags etc. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material. MAIN CABLES ALREADY LAID, THESE ARE FROM FLOOR DB TO EQUIPMENT ONLY		
15	Supply, Installation, testing, tagging's, load balancing, FAT, SAT and commissioning of following distribution panels in accordance with the attached single line diagrams and layout plans. The panels shall be made according to the technical specifications attached. Load Flow, ETAB Calculations & Selection Report are required.		
a.	SMDB-5th-F	1	No.
b.	DB-5th-1	1	No.
c.	DB-5th-2	1	No.
d.	DB-C (UPS Power) Only for IT Rack & IT Room Equipment	1	No.
e.	Breakers for SMDB 5th-F in LT Panel (320~400A 4Pole, Adjustable 36kA)	1	No.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
16	CABLE RACEWAYS / CONTAINMENTS		
	Providing and laying of following PVC conduits / Cable Tray & ladder for main / sub main cables of following sizes of MS Powder Coated Perforated 16 SWG Cable Tray / Cable Ladder with 16 SWG Cover (4 feet covers) duly Painted after degreasing, derusting, phosphating and antirust primer, along with supporting hangers, brackets, elbows, tee & mounting accessories etc. complete in all respect. Note: - Color Printed Tags to be provided at every 3 Meter Length. - Threaded Rods & C-Channel base is required for hanging from Ceiling. - Wall Hanger Supports to be provided wherever required. - U-shaped Fischer plates to be used for joints. - 6 Sqmm braided copper terminals for bonding to be done with every joint (imported)		

	Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	GI PREFORATED CABLE TRAY WITH COVER		
a.	8" x 4" G.I Perforated cable tray, (4"x4" For Power & 4"x4" For Communication) made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories	300	Rft.
b.	6" x 4" G.I Perforated cable tray, made with 16SWG MS Sheet as shown in the design drawings. Item includes all mounting accessories (Inside Electrical Room)	100	Rft.
	GI PREFORATED CABLE LADDER WITH PROTECTIVE COVER		
c.	12" x 4" G.I Perforated Cable Ladder, as shown in the design drawings. Item includes all mounting accessories.	100	Rft.
	Supply and installation of following sizes of PVC conduits / pipes including all installation accessories like bends, sockets, flexible conduits, partially above false ceiling and partially embedded in ground etc. , the works also complete with excavation and back filling of 1'-6" deep for laying of main / sub-main cables . Compete in all respects as shown in the drawing.		
d.	20 mm dia PVC conduit	200	Rft.
e.	25 mm dia PVC conduit	150	Rft.
f.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
17	COMMUNICATION SYSTEMS		
	Supply, installation, testing, tagging and commissioning of following items for voice & data communication cabling system including all material , labor , tools , accessories etc. Complete in all respects. Item includes termination of all cables at respective outlets as shown in the drawings and instructed by client. Note : The quantities shown in the boq are estimated based on design drawings. Contractor has to take accurate measurements at site prior to procurement of material.		
	HORIZONTAL VOICE & DATA CABLING		
a	Category 6 , UTP Cables , for data communication system at local workstations in 25mm dia PVC conduits under floor as shown in the layout plan and schematic diagrams. Work includes all terminations, management and tagging at both ends. Fluke test reports required.	8,500	Mtr
	INFORMATION OUTLETS		
b.	Information Duplex outlet Face plate with 2No. CAT-6 RJ-45 socket for Data communication system / Voice including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	125	Nos.

c.	Information Simplex outlet Face plate with 1No. CAT-6 RJ-45 socket for Data communication system i.e. Wi-Fi / Printer including shuttered click-ins, labels, jacks etc. Complete in all respects with cable identification tags. Fluke test reports required.	20	Nos.
	PATCH PANELS & CABLE MANAGEMENT		
d.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	5	Nos.
e.	Front & Rear Cable Management for above patch panels.	5	Nos.
	COMMUNICATION RACKS		
f.	42 U communication rack , Imported, Front door with glass cover, lock & key, and front blank panels for covering empty spaces, air flow ducts for effective cooling management inside the rack for switches. Item includes supply and installation of 2nos. 10Way, 32PDU as approved by client.	1	Nos.
	PATCH CORDS Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
g.	1 meter long patch cords for data	As per actual	Nos.
h.	3 meter long drop cord for data	As per actual	Nos.
	WI-FI ROUTERS		
j.	Wi-Fi-7 (Access Point) Blazing Speeds 3.6Gbps wireless + 5Gbps wired aggregate throughput, Wi-Fi 7 Technology 2x2:2 MIMO with MLO, 4KQAM, MRU and Preamble Puncturing, Wide Coverage Up to 175 meters, High Capacity Supports 256 concurrent Wi-Fi client devices, Robust Security Secure boot, digital signature protection and unique per-device credentials, Smart Power Adaptation Auto-detection of PoE+, Flexible Management Embedded controller for managing up to 50 local GWN Aps, GDMS Networking for unlimited cloud-based management, GWN Manager for on premise control. (Reference Make: Grand Steam, Model GWN7670 Dual-Band Wi-Fi 7 Access Point or upper side models)	5	Nos.
	IP PABX		
k.	IP PABX with 20in line and 200 out point . Complete with all terminations and installations, complete in all respects	1	No.
	NETWORK SWITCH		
l.	NETWORK Switch 48 port for Networking (Make : CISCO)	9	Nos.
	HDMI CABLE		
m.	HDMI Cable for TV & Projector	200	RMtr.
n.	HDMI Outlet with Back Boxes & Connectors at both ends	18	Nos
	TESTING & COMMISSIONING		
o.	Comprehensive Fluke Testing, Tagging and commissioning Report of complete structured cabling system including written warranties from the Principal Manufacturer. Integration with this existing system complete in all respects, fully functional and as per the specification and Consultant's Approval.	1	Job

p.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
19	CCTV SECURITY SURVEILLANCE SYSTEM		
	Providing, installation, testing, tagging and commissioning of following items for CCTV and music systems including all wiring accessories, junction boxes etc. Complete in all respects.		
a.	Wiring for CCTV Camera using Cat-6 UTP cables in appropriate size of PVC conduits from NVR to each camera as shown in the layout plans including MS powder coated junction boxes as shown in the drawings. Complete in all respects. Fluke Test Reports Required.	15	Nos.
b.	6 MP Fixed IP Network Bullet / Dome Camera - Support Human and Vehicle Detection- Smart Hybrid Light: advanced technology with long range- Efficient H.265+ compression technology- Max. Resolution 3200 × 1800- Lens Type Fixed focal lens, 2.8 and 4 mm optional- Supplement Light Range: Up to 30 m- IR Wavelength 850 nm- Image Enhancement BLC,HLC,3D DNR- Day,Night,Auto,Schedule- Support on-board storage up to 512 GB (SD card slot) (Optional)- Built-in microphone for real-time audio security- Water and dust resistant (IP67) and vandal resistant (IK08)- Motion detection (support alarm triggering by specified target types (human and vehicle)),video tampering alarm, exception, complete in all respect	15	Nos.
c.	Network Video Recorder with 10TB SSD - H.265+/H.265/H.264+/H.264 video formats- Up to 12-ch@8 MP or 12-ch@1080p decoding capacity- Up to 16 face picture libraries, with up to 20,000 face pictures in total (each picture ≤ 4 MB, total capacity ≤ 1 GB)- Video Output Mode: HDMI/VGA independent output- Two-Way Audio: 1-ch, RCA (Linear, 1 KΩ)- NVR should have minimum 30 days storage capacity on 15 frame per second with suitable HDD to cater 100% cameras,- USB Interface: Front panel: 1 × USB 2.0; Rear panel: 1 × USB 2.0- EN 55032: 2015, EN 61000-3-2, EN 61000-3-3, EN 50130-4, EN 55035: 2017, Complete in all respect	1	No.
d.	Supply of 24-Port PoE Smart Switch (For Camera End) with the following: Gigabit Smart POE Switch375W PoE Powered 10/100/1000 BaseT with 2 x RG-45 Ports with transceivers with stack module and 2 meter stack cable SFP port versions Universal Network Profiles (UNP): Policy based access, complete in all respects	1	No.
e.	48 Port , Patch Panel for data communication, Straight, Flush Mount, equipped with 24 x Cat-6 Unshielded RJ45 information outlet including labeling complete in all respect.	1	Nos.
f.	Front & Rear Cable Management for above patch panels.	1	Nos.
g.	Category-6 Factory Certified tangle free RJ-45 to RJ-45 type patch / drop cords in required colors having following lengths for interconnection of switches and patch panels		
h.	1 meter long patch cords for data	As per actual	Nos.
i.	3 meter long drop cord for data	As per actual	Nos.

j.	LED TV 43" LED Smart TV For Monitoring of CCTV System including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	2	No.
k.	LED TV Supply 65" LED Smart TV including all fixing/hanging accessories with required power, hdmi and other cables, complete in all respect.	8	No.
	PROGRAMMING, TESTING & COMMISSIONING		
k.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
l.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.
m.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
22	ACCESS CONTROL SYSTEM		
a.	Access control Device with RFID,Multi Biometric & Face Recognition- Time & Attendance & Access Control- Walk-through method face detection- Face Recognition at a distance upto 3m- Anti-spoofing attacks against photos, videos & 3D masks- Fake Finger Detection- Liveness Detection- Capacity: upto 20,000 (1 Face / 1 User), upto 500,000 (1 Finger / 1 User), Fingerprint 1:200,000 Templates <1 Sec, Face 1:20,000 Templates <1 Sec, Event Logs: 10,000,000, Photo Logs: 20,000, complete in all respects	5	Nos.
b.	Power Supply Unit for push button	5	Nos.
c.	RFID Card standard size and thickness	100	Nos.
d.	Drop Bolt/Magnetic Lock (Double Door) with holder and fixing accessories.	3	Nos.
e.	Drop Bolt/Magnetic Lock (Sliding Door) with holder and fixing accessories.	2	Nos.
f.	Infra Sensor Based Exit Switch	5	Nos.
g.	Programming, testing and commissioning of whole system as per the client requirement including training of client's representatives. Complete set of all manual shall be provide at the time of commissioning.	1	Job.
h.	Work Station (Core i7 12600k 10th generation, Desktop PC with Genuine Windows 11, RAM 16GB, DDR4 3600MTK Hard Drive 500GB NVME SSD, CPU GTX 1660 Super with 650W PSU and DVD Writer including Video Management System license (Branded), Keyboard & mouse.	1	No.

i.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
23	TESTING REPORTS & AS BUILT DRAWINGS		
a.	Final Testings of Entire Project, including air measurements, electrical data of equipment, all required reports shall be witnessed by Client Representative, complete in all respects for successful handing and taking over of the Project alongwith Load Flow, ETAB Calculations & Selection Report are required.	1	Job
b.	Coordinated Shop Drawings, Layout Marking on Site, Entire Projects Testing & Commissioning Reports, As-Built Drawings 03 Sets of Hard Copies & Electronic Editable Copies in USB. (Final Bill NOT Entertained without the Asbuilt Drawings, Documents & Testing Reports)	1	Job.
c.	Allow for any other item or labor required for completion of system not covered in BOQ or specifications / drawings in accordance with the same standards and brands shown and approved by consultant. All such items shall be covered in this item but complete description, item rates, quantity required and brands shall be mentioned separately and to be attached with the BOQ. (Details are required), complete in all respects.	1	Job.
d.	Personal Protective Equipment (PPE): Mandatory PPE are safety helmet, safety gloves, safety goggles, safety shoes, dust mask where there is dust, ear plugs during high noise activities like grinding etc.		

LIST OF APPROVED MANUFACTURERS ELECTRICAL ITEMS		
S. No.	Equipment	MAKE/BRAND
1	Cable/HDBC	Newage cables, Lahore Pioneer Cables Ltd, Karachi, Pakistan Cables Ltd, Karachi, Fast Cables, Lahore
2	Wiring Terminals, Crimp terminal, Wiring Connectors, Cable Lugs, Ferrules, Gland, Cable Labels, Cable markers, cable tie, Flexible/pliable (conduit, adapter/gland), industrial sockets, Heat shrinks	Univolt (Clipsal), Sofamel, Cembre, Gewiss, AMP, 3M, Weitkowitz, Partex, Wiska, IPE, Hilti, Sikla, Fisher, Emit, Weidmuller, Himel, Simpa, legrand, Phoenix contact
3	Cable Tray/Ladder	Electroline Karachi, Ezzi Engineering
4	Back-boxes, Pull boxes	Hussain & Co, Karachi
5	PVC Conduit & Accessories	Jeddah Pipes, Karachi, Galaxy (GALCO), Karachi
6	Steel Conduit & Accessories/G.I. Pipes	International Industries, Karachi
7	Switch socket/outlet, etc accessories	Clipsal Legrand
8	Distribution boards	Sunbeam Engineers, Khi, Hussain & Co., Khi, HRA Switchgear, Khi
9	Circuit Breakers	Schneider, ABB, Siemens
10	Circuit breaker Contactors/Relays	Schneider, ABB, Siemens
11	CTs/Ammeter/ voltmeter	Revalco, Complee, Schneider, ABB, Lovato, GE
12	Voice/Data Structured Cabling System	Corning (3M)
13	Light Fixtures/ Lamps	Britlite, OHMS, Pierlite, Thermec
14	Hand dryer	Siemens
15	Insect Killer	MOEL CRI 307A
16	FANS (energy star 3)	PAK FAN, GFC, ROYAL
17	Fire Stopping	3M, Hilti, Charcot, Fischer, Svt, Roxtec