

SIGNATURE OFFERING

The AC Gazebo

*A climate-controlled room on your terrace,
built in 30 days.*

WHERE CONCEPT MEETS CRAFT

A room, not a glass box.

An AC Gazebo is not a glass box. It is a fully climate-controlled, steel-and-glass room — engineered in our workshop, delivered to your terrace, and assembled without the dust, rubble and months of on-site construction that a conventional room demands.

We think about Delhi summers before we pick a single material. The wall you will read about overleaf holds 46° direct sun on the outside and a cool, quiet room on the inside — through eight engineered layers. That is what turns a rooftop into a home office, a gym, a theatre or a second living room, in use all twelve months of the year.

30

days terrace to handover

8

engineered wall layers

46°

outside — cool within



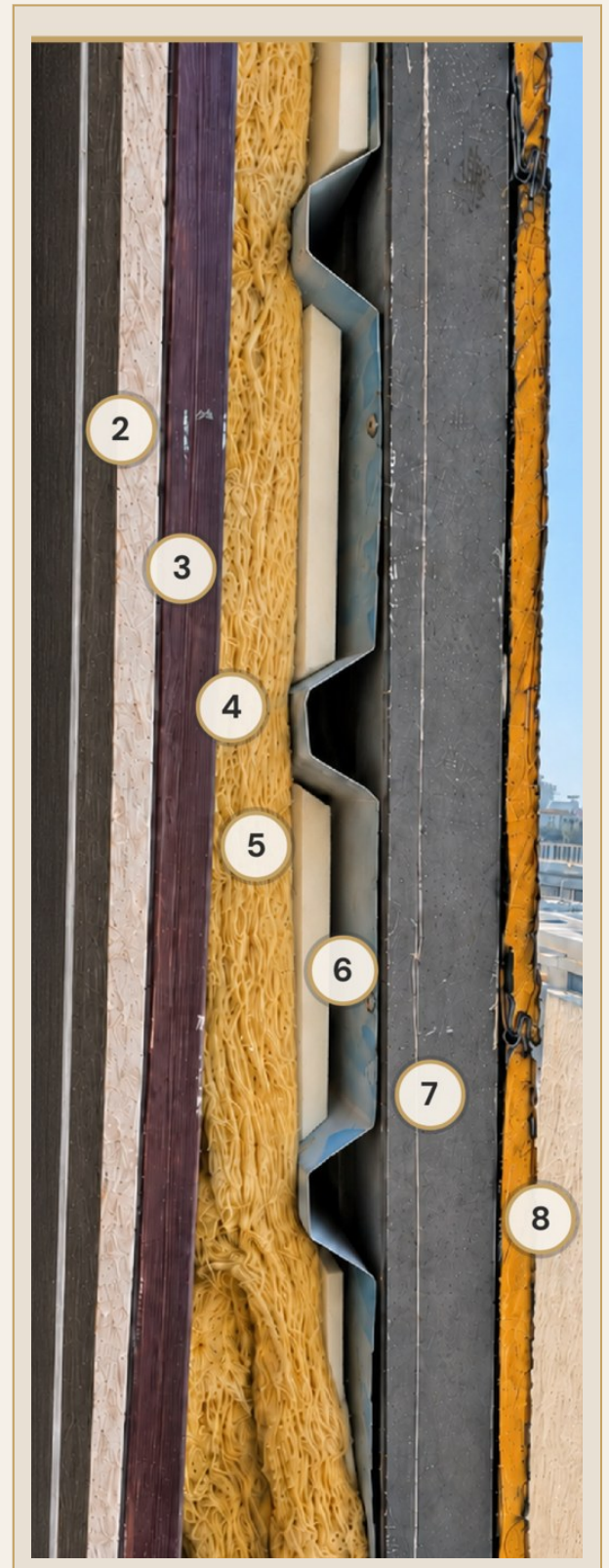
RAIN TERRACE — WATERWALL AND VERTICAL GREEN WALL

Eight layers between 46° heat and the room.

INSIDE

OUTSIDE · 46°

- 1 Interior panel**
The finished face seen and touched from inside the room.
- 2 Concrete board**
Rigid cement-board backing fixed behind the finish.
- 3 MS pipe**
Mild-steel pipe — the inner framing grid that carries the wall.
- 4 Glass wool**
Fibrous thermal blanket packed into the cavity.
- 5 PUF panel**
Rigid polyurethane-foam core — the primary heat barrier.
- 6 Metro sheet**
Profiled steel sheet adding a stiff air gap.
- 7 MS pipe — thicker**
Heavier mild-steel pipe — the outer structural frame.
- 8 Metal insulated panel**
Insulated metal weather skin facing the 46° sun.

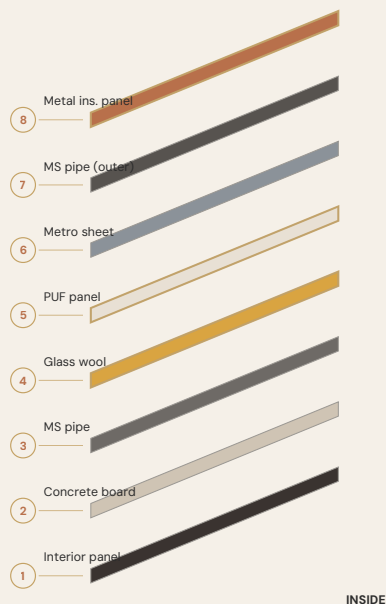


◆ Wall section at the open reveal — inside layer to outside layer.

Eight layers, and what each one does.

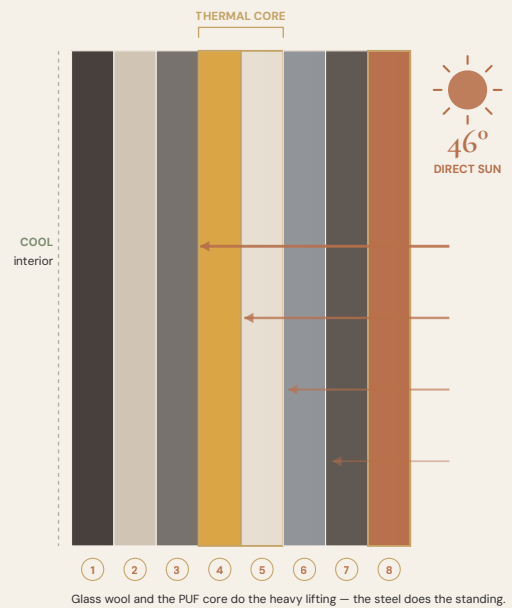
01 · THE STACK

Pulled apart, in order. Steel frames carry the wall; the gold-edged layers are the ones doing the thermal work.



02 · THE HEAT PATH

46° strikes the outer skin. Each layer takes a share of it. By the interior panel, there is almost nothing left to fight.



Why eight, and not four. A single insulated panel stops heat once. The OctaWall interrupts it repeatedly — an insulated metal panel that reflects, an air gap that breaks conduction, a PUF core that resists, a glass-wool blanket that absorbs, and two independent steel frames that never touch each other across the cavity. Heat has to lose a little at every boundary. Eight boundaries is the difference between a room you can use in June and one you cannot.

Terrace to handover in thirty days.

10
DAYS

Structure ready

Complete roof and load structure erected — built so it can be tiled and used as a sitting area. MS I-beams, C-channels and MS pipes in graded sizes.

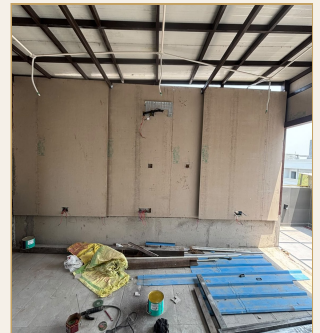


MS I-beam and purlin structure erected

20
DAYS

Walls done

All four OctaWall walls closed and sealed — the eight-layer envelope that keeps 46° heat out and conditioned air in. Conduits run before the boards close.

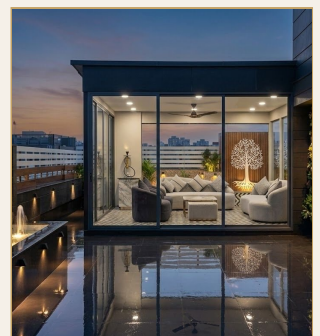


OctaWall boards fixed, conduits run, sheet staged

30–
40
DAYS

Finished & handed over

Interior and exterior cladding, flooring, false ceiling, complete electrical, lighting and AC provisions — ready to move in.



Fountain lounge — dusk, waterwall, living green wall

What we build, end to end.

01 Dismantling & site prep

Careful breaking and clearing of the existing terrace surface; the existing structure is used wherever available.

02 Structure

Complete roof structure, engineered so it can be tiled and used as a sitting area. MS I-beams, C-channels and MS pipes in various graded sizes.

03 Four walls — OctaWall

Our eight-layer OctaWall envelope — interior panel, concrete board, twin MS-pipe frames, glass wool, PUF core, metro sheet and an outer metal insulated panel.

04 False ceiling

Insulated false ceiling in wood-slat, gypsum or metro-sheet finish as per the approved theme — concealing services and completing the thermal seal.

05 Air-conditioning provisions

Copper piping, drainage, wall sleeves and dedicated electrical points laid for the client's AC units. Supply of the units is not in our scope.

06 Electrical — control

Switches, plugs, MCBs and control panels; brand and colour approved to the room theme.

07 Electrical — wiring

Complete concealed conduiting run with fire-resistant wiring (Havells or equivalent) throughout.

08 Lighting

Layered scheme — recessed spots, cove and profile lighting and feature fixtures, dimmable for day-to-night use.

09 Flooring

Tile, engineered wood or Italian marble as per theme — anti-skid and monsoon-appropriate on any open deck.

10 Outer walls

External cladding in WPC, natural stone or profiled sheet — chosen for Delhi's heat, dust and monsoon.

11 Outer lighting

Façade, step, deck and water-feature lighting to carry the room's character into the night.

Home Office

A quiet, cooled room above the noise of the house.



Rooftop home office — fountains, tree-of-life screen

Glass on every side, the city held at a distance, and a wall of water for focus. Fully air-conditioned and wired for work — a terrace turned into the calmest room you own.

Insulated shell

Dedicated power & data

Layered task lighting

Gym

Train with the skyline in the glass.



Rooftop gym — glass box, skyline at sunrise

A climate-controlled rooftop gym — rubber-tiled, powered for equipment, and glazed on two sides so the Delhi haze burns off into a sunrise while you lift. Cool in summer, usable through winter.

Reinforced floor slab

High-load power points

Cross-ventilated glazing

Entertainment Lounge

The room the whole house gathers in.



Bar lounge — moss walls, terracotta sofas



Entertainment lounge — jungle mural, green wainscot

Moss walls and neon, jungle mural and deep sofas — two takes on one idea: a conditioned lounge with a bar, built for evenings that run long regardless of the weather outside.

Bar plumbing & drainage

Feature-wall detailing

Dimmable scene lighting

Private Theatre & Bar

A cinema on the roof, with a bar to match.



Theatre & bar — chevron floor, projection wall, crane mural

Projection, acoustics and a full bar under one insulated ceiling. The eight-layer wall is doing quiet work here too — it keeps the heat out and the sound in.

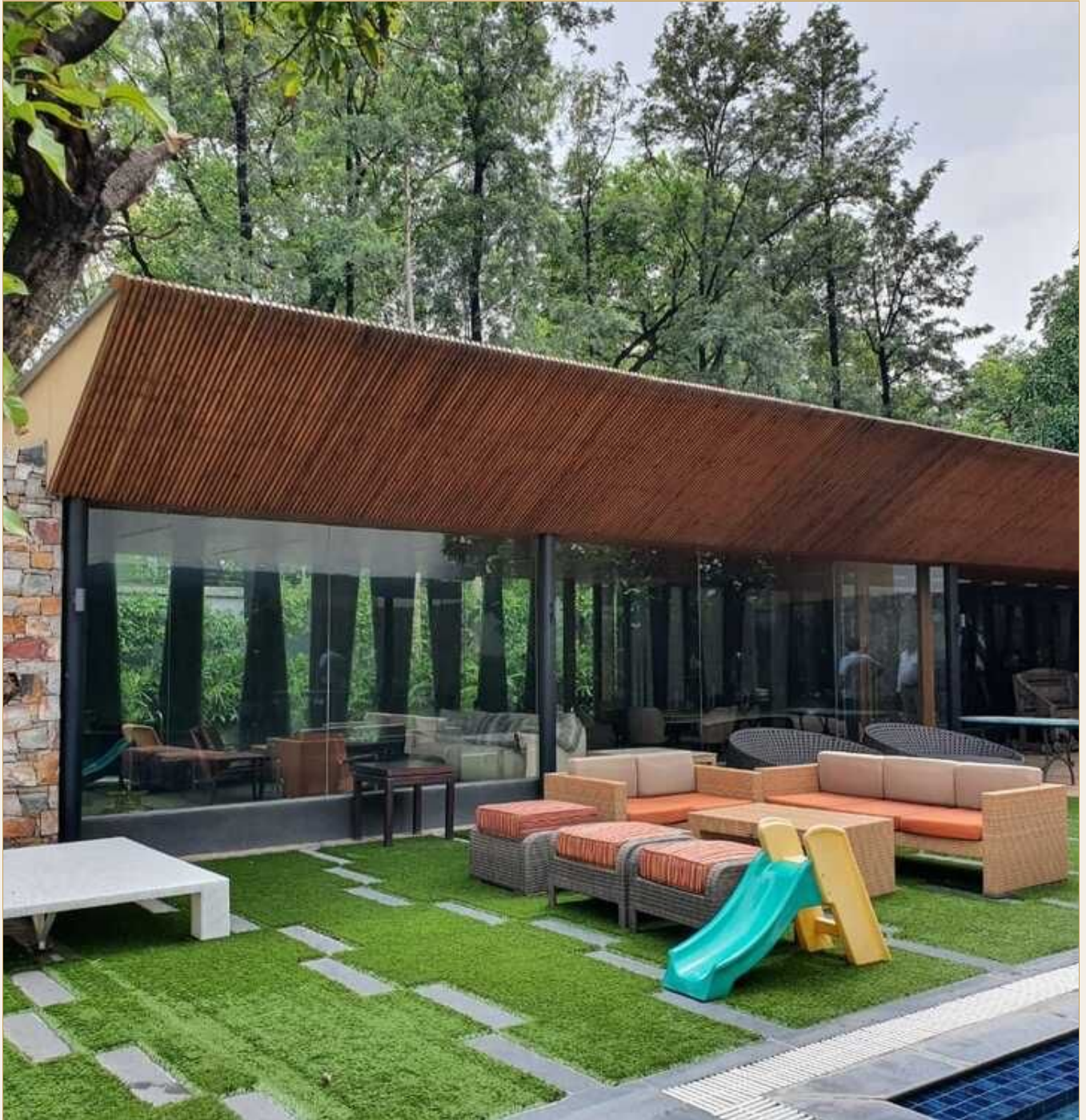
Acoustic wall build-up

Projector & AV conduiting

Blackout-capable glazing

Poolside Cabana

Shade, cool air and the pool a step away.



Poolside pavilion — stone, glass, pool deck

A stone-and-glass pavilion at the water's edge — a cooled retreat from the sun that opens straight onto the deck. Lawn, pool and lounge, held together as one outdoor room.

Anti-skid deck flooring

Moisture-sealed envelope

IP-rated outdoor lighting

Rooftop Living Room

Your terrace, finally used all year.



Fountain lounge — dusk, waterwall, living green wall



Rain terrace — waterwall and vertical green wall

The signature move: a glass room set into a finished terrace — a waterwall, a living green wall, honed stone underfoot. Open-air character with indoor comfort, twelve months a year.

Waterproofing & drainage

Waterwall & green-wall

Façade & step lighting

AFTER DARK

The roof, at night.



Buddha waterwall & theatre — night



Tree-of-life feature wall — night



Pergola lounge, rope swings — dusk



Chandelier lounge — chevron marble, pool beyond

What sits outside our scope.

- All air-conditioning units — the two 1.8-ton units for the lower gazebo and one 2-ton unit for the machan. Only the provisions and wiring are included; supply of the AC units is not in our scope.
- Televisions, refrigerator, microwave and kitchen equipment.
- Gym machines and equipment, display stands and racks.
- Furniture and outdoor furniture, cabinets, vases and wall hangings — even where shown in the 3D images.
- Paint and wood-polish work.
- Powder room and maid's bathing area: diverter, WC, wash basin, taps and outside fittings are not in our scope — only internal plumbing (the maid's toilet fittings are supplied, per Annexure 7).
- Existing structure is to be used wherever available.
- A safe, secure space for equipment and materials to be provided at site by the client.
- Society NOC — not in our scope.

Everything not listed above is ours to deliver — *structure, envelope, services and finish*, handed over as one room.



Let's find the room
your terrace is missing.

Rabbit & Sparrow

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Where concept meets craft.