lobby shared by two units.
opening up the front room makes an extension of the house.
space for papad making or a small puja.
Interaction oppurtunities between residents and visitors going up or down

all kitchen windows open onto the play area / garden

stairwell with railing (not a solid parapet) jutting out of the building to keep an eye on people going up and down all across the entire housing

retracting wall:
in cases when all the front doos are opened, both the cooking spaces become a long connected space with public lobby in between

window from the front room to guard the stairs

wash area
+
A space to keep an eye on kids playing below in the garden

front room:
semi-open semi-private space

window for quick check on the person knocking the door

dining on the floor

partition lower than eye level.
always a visual connection between cooking space,front room and neighbour's cooking space.

kitchen platform:
to keep extra things of the kitchen + optional dining table

sofa with pivoting back support.
ability to change the orientation according the activities going on

translucent glass bricks.
Ability to always the silhouette of activities in the front room.
feeling of being accessible.

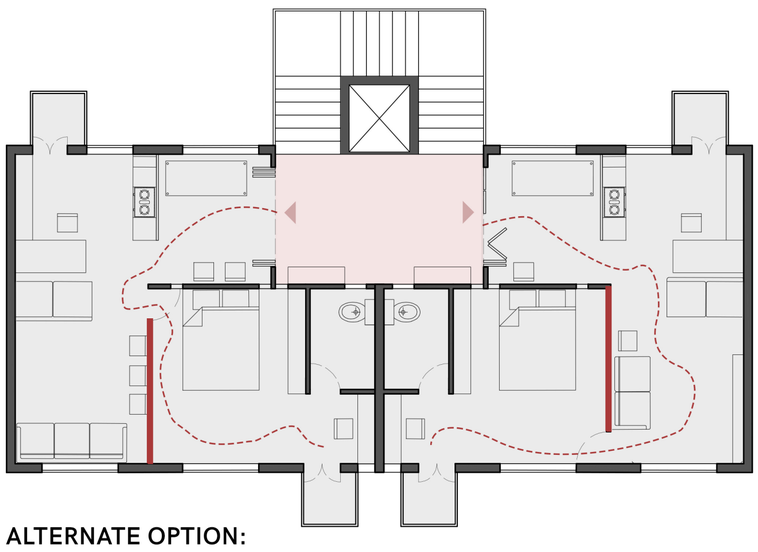
movable bed.
option to lie down and read, looking out of the window simultaneously.

study niche.
comfort of a tight and enclosed space.

movable bed.
possibilty to watch tv in the living room while lying down on the bed.

single person's balcony.
personal time from the family.

UNIT PLAN
(SCALE 1:50)



ALTERNATE OPTION:
(SCALE 1:100)

GIVEN DATA

PLOT AREA: **2390 sq m.**
ZONE: **R3**
DWELLING TYPE: **R3**
FSI: **1.2**

MAXIMUM HEIGHT: **45m**

APPROXIMATE UNIT AREA
(from given price): **53 sq m.**

DESIGN DATA

POSSIBLE BUILT-UP AREA: **2869 sq m.**
BUILT UP AREA UTILISED: **2900 sq m.**

RERA CARPET AREA : **53 sq m**
(per unit)
NO. OF UNITS: **45**
FLOORS: **G + 4**

TOTAL PARKING AREA: **780 sq m.**
NO. OF CAR PARKING: **15**

CONVERSION TO 1 BHK

Movable wall can be fixed as per **users' requirement** of a **lockable private** bedroom.
Door to the bedroom can be provided on **either side** of the wall.
It will change the **circulation** through the living space.

SITE PLAN
(SCALE 1:200)

OIKO POLIS

VISHWANATH KASHIKAR
NILOSHA DAVE

TIME PROBLEM THREE

HOME CULTURE UNIT

CHIRAG MEGHANI
UA2514