



08/05/2023

Real Estate Market Analysis Report Q1 2023

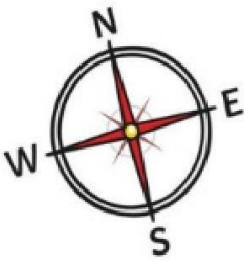


SPECIFICATIONS

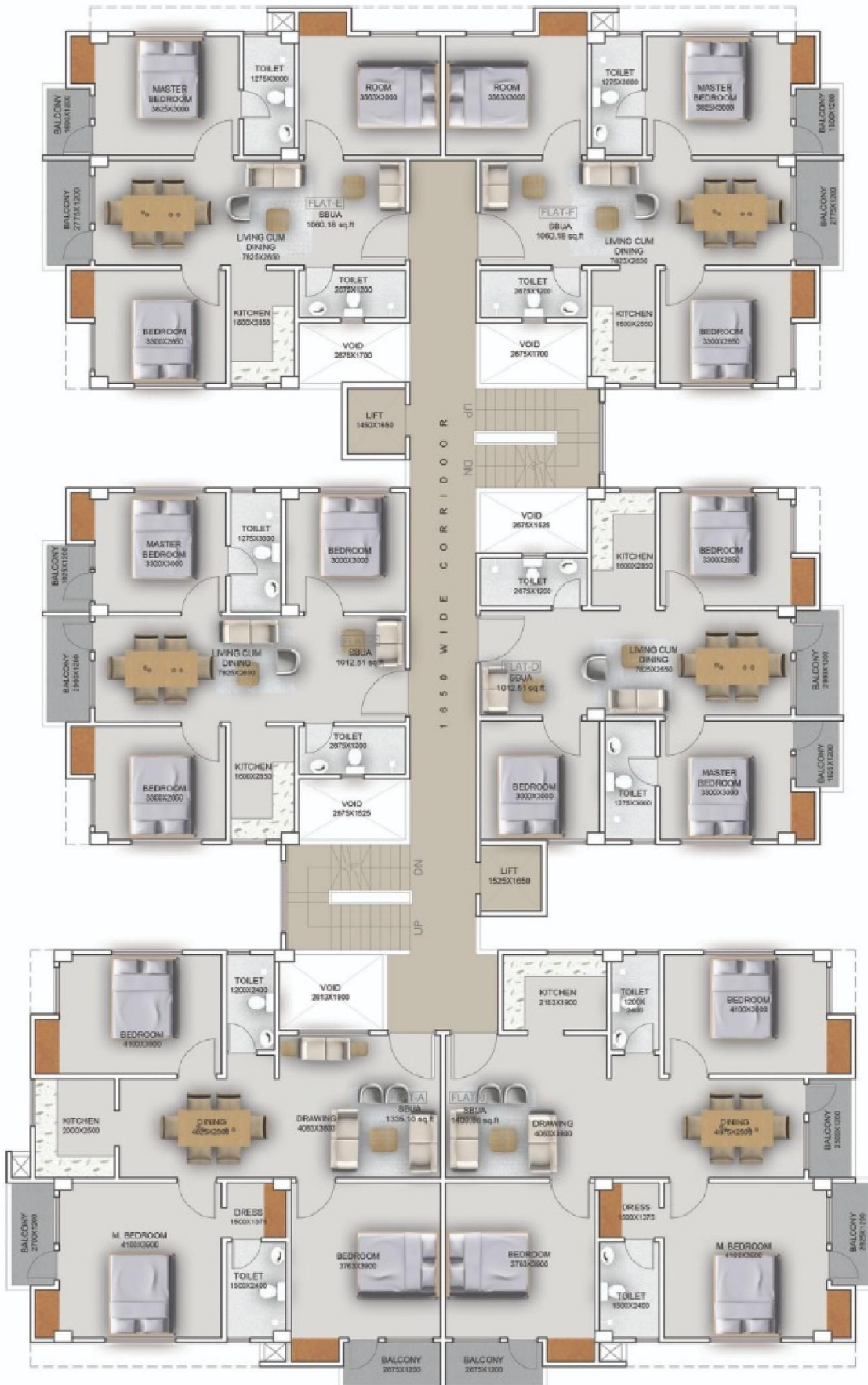
BUILDING:	Consisting of two Blocks G+7 (Block-A) & G+8 (Block-B) of 2 BHK & 3BHK Deluxe Flats.
STRUCTURE:	Earthquake resistance RCC framed Structure.
FLOORING:	Full Flats flooring will be 2x2 feet vitrified tiles.
KITCHEN:	Green marbel slab, stainless steel sink above slab, all tiles up to window level.
TOLITES:	Sanitaries and CP fittings of branded quality, wall tiles up to winfow level and anti skid tiles 1x1 feet at floor.
DOORS:	Main Door will be decorative with door lock,other doors will be flash door and toilets door will be PVC.
WINDOW:	Anodized alluminium sliding windows with iron grill.
WATER:	24 Hours water supply with iron removal plant.
WALL:	Weather coat paints on exterior wall of full Building. And wall putty on interior walls.
FIRE SAFETY:	Fire fighting devices in each flor & fire water reservior.
LIFT:	Two lift in Block-A & two lift in Block-B with decorated lift facia.
GENERATOR:	Lift, pumps & common areas.
ELECTRICAL:	MS copper wiring. One gyser point at common toilet, one fridge point, one TV point and one washing machine point at any belcony.
STAIRCASE & LOBBY:	Finished with marbel and tiles.



SITE PLAN



1ST - 6TH FLOOR PLAN - BLOCK A



Type	A
BHK	3 BHK
Carpet area	922.99 Sq.Ft.
Cupboard Area	17.64 Sq.Ft.
Balony Area	66.28 Sq.Ft.
EW Area	61.12 Sq.Ft.
BUA	1068.14 Sq.Ft.
SBUA	1335.00 Sq.Ft.

Type	B
BHK	3 BHK
Carpet area	949.46 Sq.Ft.
Cupboard Area	24.31 Sq.Ft.
Balony Area	98.56 Sq.Ft.
EW Area	55.75 Sq.Ft.
BUA	1068.14 Sq.Ft.
SBUA	1410.00 Sq.Ft.

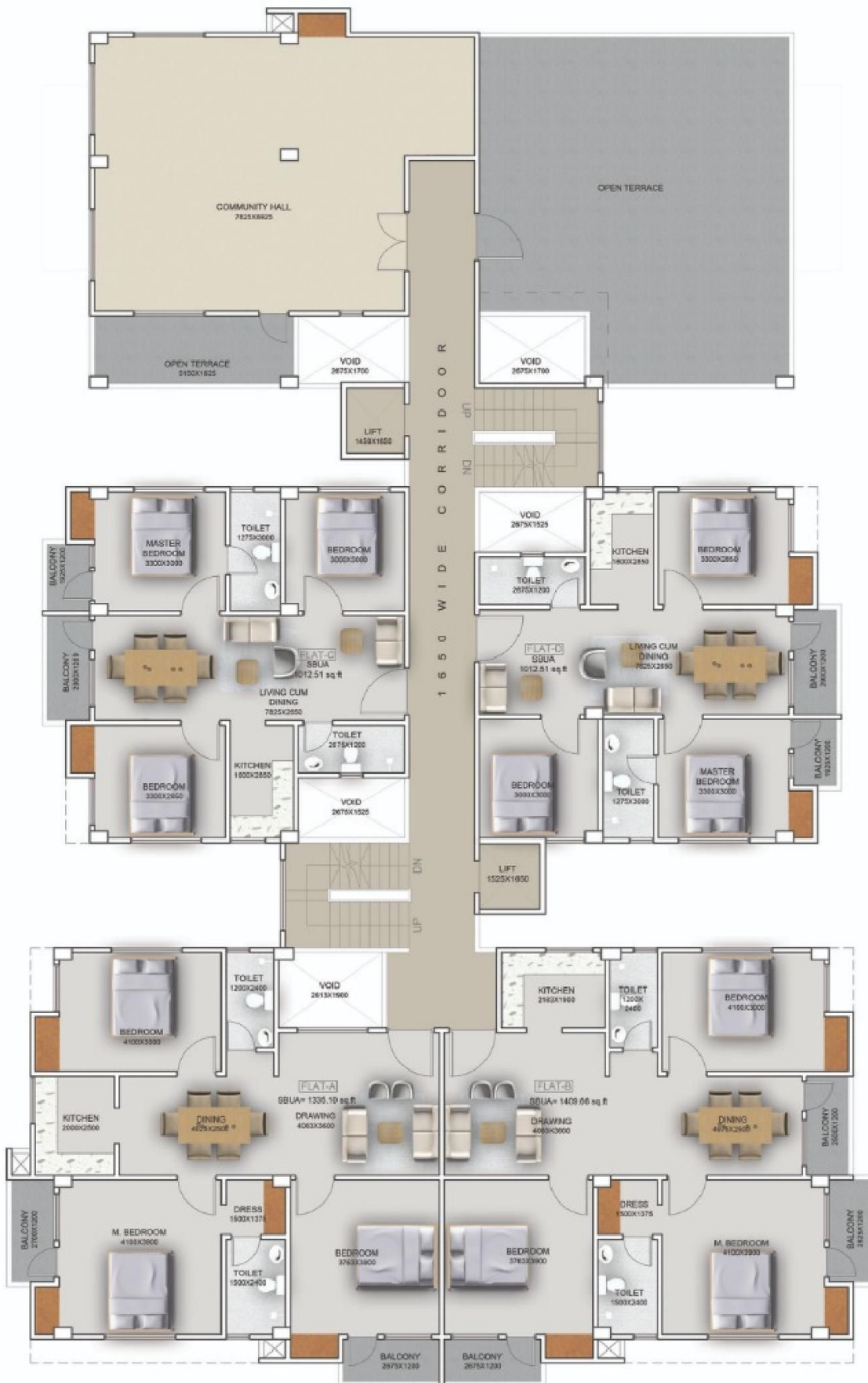
Type	C
BHK	3 BHK
Carpet area	687.02 Sq.Ft.
Cupboard Area	15.49 Sq.Ft.
Balony Area	57.35 Sq.Ft.
EW Area	50.63 Sq.Ft.
BUA	810.01 Sq.Ft.
SBUA	1013.00 Sq.Ft.

Type	D
BHK	3 BHK
Carpet area	687.02 Sq.Ft.
Cupboard Area	15.49 Sq.Ft.
Balony Area	57.35 Sq.Ft.
EW Area	50.63 Sq.Ft.
BUA	810.01 Sq.Ft.
SBUA	1013.00 Sq.Ft.

Type	E
BHK	3 BHK
Carpet area	715.64 Sq.Ft.
Cupboard Area	23.24 Sq.Ft.
Balony Area	57.35 Sq.Ft.
EW Area	51.79 Sq.Ft.
BUA	848.21 Sq.Ft.
SBUA	1060.00 Sq.Ft.

Type	F
BHK	3 BHK
Carpet area	715.64 Sq.Ft.
Cupboard Area	23.24 Sq.Ft.
Balony Area	57.35 Sq.Ft.
EW Area	51.79 Sq.Ft.
BUA	848.21 Sq.Ft.
SBUA	1060.00 Sq.Ft.

7TH FLOOR PLAN - BLOCK A



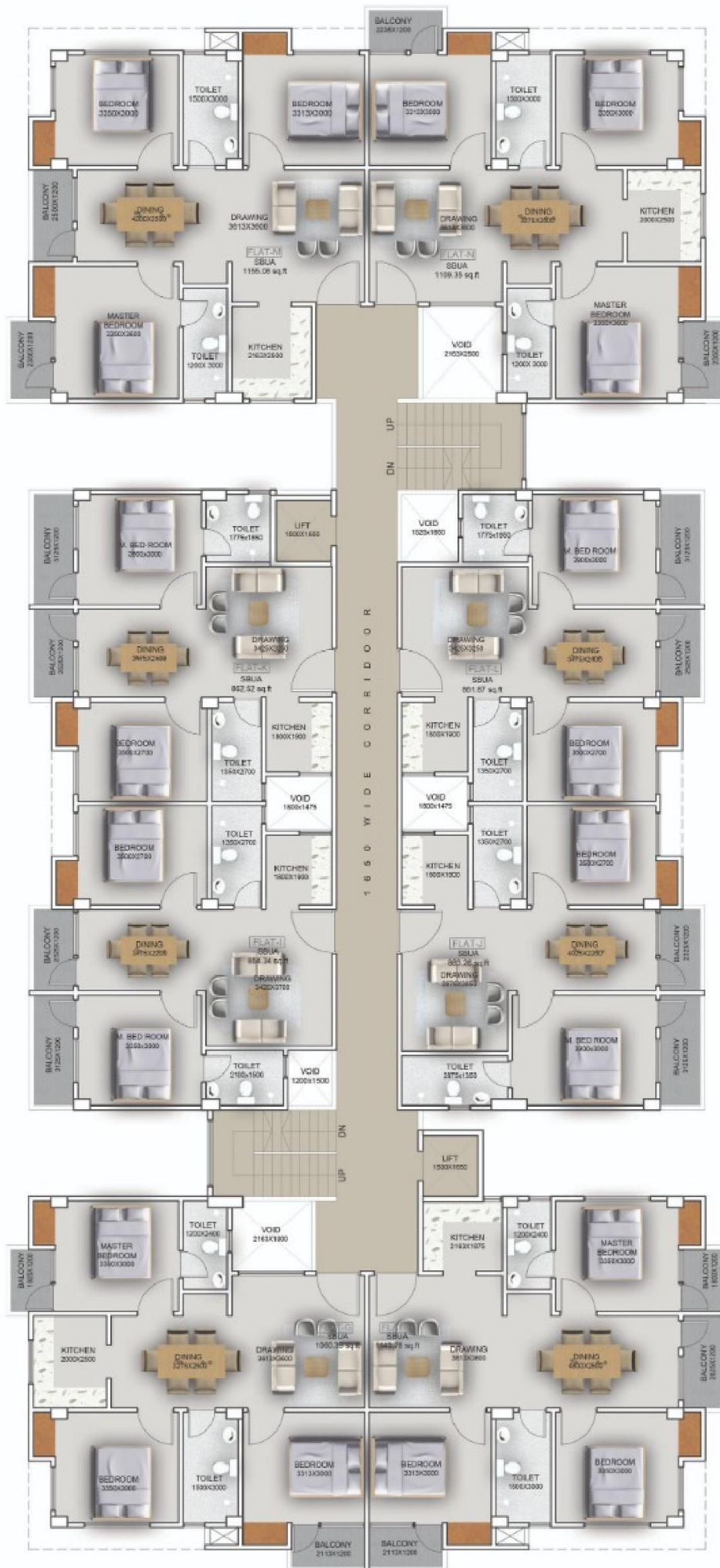
Type	A
BHK	3 BHK
Carpet area	922.99 Sq.Ft.
Cupboard Area	17.64 Sq.Ft.
Balcony Area	66.28 Sq.Ft.
EW Area	61.12 Sq.Ft.
BUA	1068.14 Sq.Ft.
SBUA	1335.00 Sq.Ft.

Type	B
BHK	3 BHK
Carpet area	949.46 Sq.Ft.
Cupboard Area	24.31 Sq.Ft.
Balcony Area	98.56 Sq.Ft.
EW Area	55.75 Sq.Ft.
BUA	1127.75 Sq.Ft.
SBUA	1410.00 Sq.Ft.

Type	C
BHK	3 BHK
Carpet area	687.02 Sq.Ft.
Cupboard Area	15.49 Sq.Ft.
Balcony Area	57.35 Sq.Ft.
EW Area	50.63 Sq.Ft.
BUA	810.01 Sq.Ft.
SBUA	1013.00 Sq.Ft.

Type	D
BHK	3 BHK
Carpet area	687.02 Sq.Ft.
Cupboard Area	15.49 Sq.Ft.
Balcony Area	57.35 Sq.Ft.
EW Area	50.63 Sq.Ft.
BUA	810.01 Sq.Ft.
SBUA	1013.00 Sq.Ft.

1ST - 8TH FLOOR PLAN - BLOCK B



Type	G
BHK	3 BHK
Carpet area	726.73 Sq.Ft.
Cupboard Area	3.24 Sq.Ft.
Balcony Area	49.71 Sq.Ft.
EW Area	48.24 Sq.Ft.
BUA	848.31 Sq.Ft.
SBUA	1060.00 Sq.Ft.

Type	H
BHK	3 BHK
Carpet area	759.76 Sq.Ft.
Cupboard Area	23.24 Sq.Ft.
Balcony Area	81.88 Sq.Ft.
EW Area	50.36 Sq.Ft.
BUA	915.03 Sq.Ft.
SBUA	1144.00 Sq.Ft.

Type	I
BHK	2 BHK
Carpet area	565.33 Sq.Ft.
Cupboard Area	7.74 Sq.Ft.
Balcony Area	69.50 Sq.Ft.
EW Area	40.54 Sq.Ft.
BUA	683.47 Sq.Ft.
SBUA	854.00 Sq.Ft.

Type	J
BHK	2 BHK
Carpet area	583.51 Sq.Ft.
Cupboard Area	7.74 Sq.Ft.
Balcony Area	69.50 Sq.Ft.
EW Area	40.83 Sq.Ft.
BUA	701.65 Sq.Ft.
SBUA	877.00 Sq.Ft.

Type	K
BHK	2 BHK
Carpet area	567.69 Sq.Ft.
Cupboard Area	7.74 Sq.Ft.
Balcony Area	72.09 Sq.Ft.
EW Area	42.98 Sq.Ft.
BUA	690.03 Sq.Ft.
SBUA	862.00 Sq.Ft.

Type	L
BHK	2 BHK
Carpet area	568.23 Sq.Ft.
Cupboard Area	7.74 Sq.Ft.
Balcony Area	72.09 Sq.Ft.
EW Area	41.55 Sq.Ft.
BUA	689.50 Sq.Ft.
SBUA	862.00 Sq.Ft.

Type	M
BHK	3 BHK
Carpet area	789.24 Sq.Ft.
Cupboard Area	4.31 Sq.Ft.
Balcony Area	61.76 Sq.Ft.
EW Area	48.66 Sq.Ft.
BUA	924.06 Sq.Ft.
SBUA	1155.00 Sq.Ft.

Type	N
BHK	3 BHK
Carpet area	756.85 Sq.Ft.
Cupboard Area	24.31 Sq.Ft.
Balcony Area	57.56 Sq.Ft.
EW Area	48.39 Sq.Ft.
BUA	887.48 Sq.Ft.
SBUA	1109.00 Sq.Ft.

AMENITIES



Prayer Premises



Gym



Children Park



Security Room



Badminton Court



Conference Hall



Garden Area

PAYMENT TERMS

Payment Schedule for Block A (G+7) & Block B (G+8) :

At the time of booking	Rs.3Lac
Before agreement (including booking amount)	25%
Before 1st & 2nd slab casting	15%
Before 3rd & 4th slab casting	15%
Before 5th & 6th slab casting	15%
Before 7th & 8th slab casting	15%
Bricks wall casting (on respective floor)	10%
On completion before handover	5%

ADDITIONAL CHARGES

Transformer, HT-Line, Individual Meter Connection, Lift, Fire Fightings, DG Set, GMC Holding No. & Car Parking.

Stamp Duty, Registration charges and legal charges, Advocate fees for Agreement and Registration.

GST and Direct or indirect taxes (imposed by Govt.) as applicable, it have to be paid by the purchaser.

Note: Any additional extra work odered by purchaser should be chargeable.

