



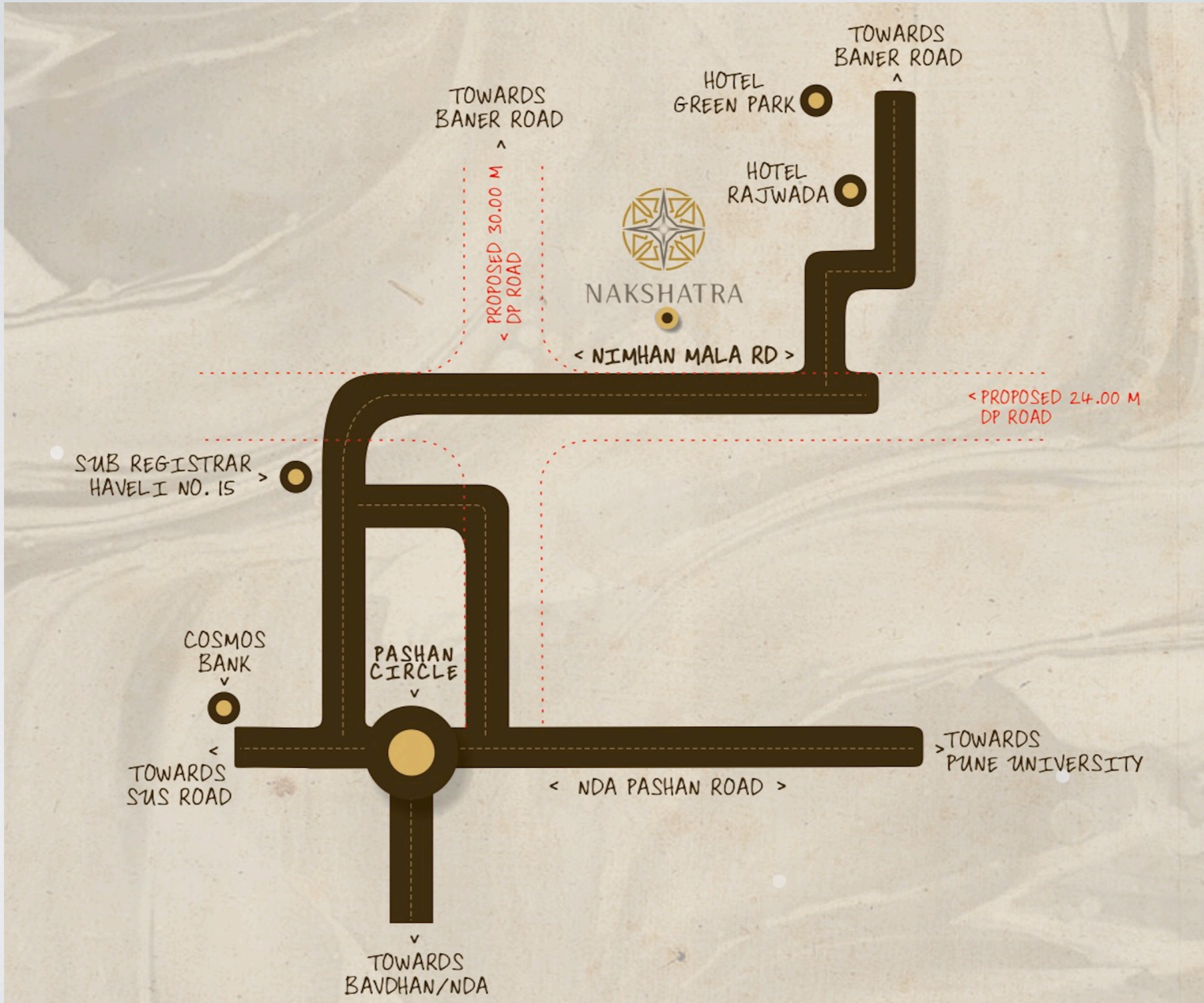
1 & 2 BHK affordable homes in Pashan, Pune

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Pre Launch of 1 and 2 BR flats in Pashan

- **Location: Nimhan Mala Road,
Pashan**
- **Possession: Diwali 2021**





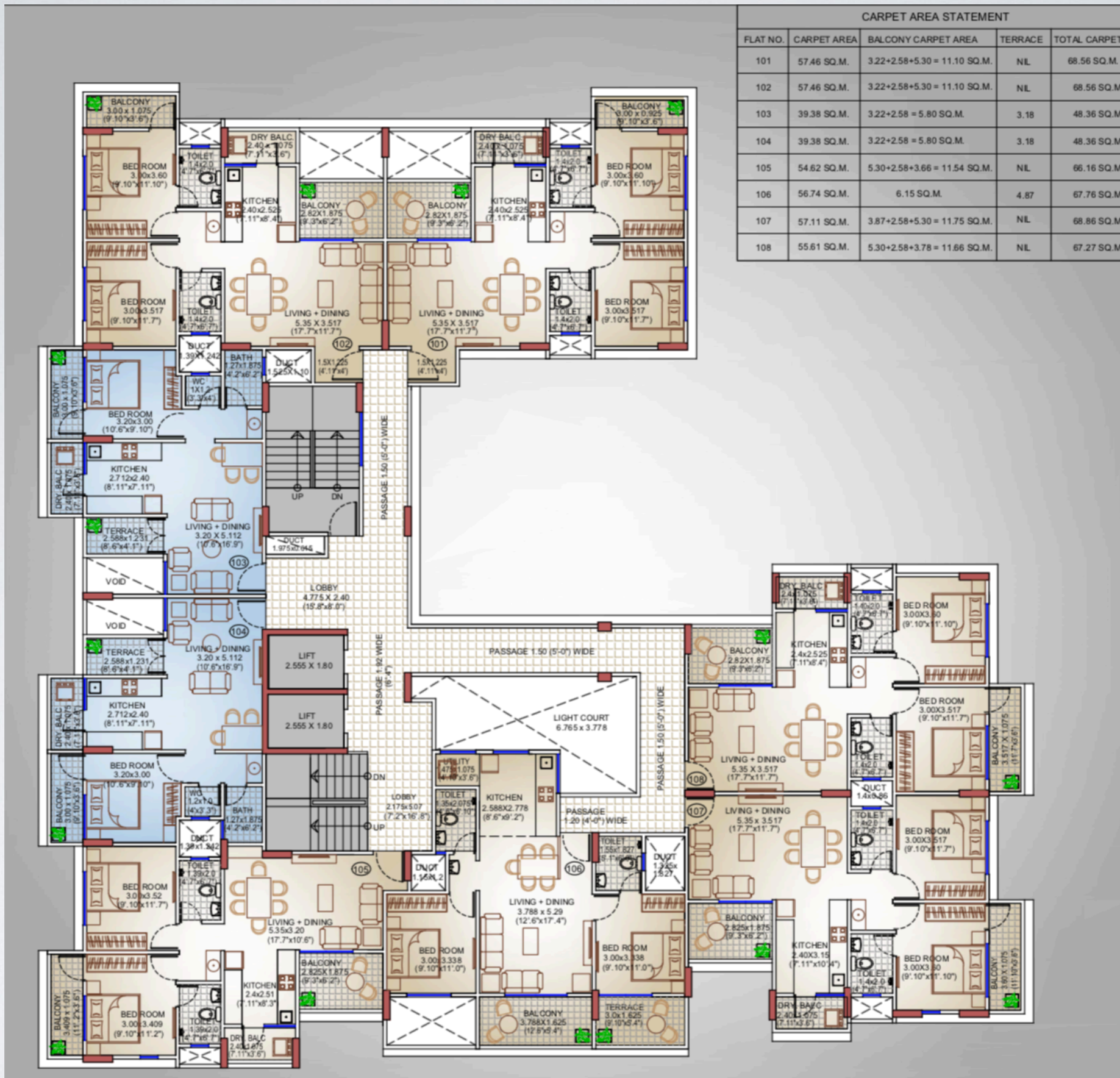
1 & 2 BHK, Pashan, Pune



2 BHK Layout



1 BHK Layout



CARPET AREA STATEMENT				
FLAT NO.	CARPET AREA	BALCONY CARPET AREA	TERRACE	TOTAL CARPET
101	57.46 SQ.M.	3.22+2.58+5.30 = 11.10 SQ.M.	NIL	68.56 SQ.M.
102	57.46 SQ.M.	3.22+2.58+5.30 = 11.10 SQ.M.	NIL	68.56 SQ.M.
103	39.38 SQ.M.	3.22+2.58 = 5.80 SQ.M.	3.18	48.36 SQ.M.
104	39.38 SQ.M.	3.22+2.58 = 5.80 SQ.M.	3.18	48.36 SQ.M.
105	54.62 SQ.M.	5.30+2.58+3.66 = 11.54 SQ.M.	NIL	66.16 SQ.M.
106	56.74 SQ.M.	6.15 SQ.M.	4.87	67.76 SQ.M.
107	57.11 SQ.M.	3.87+2.58+5.30 = 11.75 SQ.M.	NIL	68.86 SQ.M.
108	55.61 SQ.M.	5.30+2.58+3.78 = 11.66 SQ.M.	NIL	67.27 SQ.M.

Floor Plan

Specifications

Specifications	Details
EXTERNAL & INTERNAL WALLS	Masonry in AAC Blocks
PLASTER	Internal Plaster in Gypsum. External sand faced cement plaster.
TILING IN ALL BEDROOMS AND LIVING AREA	Vitrified tile flooring and skirting (2' x 2')
KITCHEN & DINING	Vitrified tile flooring and skirting, Granite Slabs for kitchen counter, Ceramic tile dado upto 2' above counter.
UTILITY AND TERRACE AREA	Ceramic tile flooring and skirting
TOILETS	Ceramic tile flooring, and dado up to 7' height
ALL DOORS	Plywood frame with flush doors in paint finish
WINDOWS	Aluminium Powder coated with grill.

Specifications

SANITARY FITTINGS	Wall mounted washbasin with hot and cold mixer, Shower areas, European WCs
KITCHEN FITTINGS & DINING	Granite platform and stainless steel bowl sink
PAINTING	Oilbound Distemper painting from inside and Ace from outside
ELECTRICAL	Quality Cables/ wiring through PVC conduits concealed in walls and ceilings. Ample power points in all the rooms
LIFT	2 lifts with power back-up
RAIN WATER HARVESTING	To save water at underground water tank and recycle rain water
VERMICULTURE	To recycle house-hold waste into compost/manure for gardens/plants
POWER GENERATOR BACK-UP	For all common areas including lift
SECURITY ACCESS CONTROL	Video door phones with Keyless entry for building entrance
CCTV CAMERAS	Installed at the entry point of building to keep track of outsiders and visitors

Cost

Flat No	Type	Built-up Area	Cost
101 & 102	2 BHK	1004 sq ft	60.26 lacs
103 & 104	1 BHK	710 sq ft	42.61 lacs
105	2 BHK	977 sq ft	58.62 lacs
106	2 BHK	998 sq ft	59.90 lacs
107	2 BHK	1018 sq ft	61.08 lacs
108	2 BHK	993 sq ft	59.60 lacs

*basic cost. Of the flat. Taxes and other charges extra

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