

ZEST

GODREJ ETERNITY, BANGALORE

A photograph of two young girls with long dark hair, laughing and playing in a lush green field. They are surrounded by falling yellow flower petals. The girl on the left is wearing a yellow top, and the girl on the right is wearing a colorful patterned dress. The background is a dense green forest.

PRISTINE NATURE, EXPANSIVE COURTYARDS.
EXPERIENCE CONTEMPORARY LIVING IN LOW-RISE RESIDENCES.

Discover an unprecedented lifestyle amidst verdant expanses, pedestrian-friendly areas and exclusive courtyards. Step in, and rediscover the 'more' in life, in a vibrant 18-acre low-rise community.

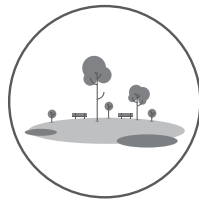
ZEST

GODREJ ETERNITY, BANGALORE

DISCOVER MORE LIFE PER CAPITA



Low-rise homes
with G+3 floors



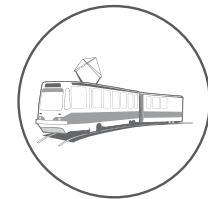
Over 6 acres of greens
with expansive courtyards



50+ amenities

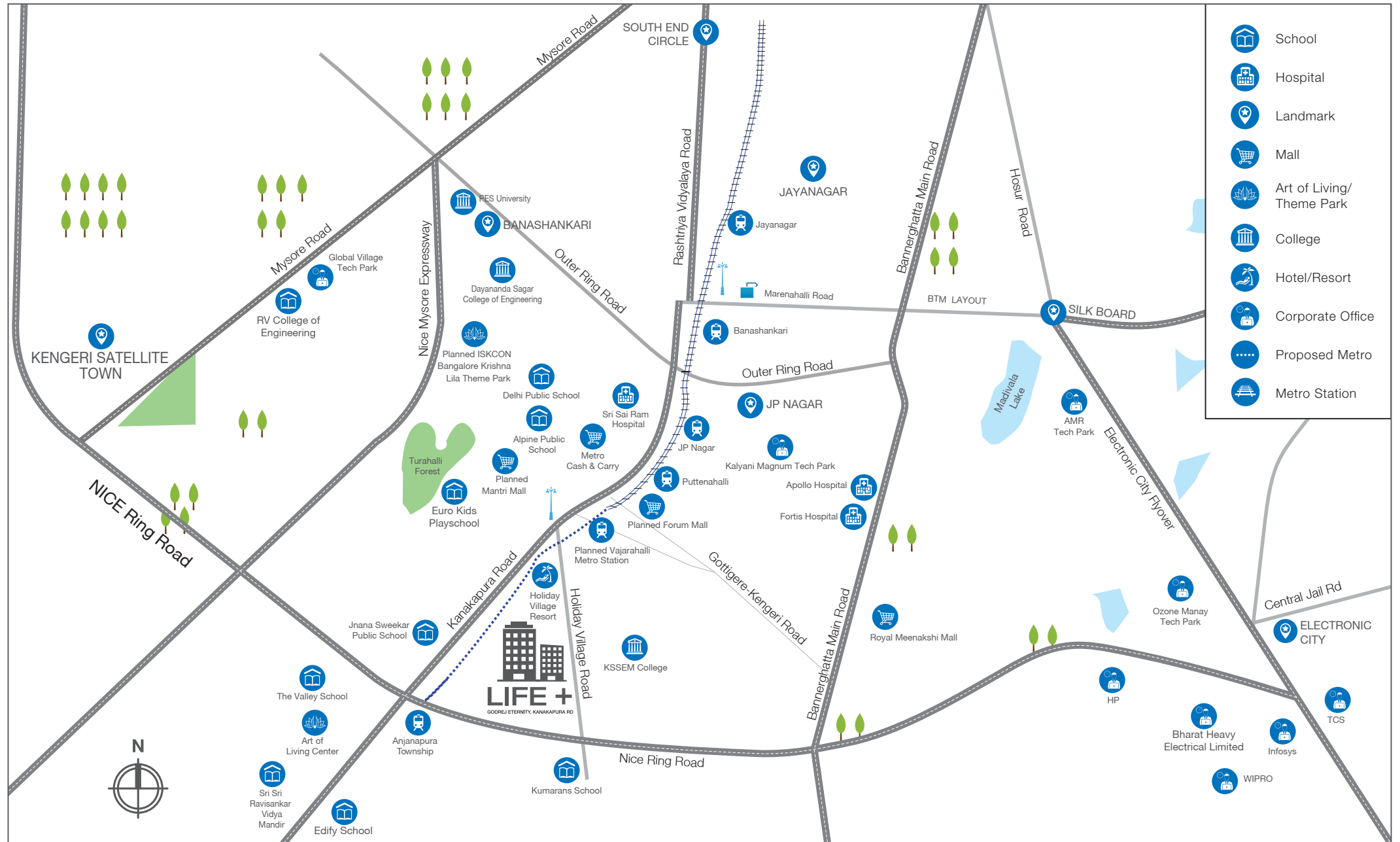


Retail high-street and
lifestyle partners



Close to Planned
Vajarahalli metro station*

LOCATION MAP



PLANNED VAJARAHALLI METRO STATION 2 KMS AWAY



Stock image for representative purpose only, and not an actual site photograph

CONNECTIVITY & ACCESSIBILITY



SCHOOLS

- Sri Kumarans Children Home
- Euro Kids
- Yashasvi International School
- Jnana Sweekar Public School
- DAV Public School
- Alpine Public School
- Delhi Public School
- Valley School
- Jyothi Kendriya Vidyalaya
- National Public School



HOSPITALS

- Sri Sai Ram Hospital
- BGS Global Hospital
- Fortis Hospital
- Apollo Hospital
- Sri Jayadeva Insitute of Cardiology



RETAIL OUTLETS & MALLS

- Royalmart Supermarket
- Metro Cash and Carry
- Spencer's
- Big Bazaar
- D mart
- Royal Meenakshi Mall
- Vega City
- Shopper's Stop
- Gopalan Mall
- Bangalore Central
- Forum Mall (upcoming)



TECH PARKS

- Kalyani Magnum Tech Park
- Global Village Tech Park

MASTER LAYOUT PLAN



- Spread across 18 acres
- Low rise residences of G+3 floors with 889 apartments
- Architect- RSP Design Consultants India Private Limited
- Landscape Consultant- Master Plan Landscape Consultants
- Retail High Street with proposed convenience tie-ups



MASTER LAYOUT PLAN ZEST





PROJECT FEATURES





LOW DENSITY DEVELOPMENT

Spread across 18 acres, the development features G+3 storeyed edifices, which in total, house just 889 apartments

CENTRAL COURTYARD

A space for the community to come together, the courtyard is designed to have a dynamic ambiance – serene in the noon, bustling in the evenings

A COURTYARD FOR EVERY WING

To maintain a consistent ambiance across the extensive project, every wing is designed to have its own dedicated courtyard and central greens, to give residents a first-hand feel of old Bangalore



Artist's impression. Not a site photograph.

RERA No: PRM/KA/RERA/1251/310/PR/171102/002197 available at <http://rera.karnataka.gov.in>

ARTIFICIAL POND & SEATING SPACES

The project features dedicated zones for leisure, with a view to recreate the old-school charm of the Garden City

LUSH GREENERY

65% of the property features open, green spaces bringing to life the enchanting ambiance of classic Bangalore



PEDESTRIAN-FRIENDLY SPACES

The courtyard and leisure zones are intentionally made vehicle-free and hence pedestrian-friendly to maintain a sense of serenity

CENTRAL SPINE

Running through the centre of the project, the Central Spine walkway is over 200 m long and easily connects spaces within the premises





MORE REASONS TO SMILE PROJECT HIGHLIGHTS

- Green view from every home
- Enhanced Daylight and Ventilation
- 1858 sq.m. Water Feature
- Wall to Wall Landscape
- Resort style terrain
- Tree Engulfed Campus

Artist's impression. Not a site photograph.

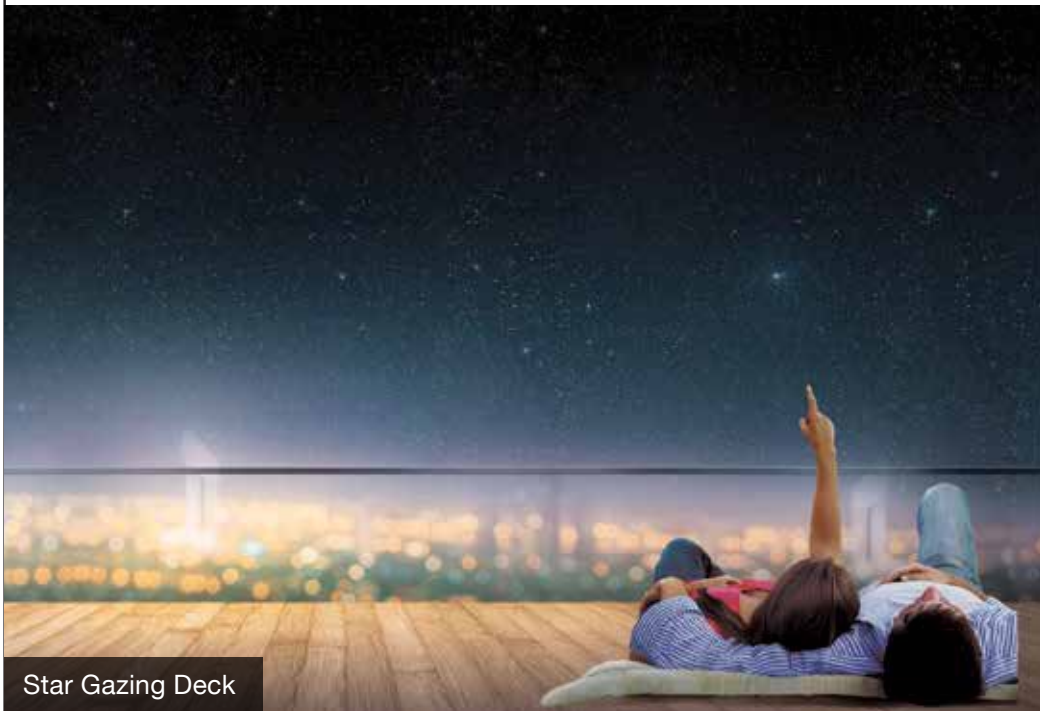
RERA No: PRM/KA/RERA/1251/310/PR/171102/002197 available at <http://rera.karnataka.gov.in>



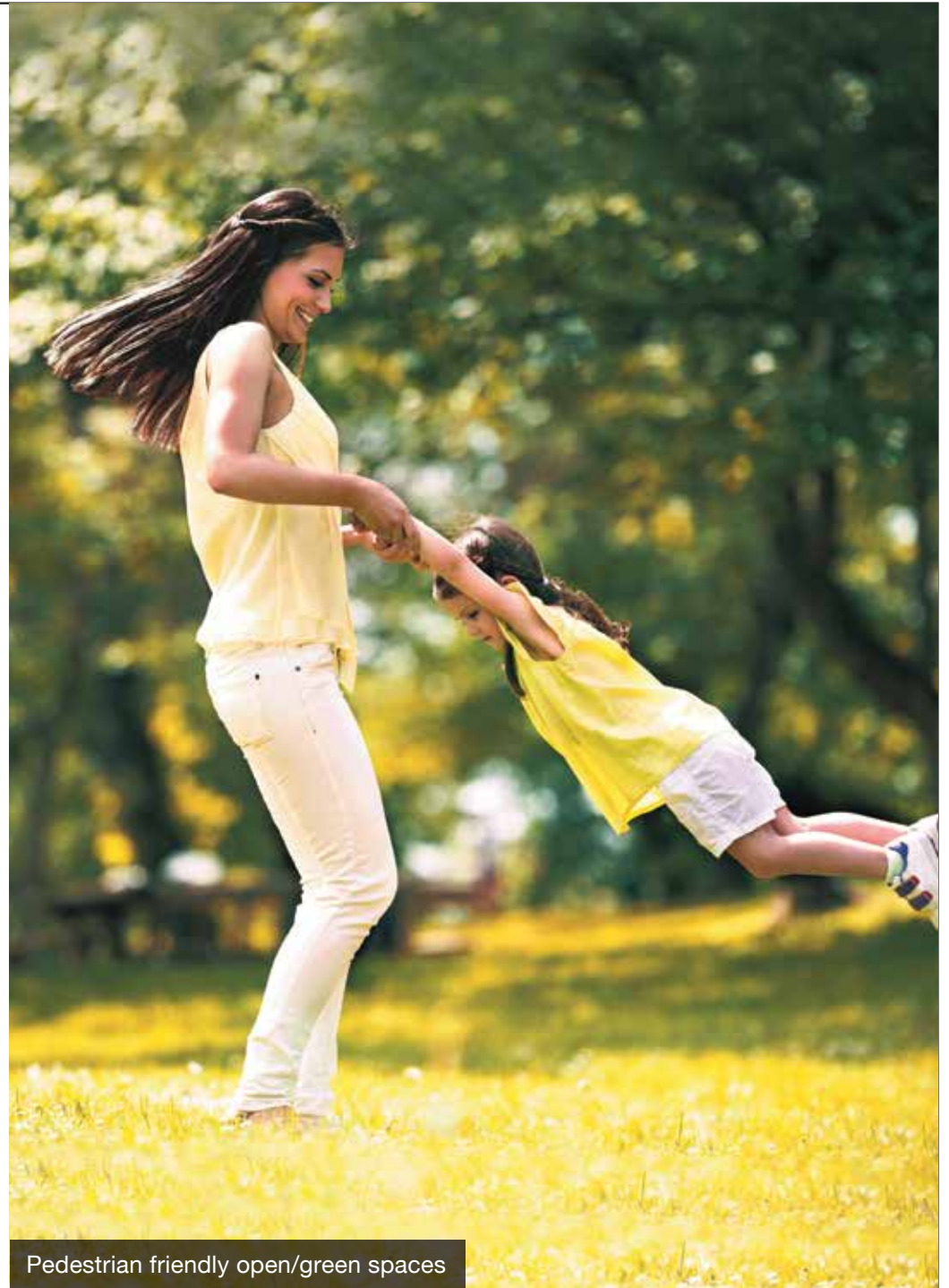
EXPANSIVE GREENS



Urban Farming Zones



Star Gazing Deck



Pedestrian friendly open/green spaces



**VIBRANT
LIVING**



Water Volleyball



Carrom



Table tennis



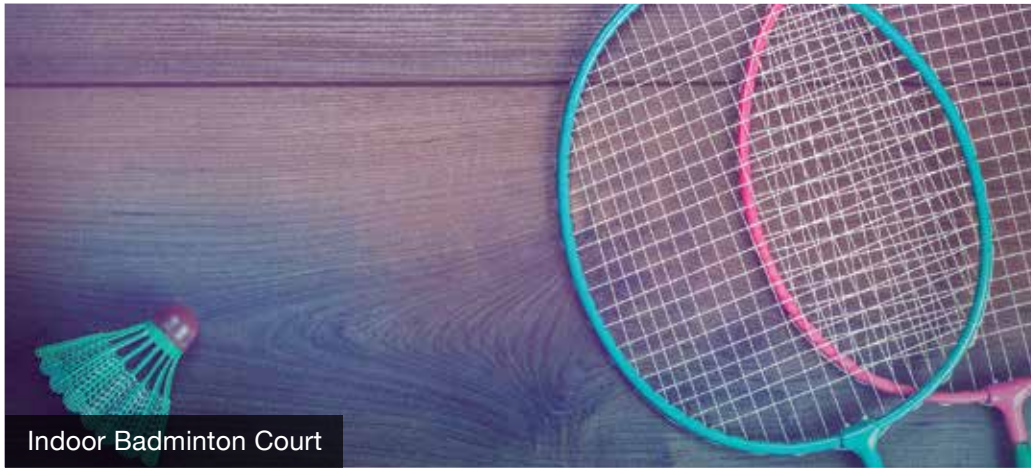
Chess



Checkers



Dart board



Indoor Badminton Court



Foosball



Kickboxing



Skating Area



Billiards table



Karate



Trampoline



Multipurpose Court for Tennis/BasketBall/Futsal



Swimming Pool



Gaming arcade



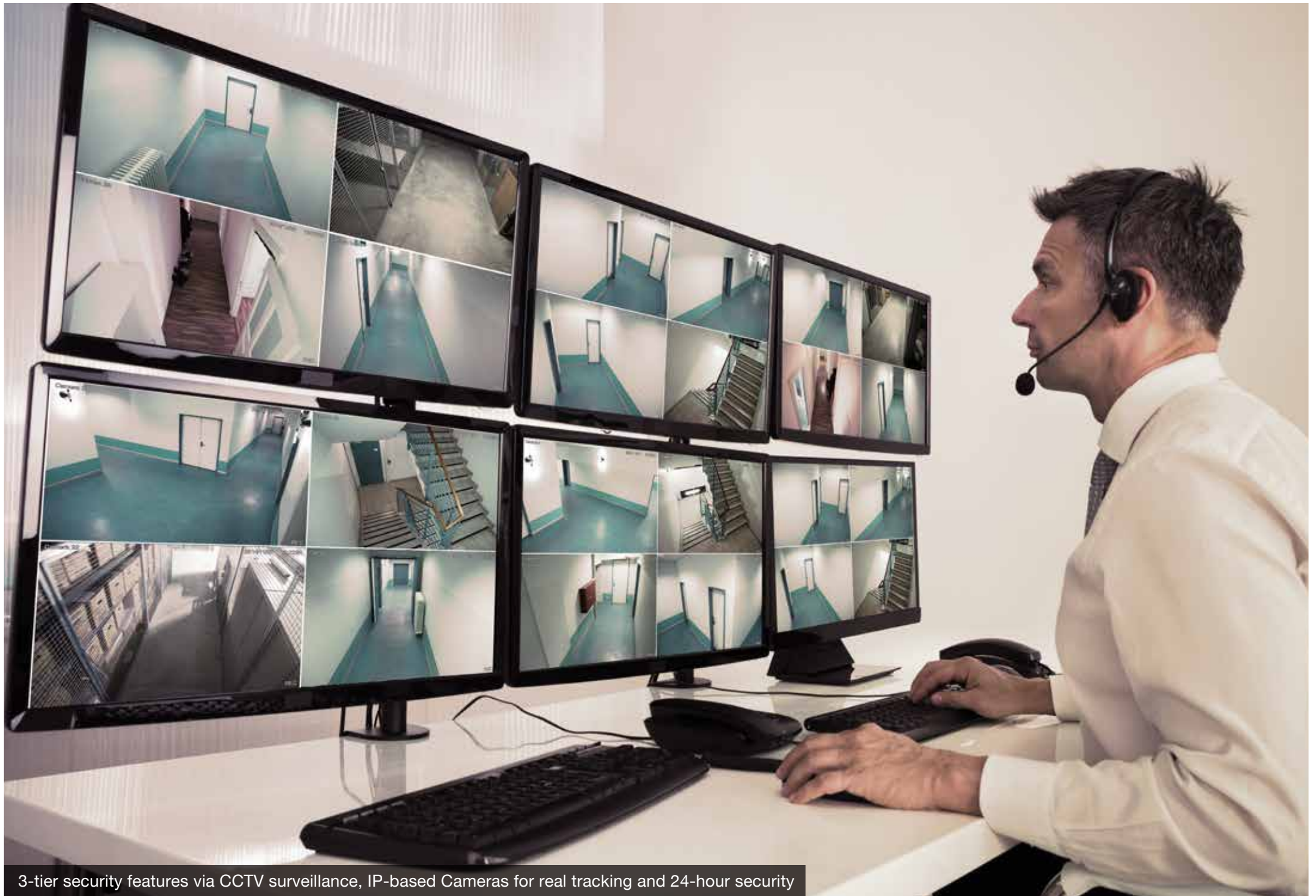
Cards Room



Rock Climbing



SAFETY AND SECURITY



3-tier security features via CCTV surveillance, IP-based Cameras for real tracking and 24-hour security

A woman with dark hair tied back, wearing a white V-neck t-shirt and white pants, is sitting in a meditative lotus position on a grassy field. Her eyes are closed, and her hands are resting on her knees in a mudra. The background is a lush green park with trees and sunlight filtering through the leaves, creating a bokeh effect. A dark semi-transparent rectangle is overlaid on the left side of the image, containing the text 'HEALTH AND WELLNESS' in white.

HEALTH AND WELLNESS





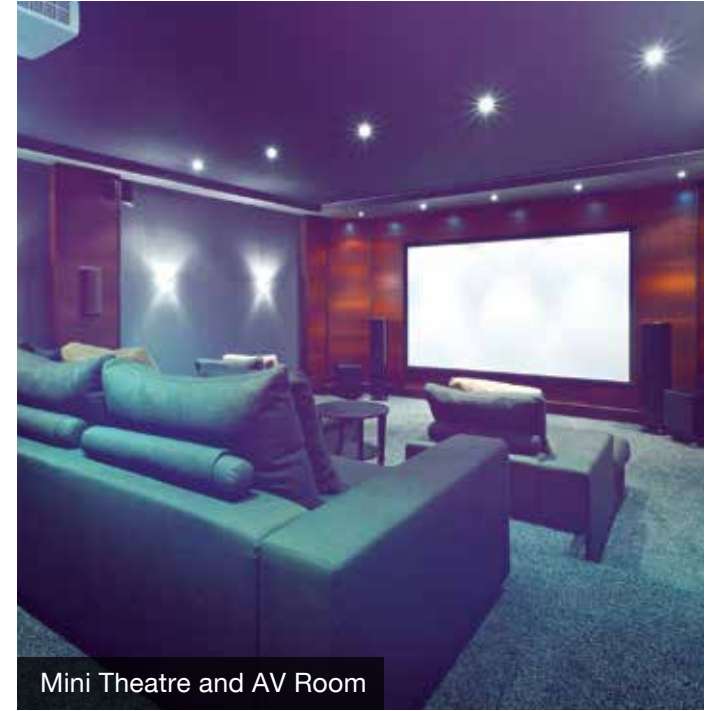
LEISURE AND ENTERTAINMENT



Karaoke sessions



Graffiti Wall



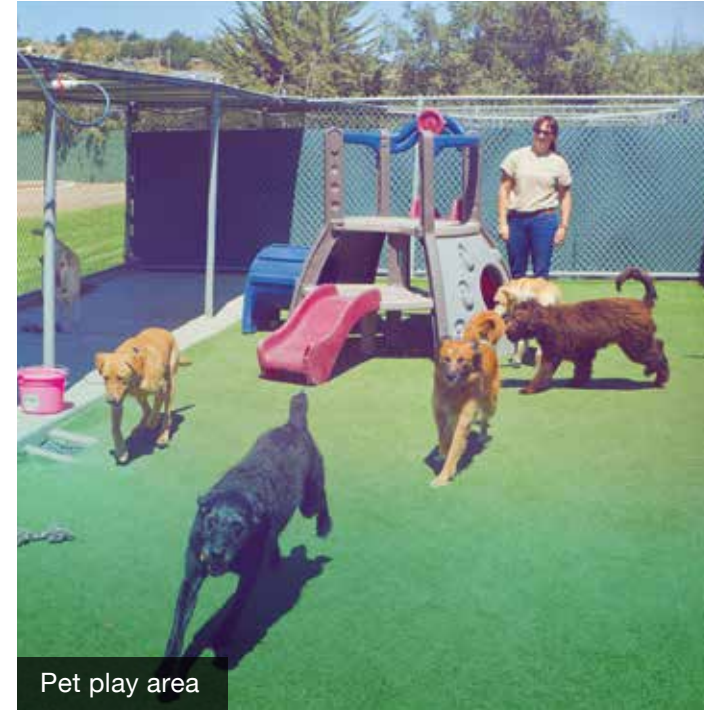
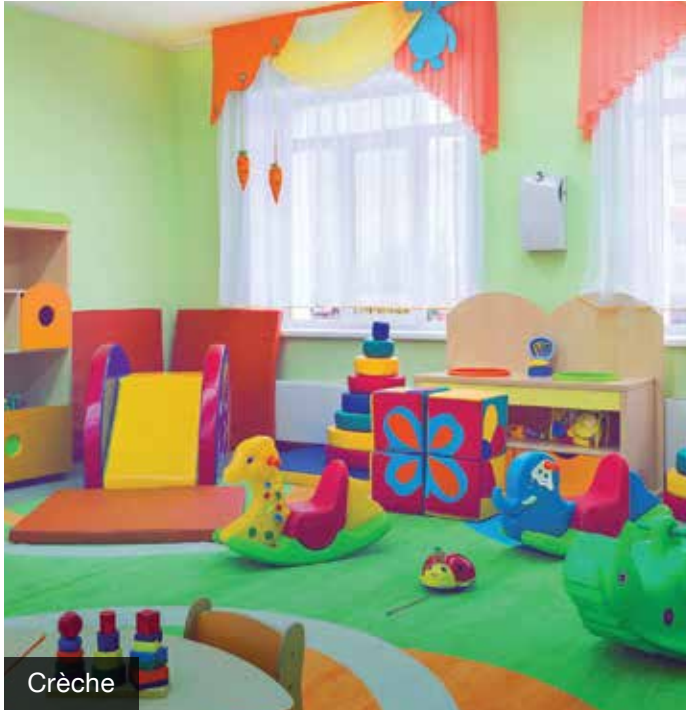
Mini Theatre and AV Room



Lounge seating next to the pool



RETAIL AND CONVENIENCES





Gym by Snap Fitness



Music sessions by Eardrums Music Hub



Omegaa Diagnostics and Healthcare



Dance sessions by Noopur Performing Arts

THOUGHTFULLY DESIGNED RESIDENCES

Experience new-age comforts in smartly-crafted homes, amidst a serene neighbourhood that blends together a life amidst nature and that of urban, convenience driven by technology and advanced amenities.

- Multiple variants in both 2 & 3 BHK residences to choose from
- Only 4 apartments on every floor in majority of the wings with a lift and a staircase accessible exclusively to them
- Green view from balconies
- Outward facing rooms for better light and ventilation
- Efficient use of internal space
- Fire and heat resistant porotherm bricks used in buildings which help keep the house cool
- Solar water heating facility provided for units on the top floor, which helps reduce electricity consumption

GREEN LIVING, NOW CERTIFIED



CONFIGURATION

Typology	Saleable Area (sq. ft.)	Saleable Area (sq. m.)	Carpet Area (sq. ft.)	Carpet Area (sq. m.)
1 BHK	712	66	483	45
2 BHK	1018 - 1090	95-101	708 – 758	66-70
2 BHK Large	1294 – 1309	120-122	897	83
3 BHK	1477 – 1500	137-139	1042 – 1055	97-98
3 BHK Large	1698 - 1707	158-159	1173-1186	109-110

FLOOR PLANS

2BHK COMPACT TYPE 02

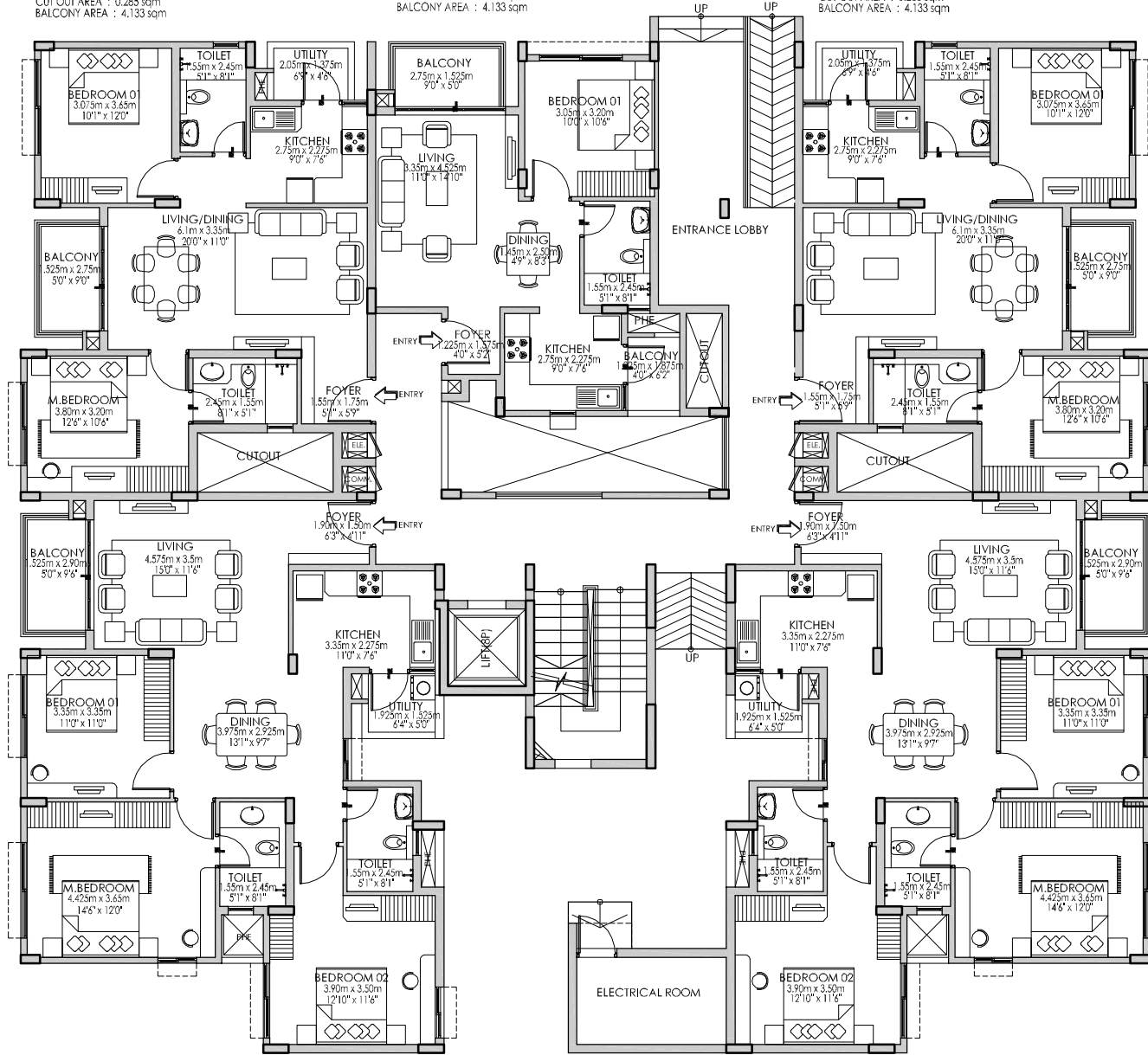
CARPET AREA : 68.171 sqm
CUT OUT AREA : 0.285 sqm
BALCONY AREA : 4.133 sqm

1BHK TYPE 01

CARPET AREA : 44.88 sqm
CUT OUT AREA : 0.641 sqm
BALCONY AREA : 4.133 sqm

2BHK COMPACT TYPE 02

CARPET AREA : 68.163 sqm
CUT OUT AREA : 0.285 sqm
BALCONY AREA : 4.133 sqm



3BHK COMPACT TYPE 02

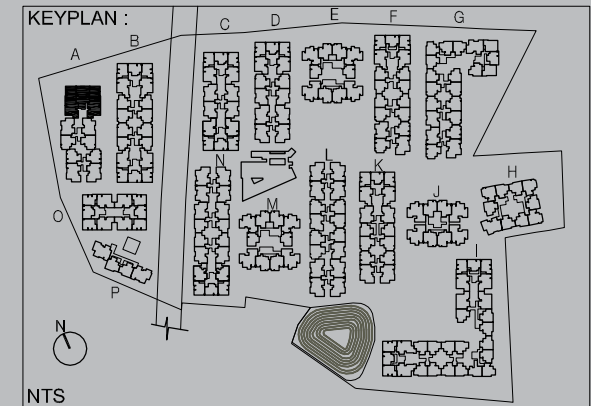
CARPET AREA : 96.868 sqm
CUT OUT AREA : 1.653 sqm
BALCONY AREA : 4.362 sqm

3BHK COMPACT TYPE 02

CARPET AREA : 96.838 sqm
CUT OUT AREA : 1.653 sqm
BALCONY AREA : 4.362 sqm

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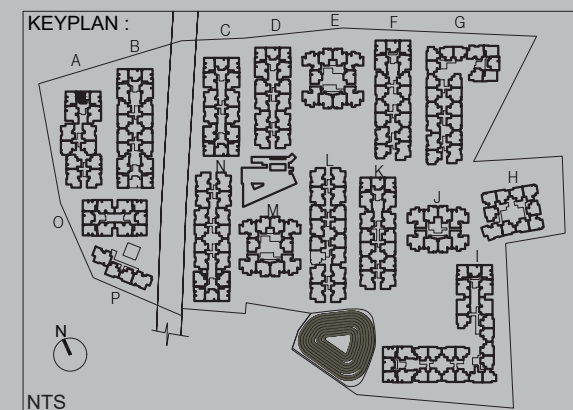
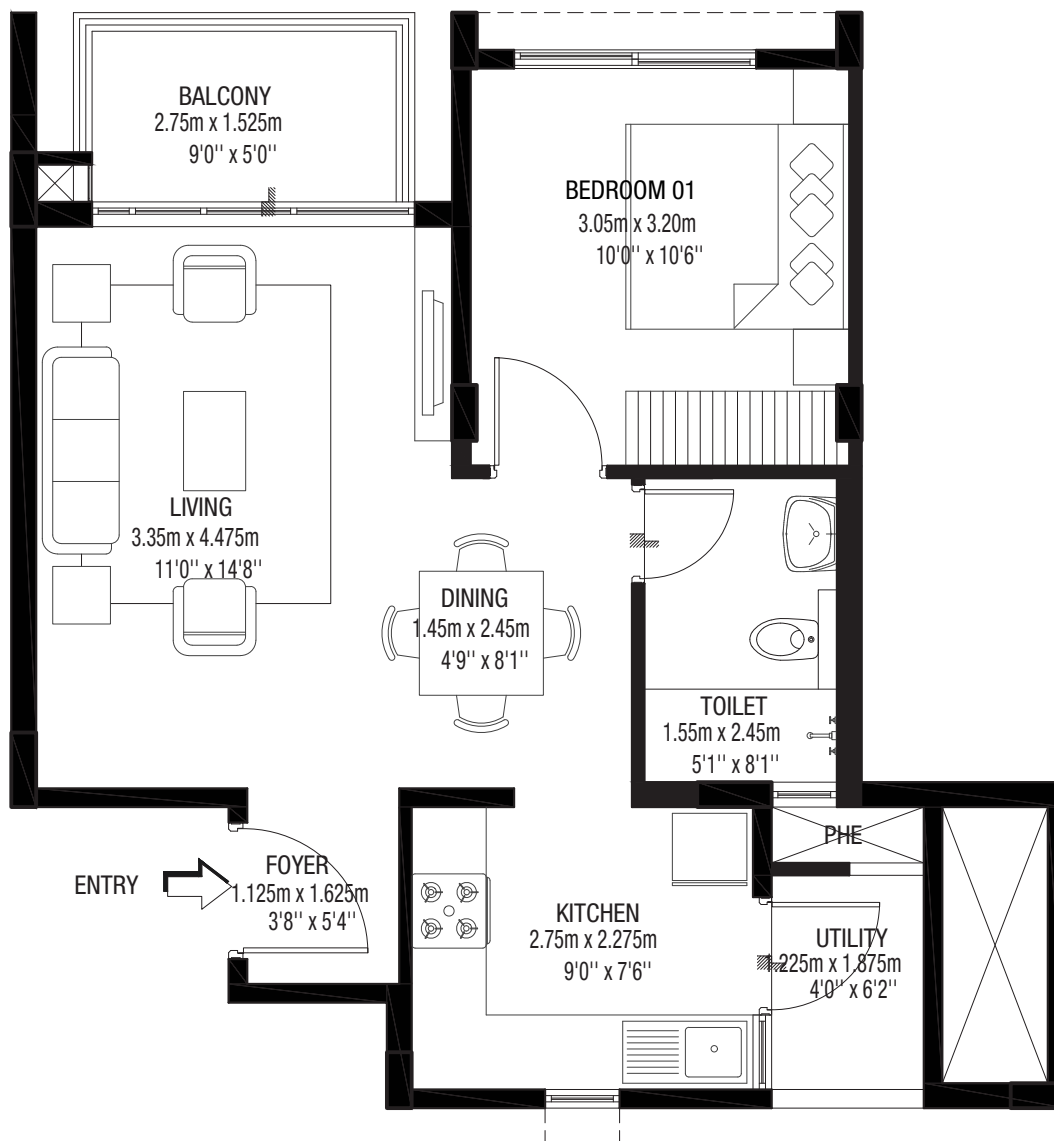
Tower A Wing - A1 Ground Floor



RERA No: PRM/KA/RERA/1251/310/PR/171102/002197
available at <http://rera.karnataka.gov.in>

Tower A
Model 1
1 BHK-TYPE 01
Ground floor
A1-00-03

CARPET AREA: 44.88 sqm / 483 sqft
BALCONY AREA: 4.133 sqm / 45 sqft
SALABLE AREA: 66.14 sqm / 712 sqft



Tower A & B

Model 1

2 BHK COMPACT-TYPE 02

Ground, First, Second & Third floor

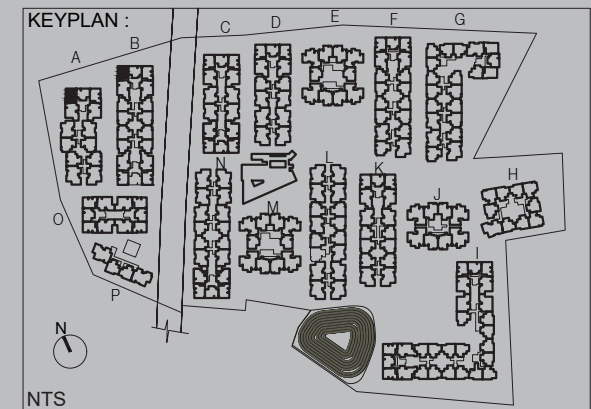
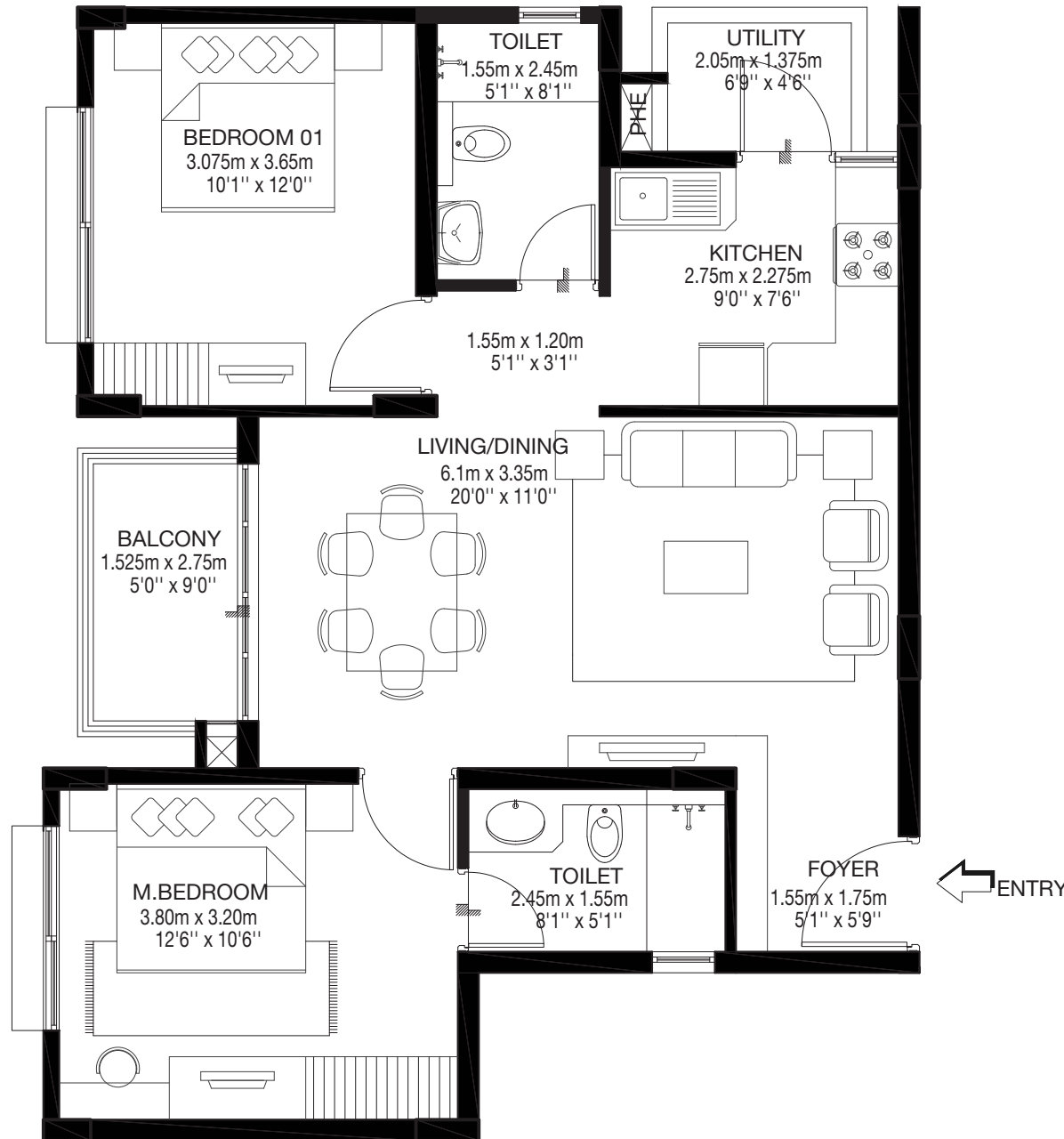
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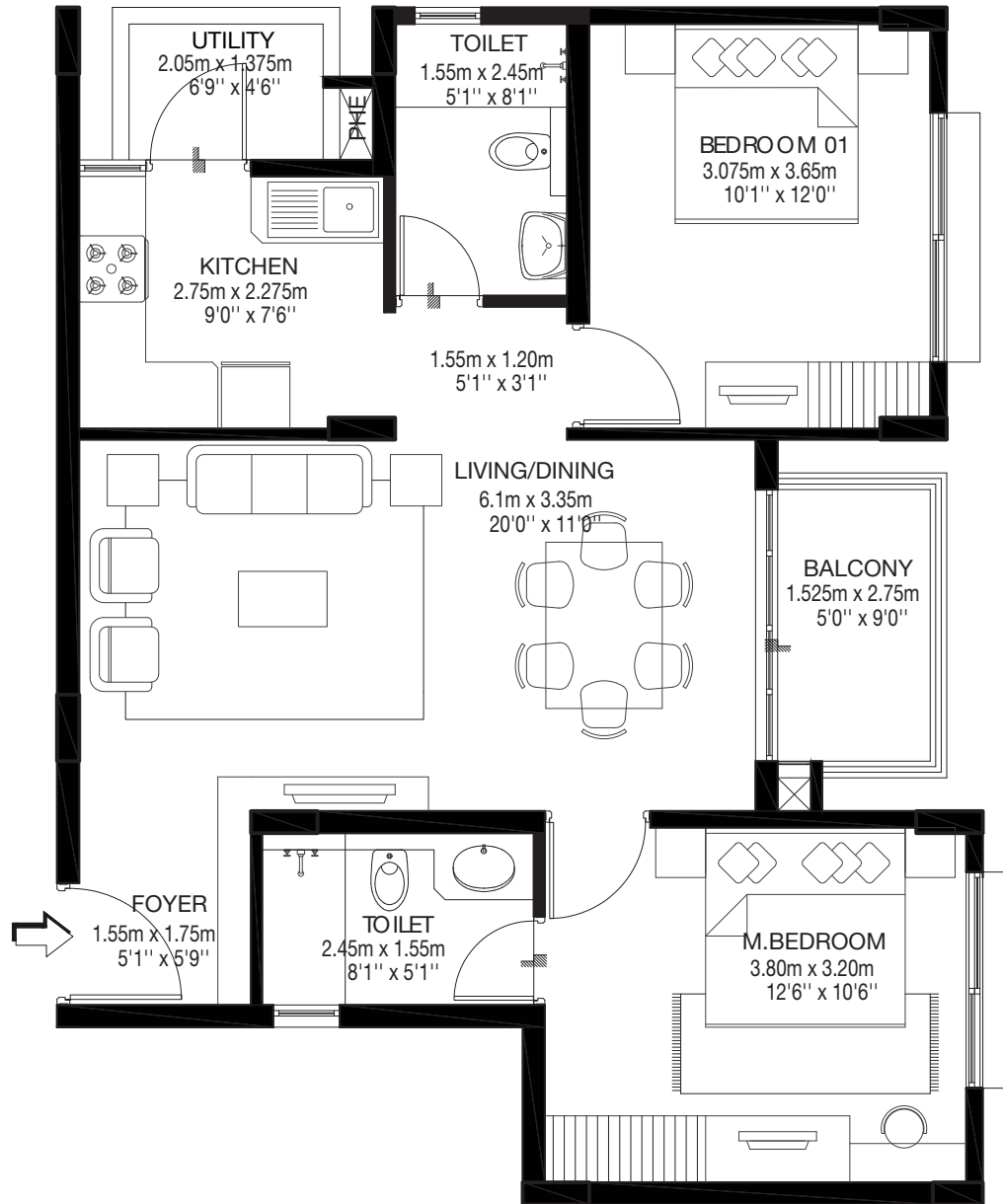
B1-00/01/02/03-02

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft





Tower A & B

Model 1

2 BHK COMPACT-TYPE 02

Ground, First, Second & Third floor

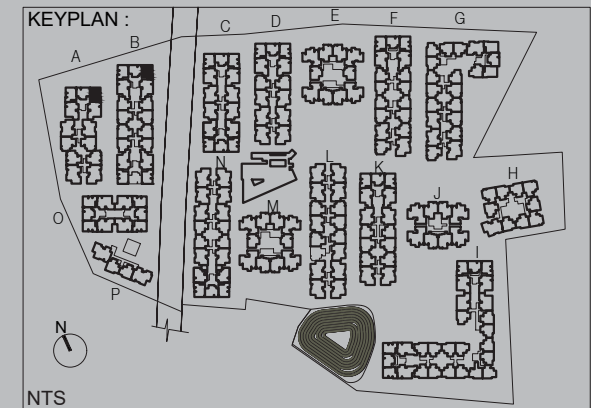
A1-00/01/02/03-04

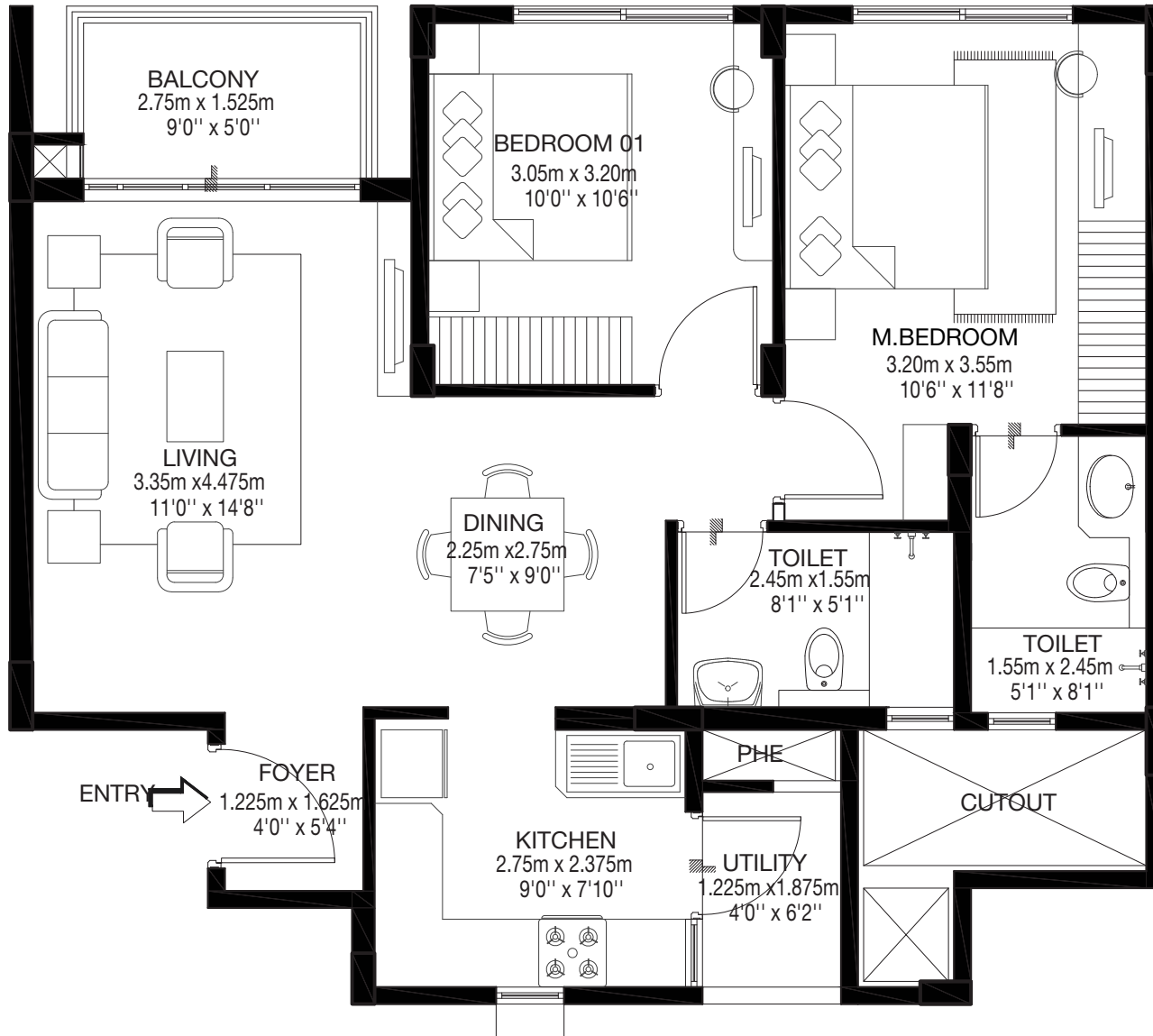
B1-00/01/02/03-04

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft





Tower A

Model 1

2 BHK SMALL-TYPE 01

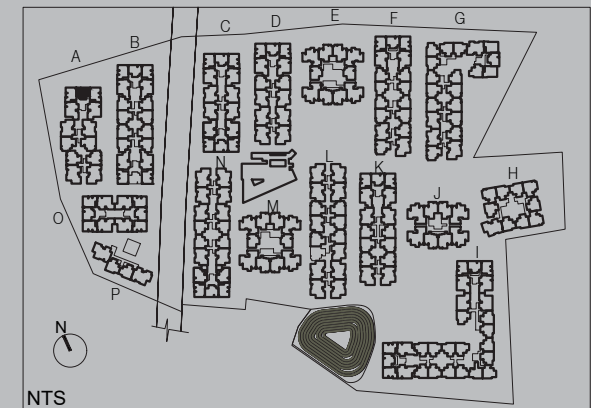
First, Second & Third floor

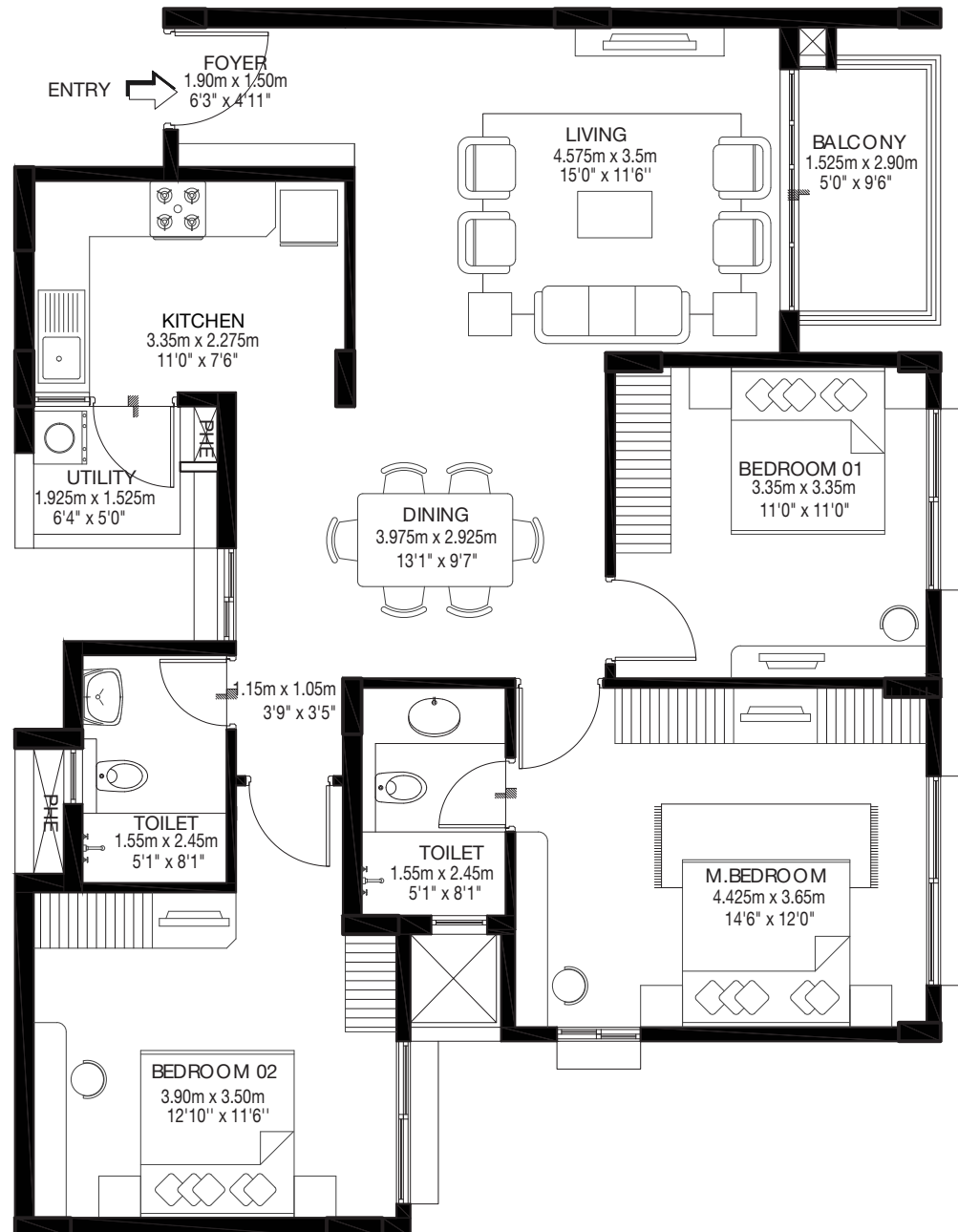
A1-01/02/03-03

CARPET AREA: 65.86 sqm / 708 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 94.67 sqm / 1019 sqft





Tower A

Model 1

3 BHK COMPACT-TYPE 02

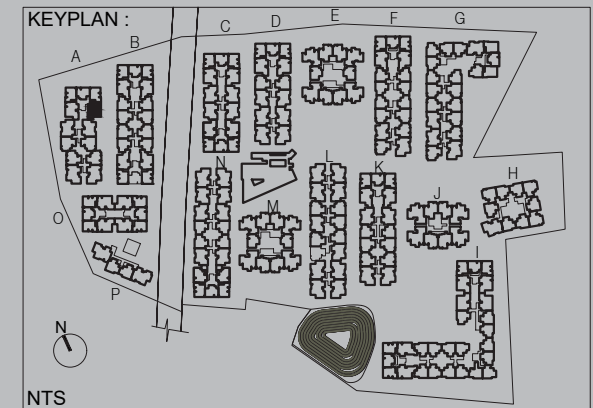
Ground floor

A1-00-05

CARPET AREA: 96.86 sqm / 1042 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 137.22 sqm / 1477 sqft



Tower A

Model 1

3 BHK COMPACT-TYPE 02

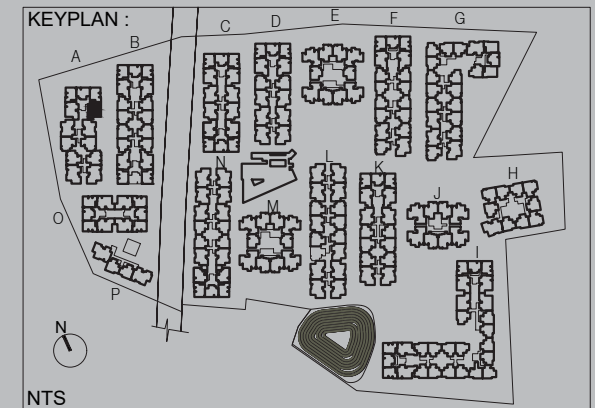
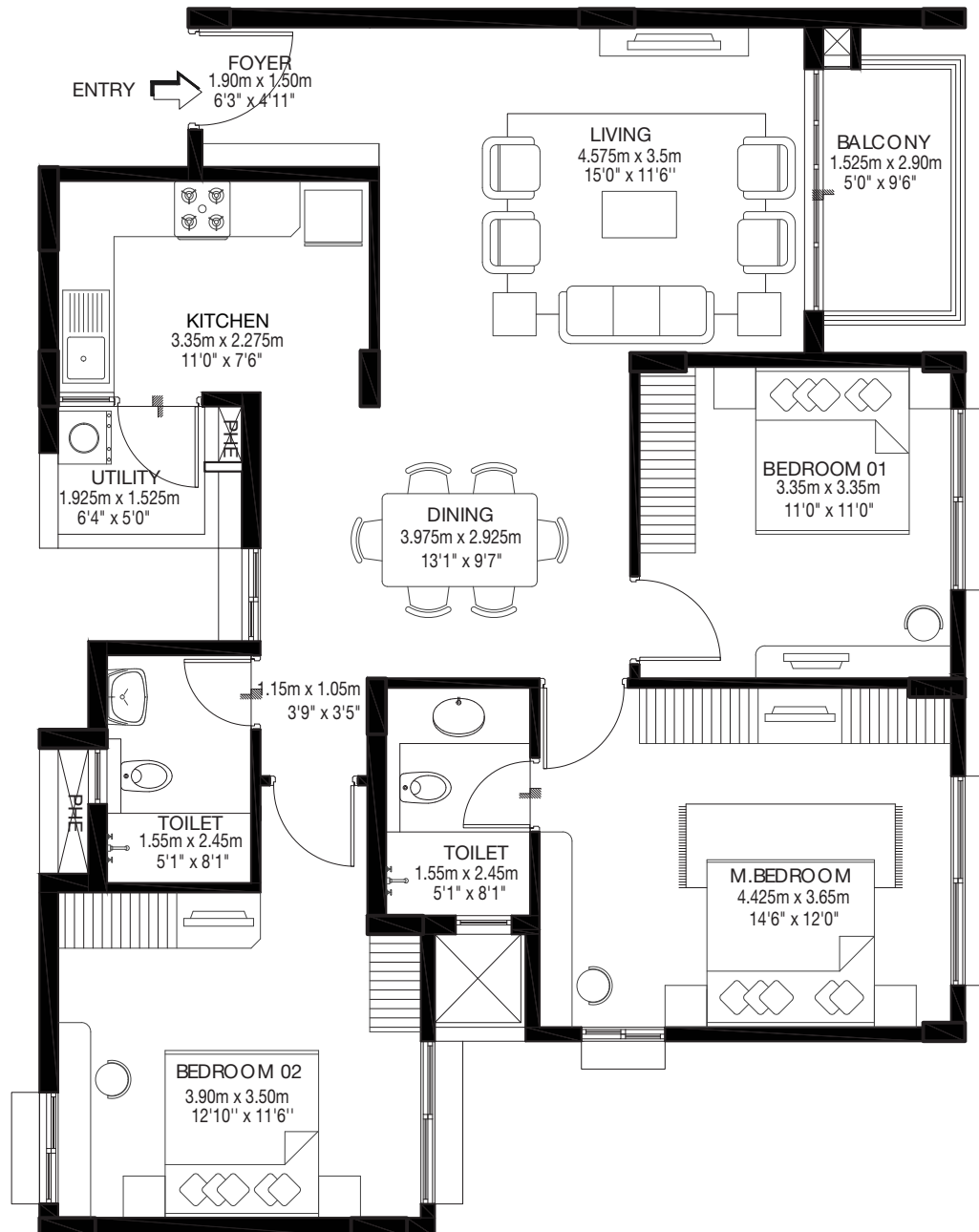
First ,Second & Third floor

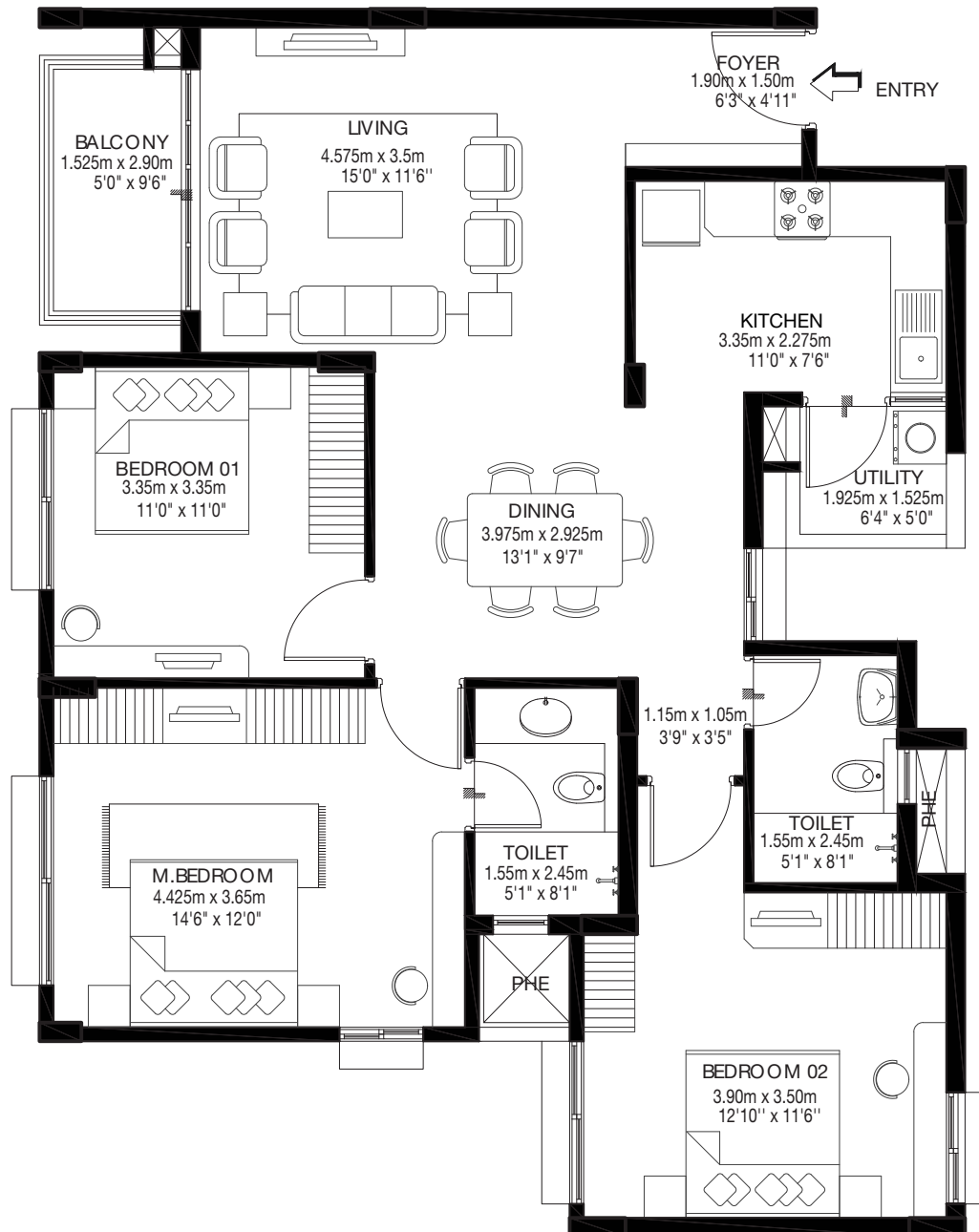
A1-01/02/03-05

CARPET AREA: 96.86 sqm / 1042 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 137.22 sqm / 1477 sqft

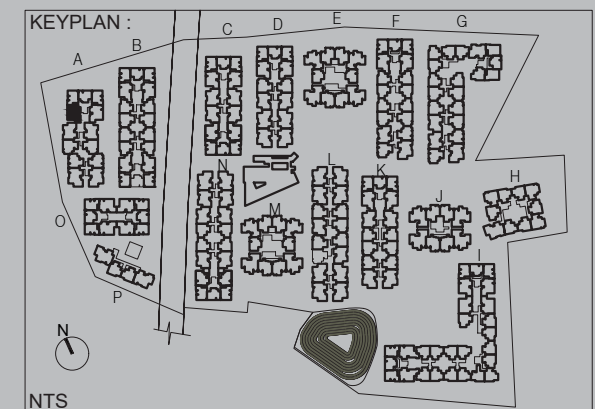




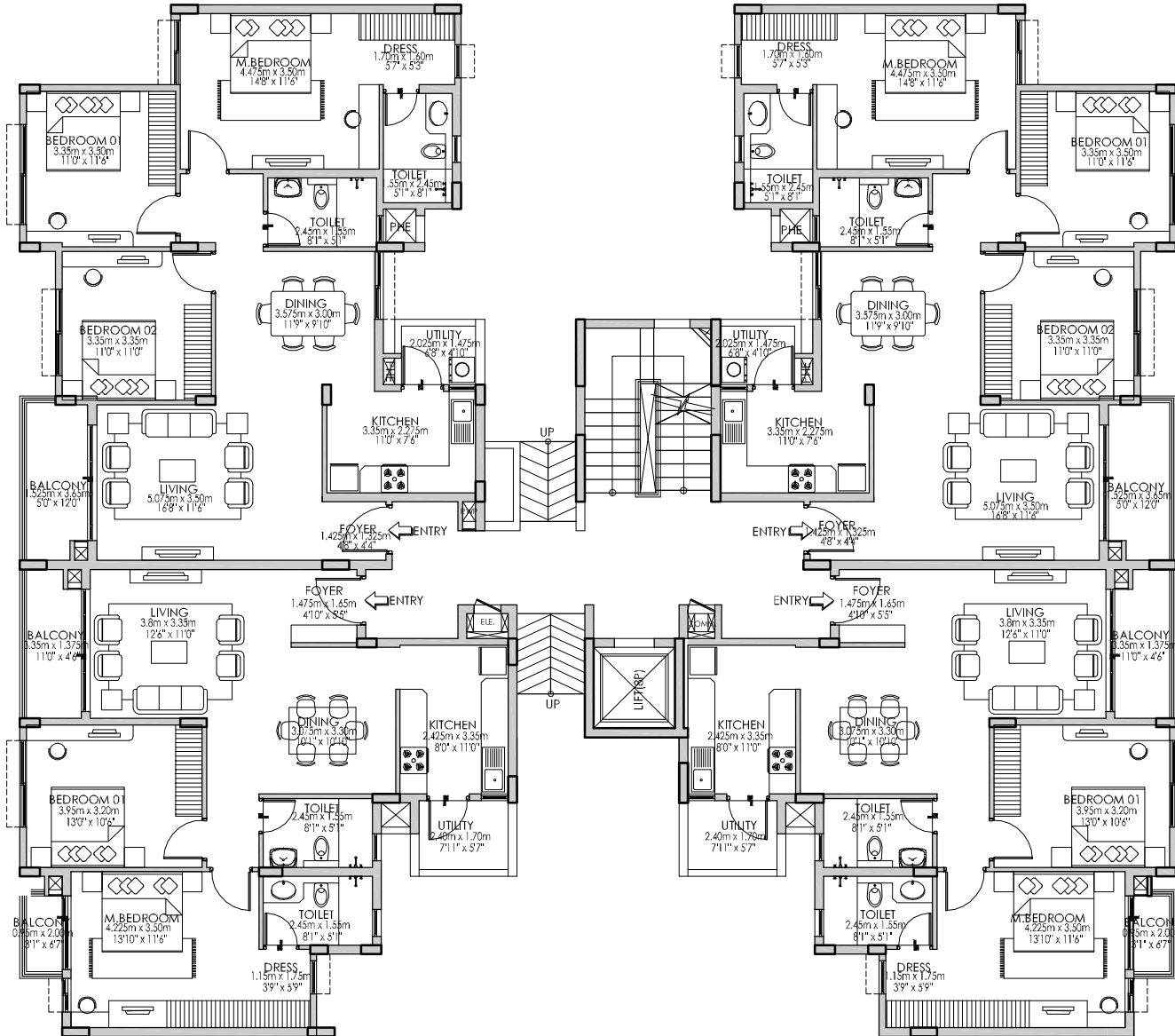
Tower A
Model 1

3 BHK COMPACT-TYPE 02
Ground, First ,Second & Third floor
A1-00/01/02/03-01

CARPET AREA: 96.86 sqm / 1042 sqft
BALCONY AREA: 4.36 sqm / 47 sqft
SALABLE AREA: 137.22 sqm / 1477 sqft

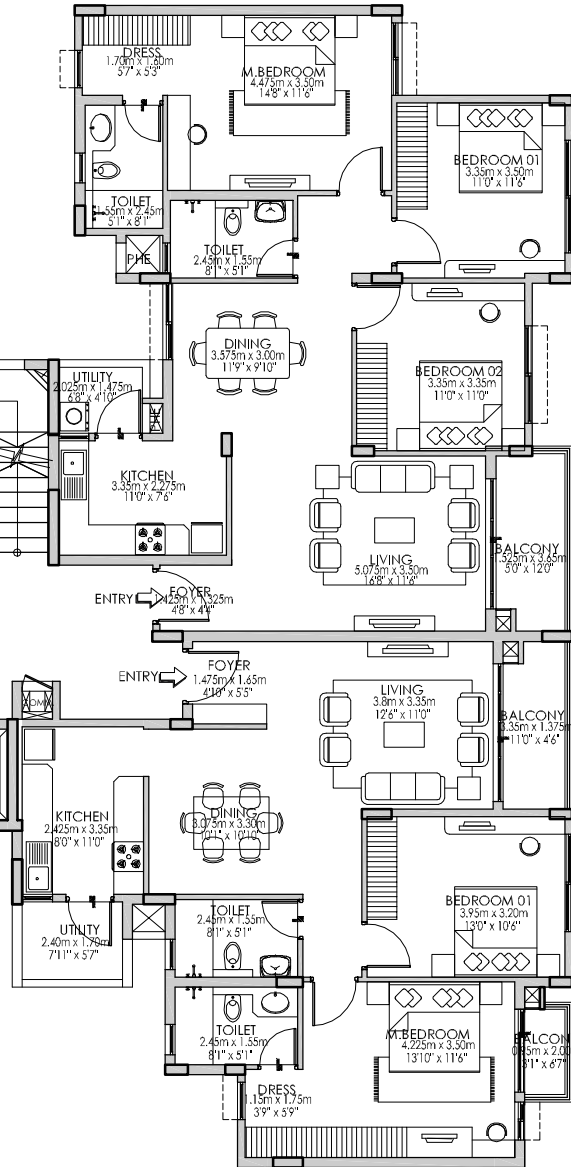


3BHK COMPACT TYPE 01
 CARPET AREA : 98.056 sqm
 CUT OUT AREA : 0.783 sqm
 BALCONY AREA : 5.317 sqm



2BHK REGULAR TYPE 01
 CARPET AREA : 83.401 sqm
 CUT OUT AREA : 0.537 sqm
 BALCONY AREA : 6.266 sqm

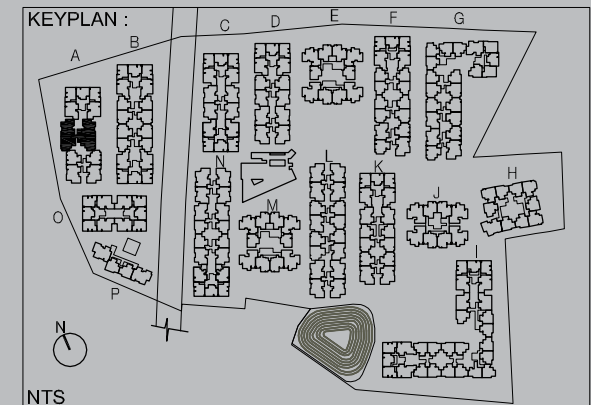
3BHK COMPACT TYPE 01
 CARPET AREA : 98.056 sqm
 CUT OUT AREA : 0.783 sqm
 BALCONY AREA : 5.317 sqm



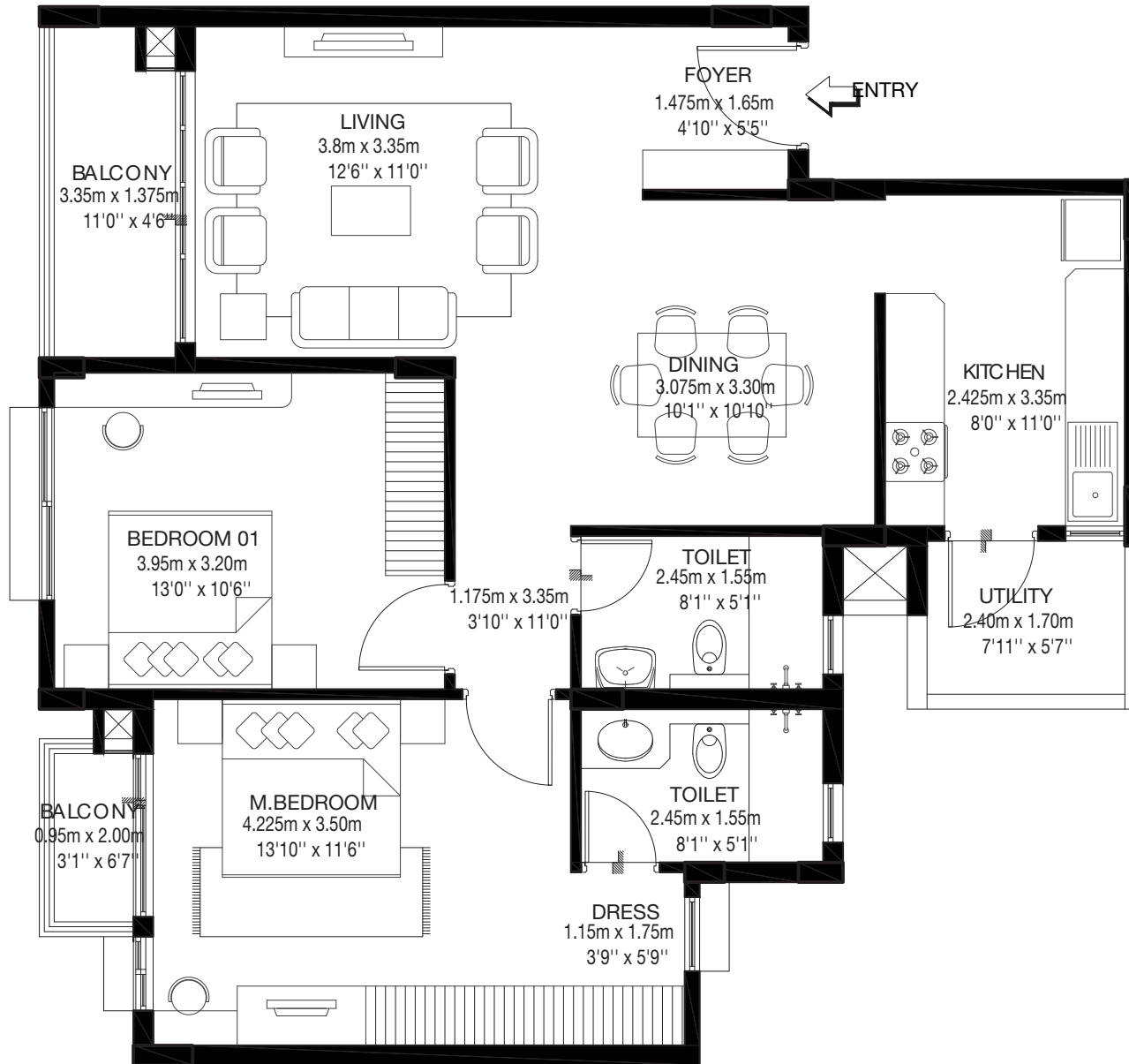
2BHK REGULAR TYPE 01
 CARPET AREA : 83.401 sqm
 CUT OUT AREA : 0.537 sqm
 BALCONY AREA : 6.266 sqm

ZEST
 GODREJ ETERNITY, BANGALORE

Tower A Wing - A2



RERA No: PRM/KA/RERA/1251/310/PR/171102/002197
 available at <http://rera.karnataka.gov.in>



Tower A & B

Model 1

2 BHK REGULAR-TYPE 01

Ground, First, Second & Third floor

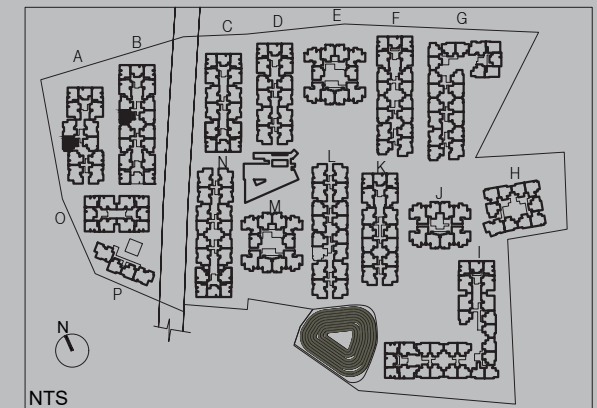
A2-00/01/02/03-01

B2-00/01/02/03-01

CARPET AREA: 83.40 sqm / 897 sqft

BALCONY AREA: 6.26 sqm / 67 sqft

SALABLE AREA: 121.61 sqm / 1309 sqft



Tower A & B

Model 1

2 BHK REGULAR-TYPE 01

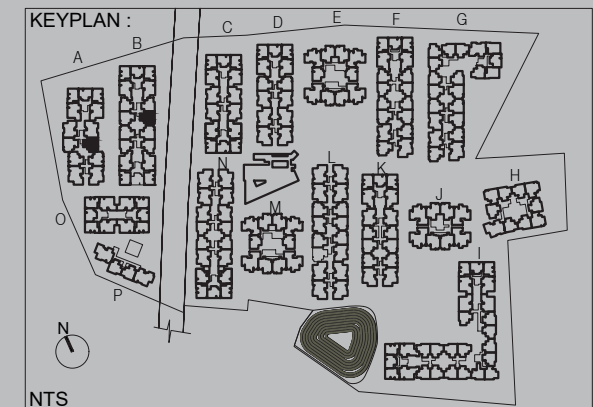
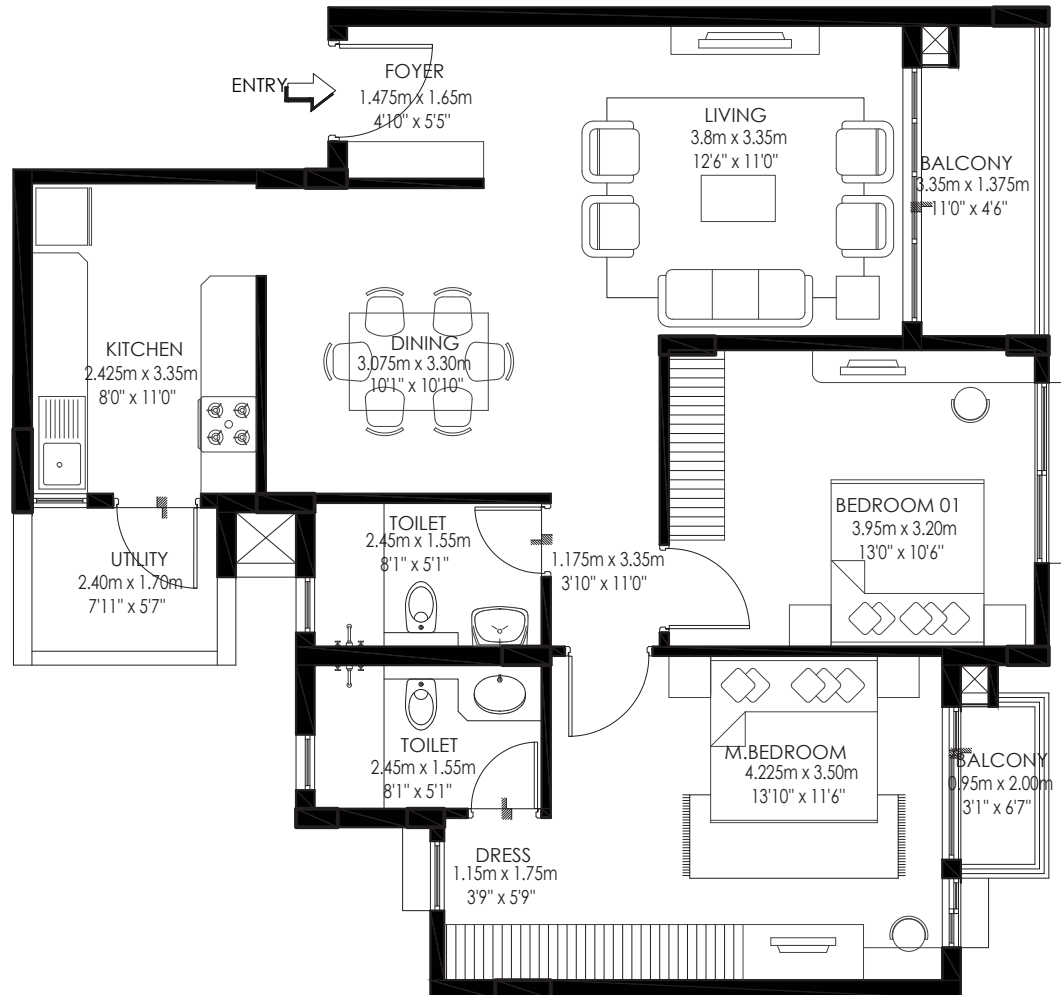
Ground, First, Second & Third floor

A2 & B2-00/01/02/03-04

CARPET AREA: 83.40 sqm / 897 sqft

BALCONY AREA: 6.26 sqm / 67 sqft

SALABLE AREA: 121.61 sqm / 1309 sqft



Tower A
Model 1

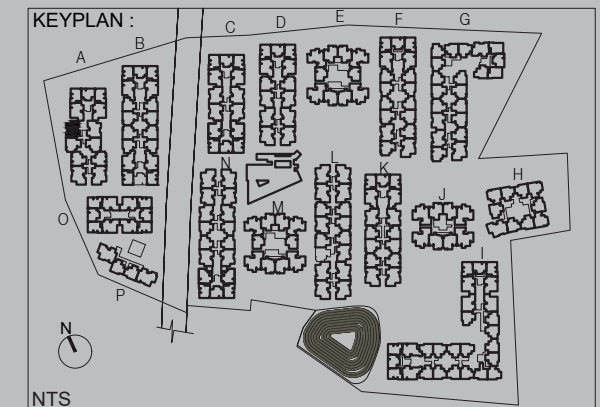
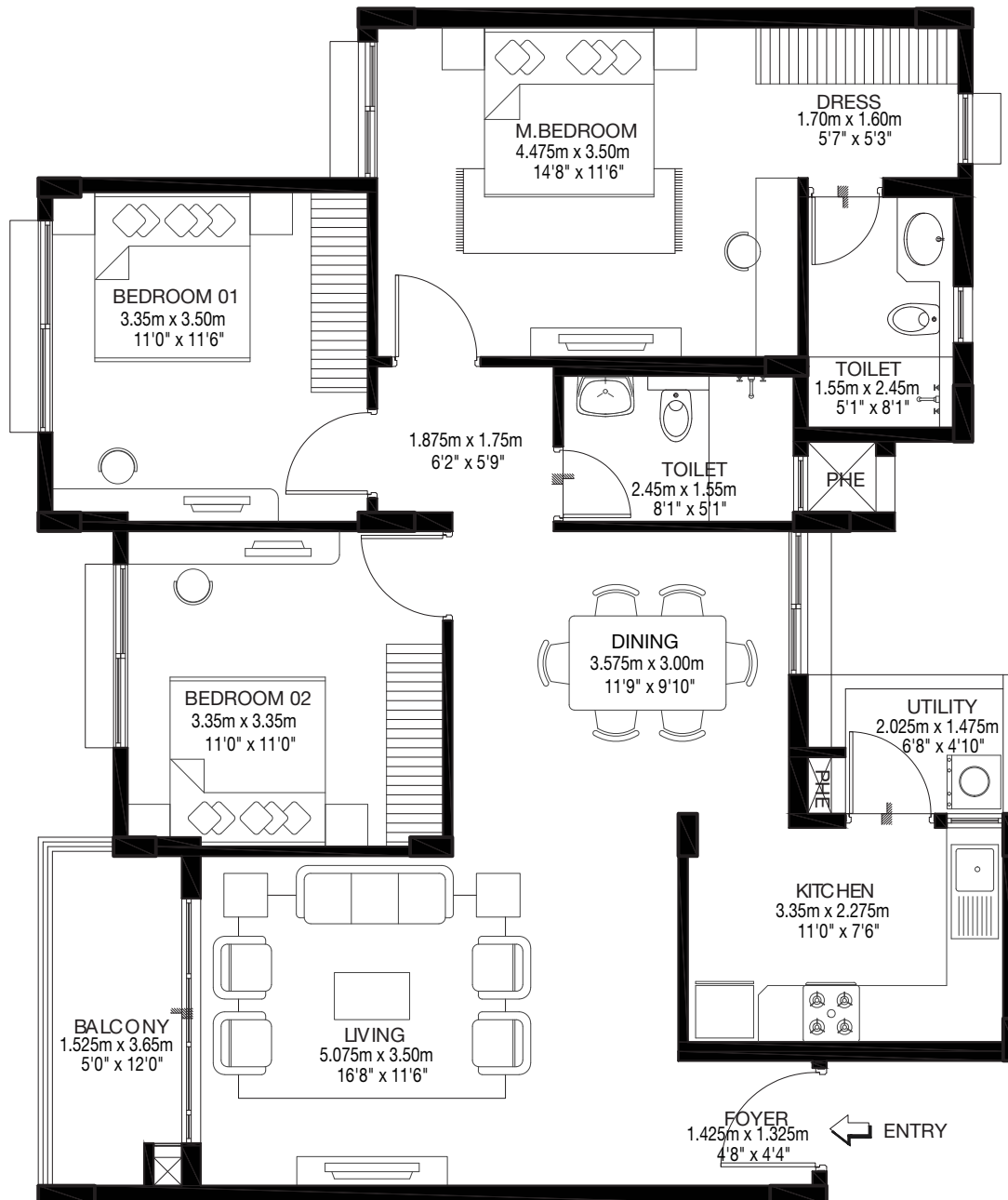
3 BHK COMPACT-TYPE 01

Ground, First ,Second & Third floor
A2-00/01/02/03-02

CARPET AREA: 98.05 sqm / 1055 sqft

BALCONY AREA: 5.31 sqm / 57 sqft

SALABLE AREA: 139.54 sqm / 1502 sqft



Tower A
Model 1

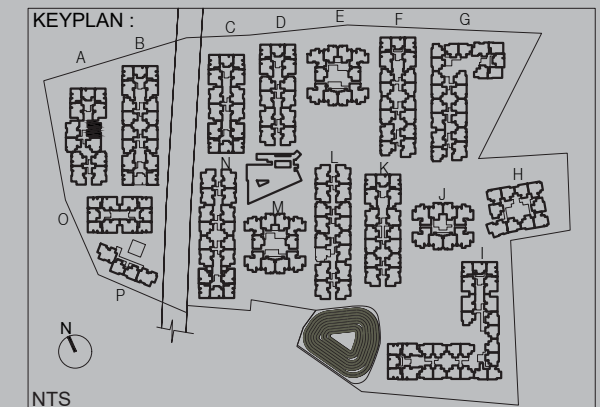
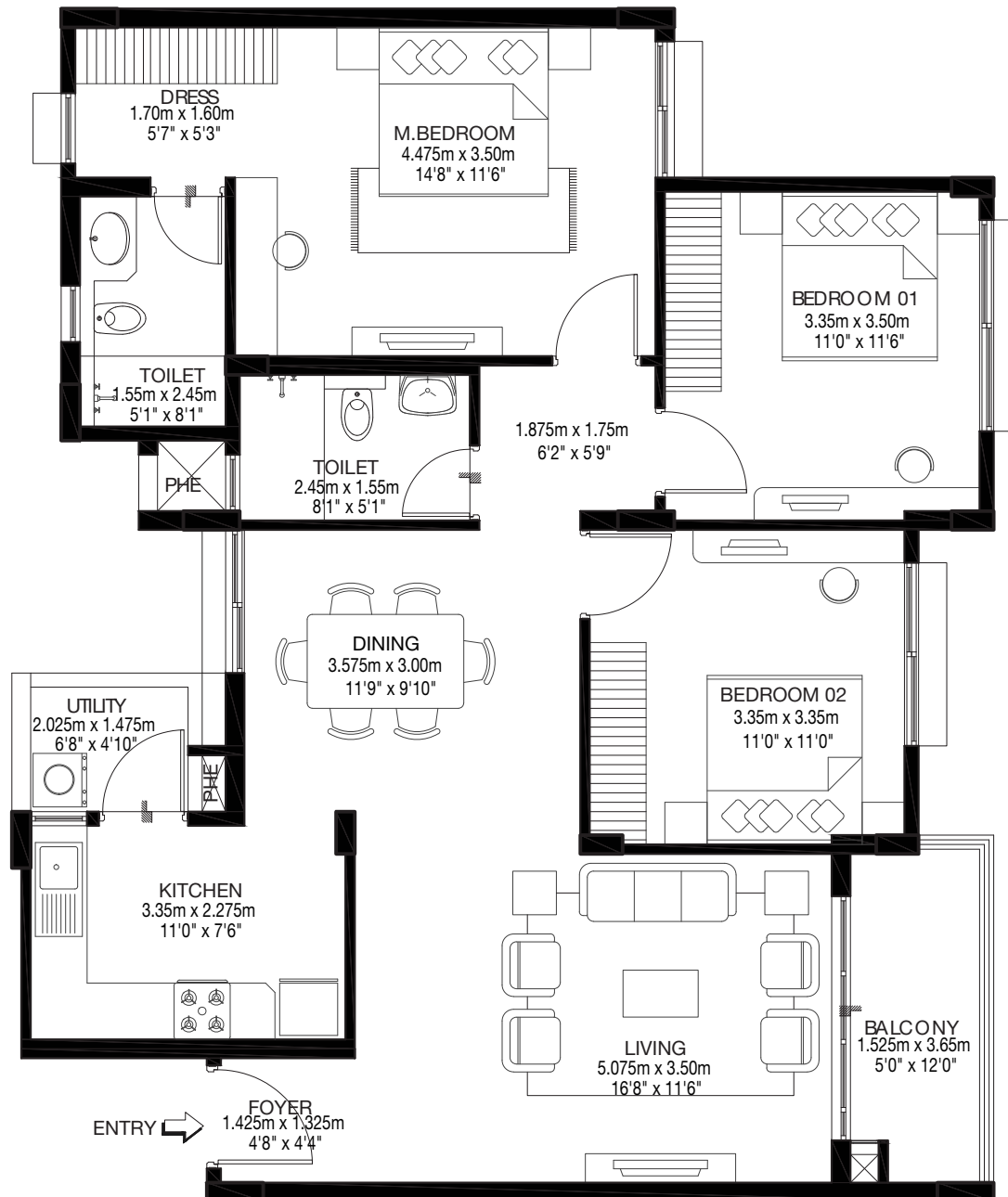
3 BHK COMPACT-TYPE 01

Ground, First ,Second & Third floor
A2-00/01/02/03-03

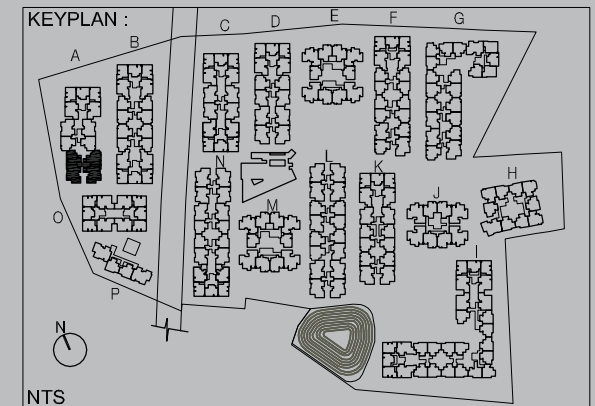
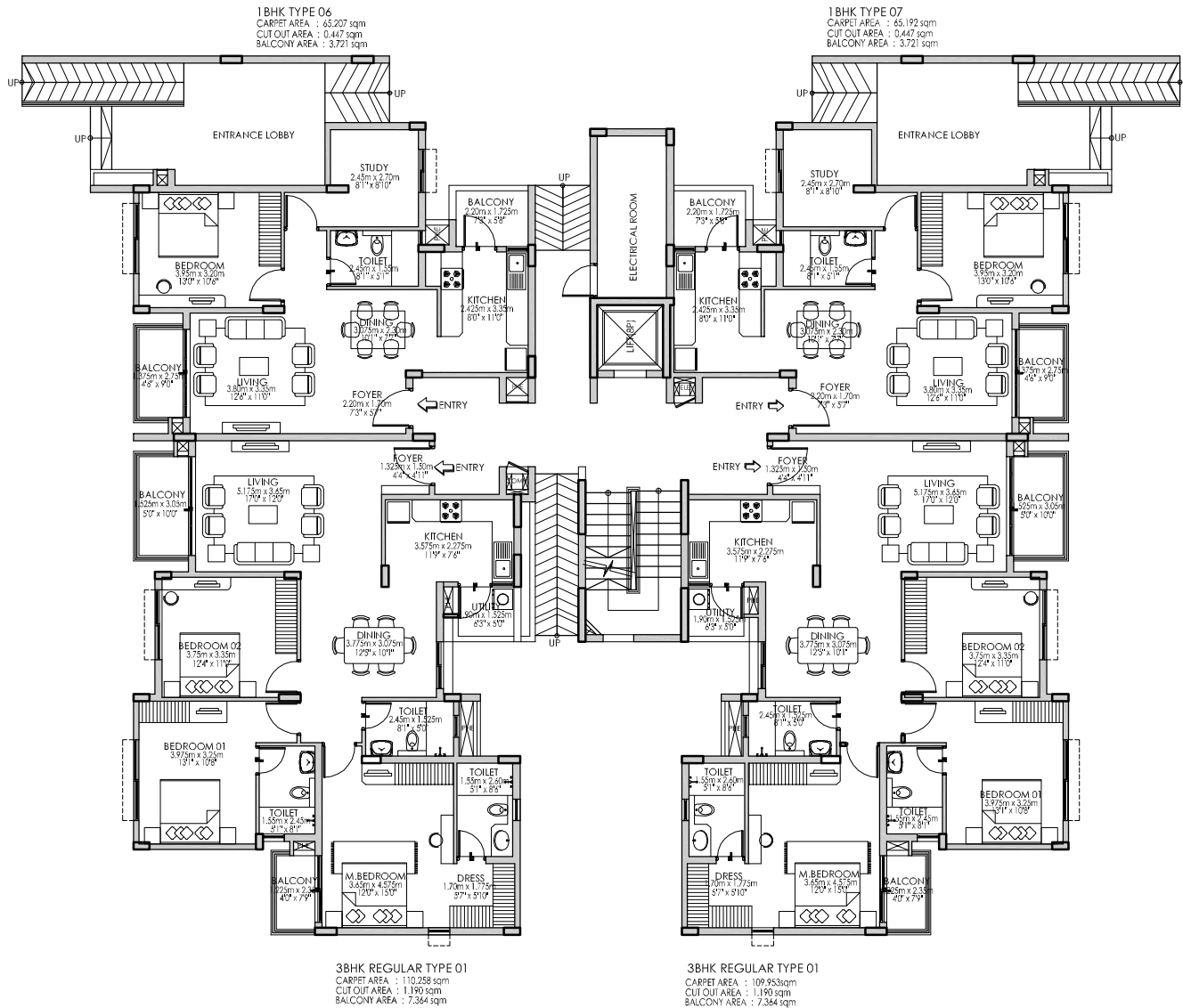
CARPET AREA: 98.05 sqm / 1055 sqft

BALCONY AREA: 5.31 sqm / 57 sqft

SALABLE AREA: 139.54 sqm / 1502 sqft



Tower A Wing - A3 Ground Floor



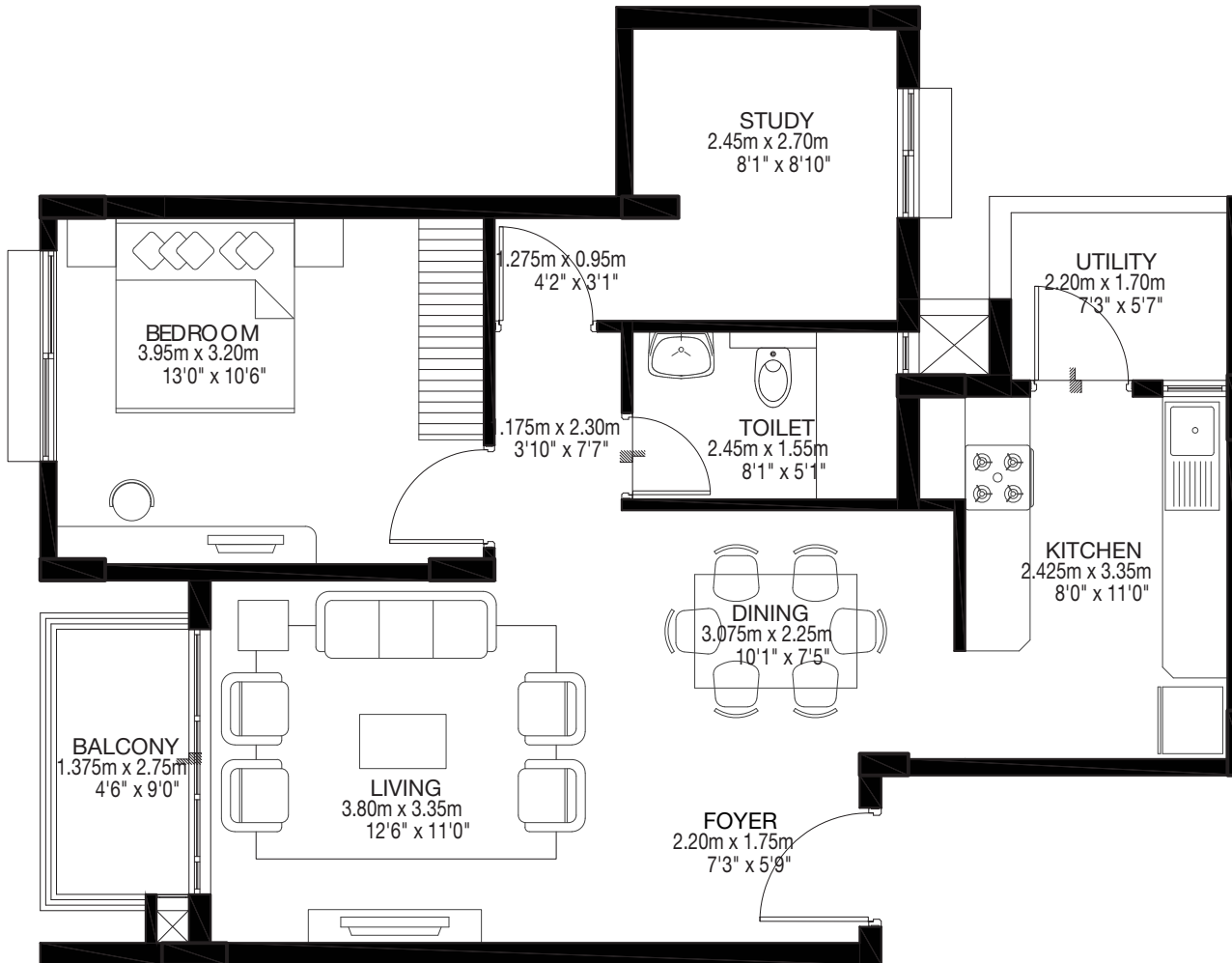
Tower A

Model 1

1 BHK-TYPE 06

Ground floor

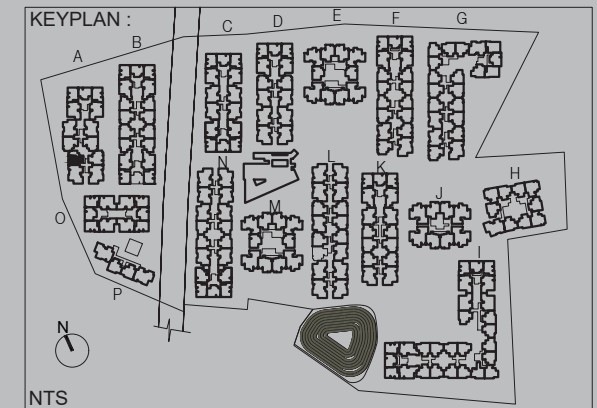
A3-00-02



CARPET AREA: 65.20 sqm / 701 sqft

BALCONY AREA: 3.72 sqm / 40 sqft

SALABLE AREA: 82.59 sqm / 889 sqft



Tower A

Model 1

1 BHK-TYPE 07

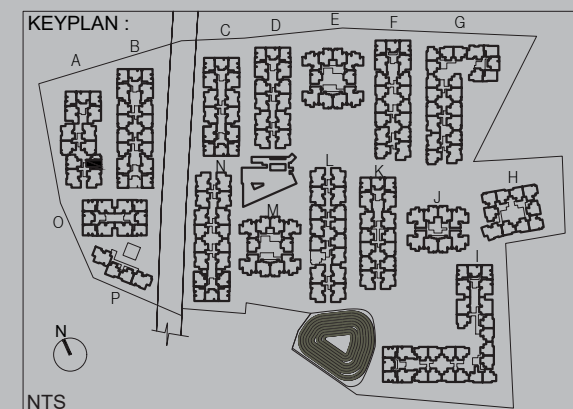
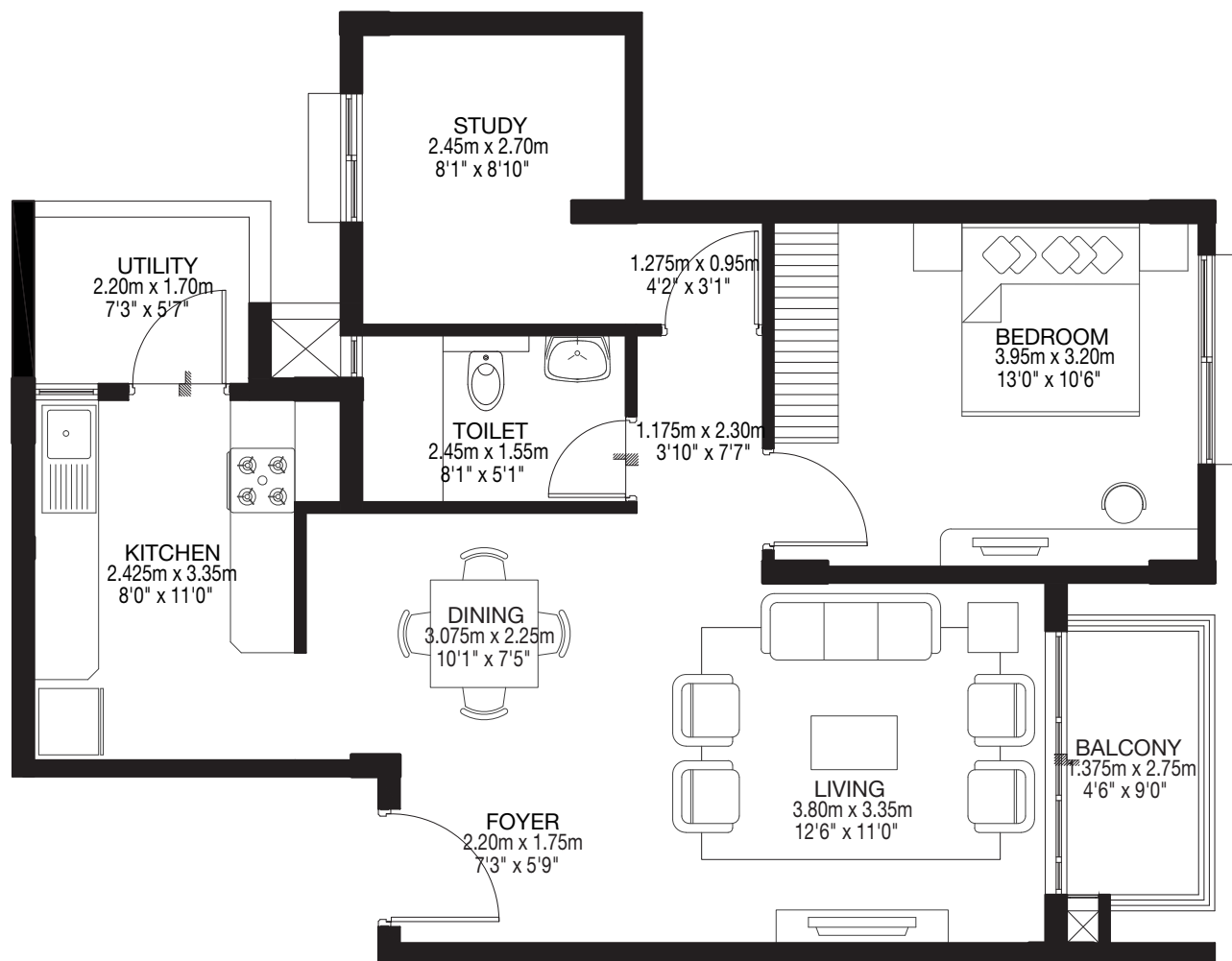
Ground floor

A3-00-03

CARPET AREA: 65.19 sqm / 701 sqft

BALCONY AREA: 3.72 sqm / 40 sqft

SALABLE AREA: 83.06 sqm / 894 sqft



Tower A

Model 1

2 BHK REGULAR-TYPE 04

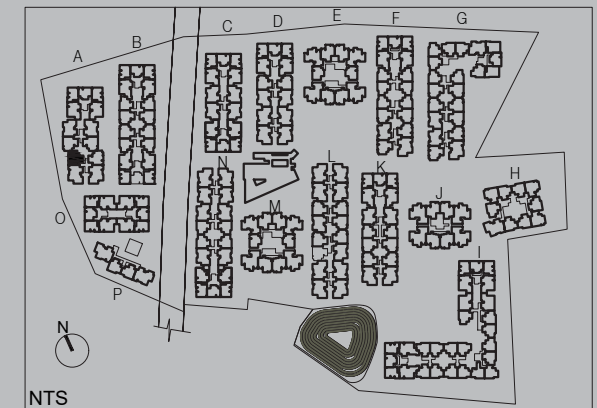
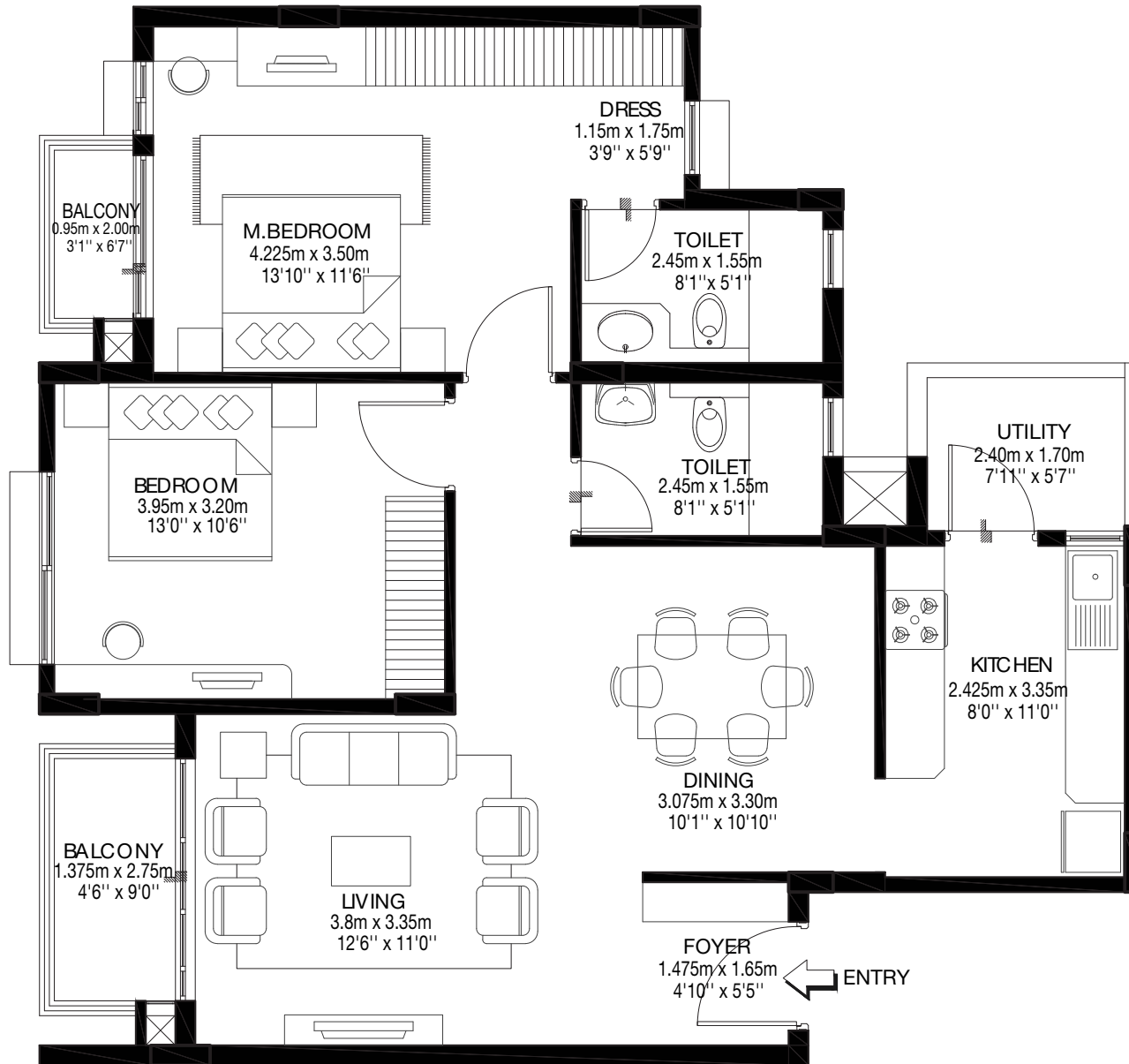
Ground, First, Second & Third floor

A3-01/02/03-02

CARPET AREA: 83.33 sqm / 896 sqft

BALCONY AREA: 5.56 sqm / 69 sqft

SALABLE AREA: 120.31 sqm / 1295 sqft



Tower A

Model 1

2 BHK REGULAR-TYPE 04

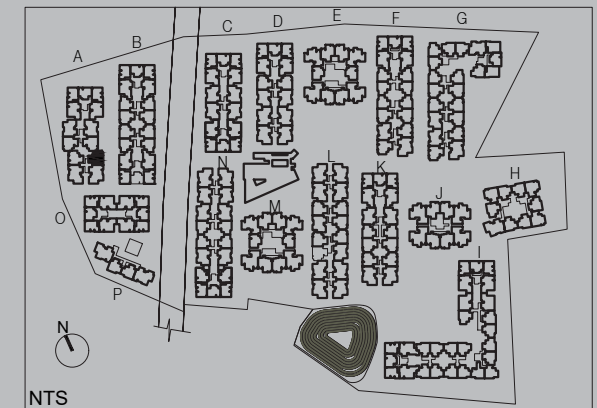
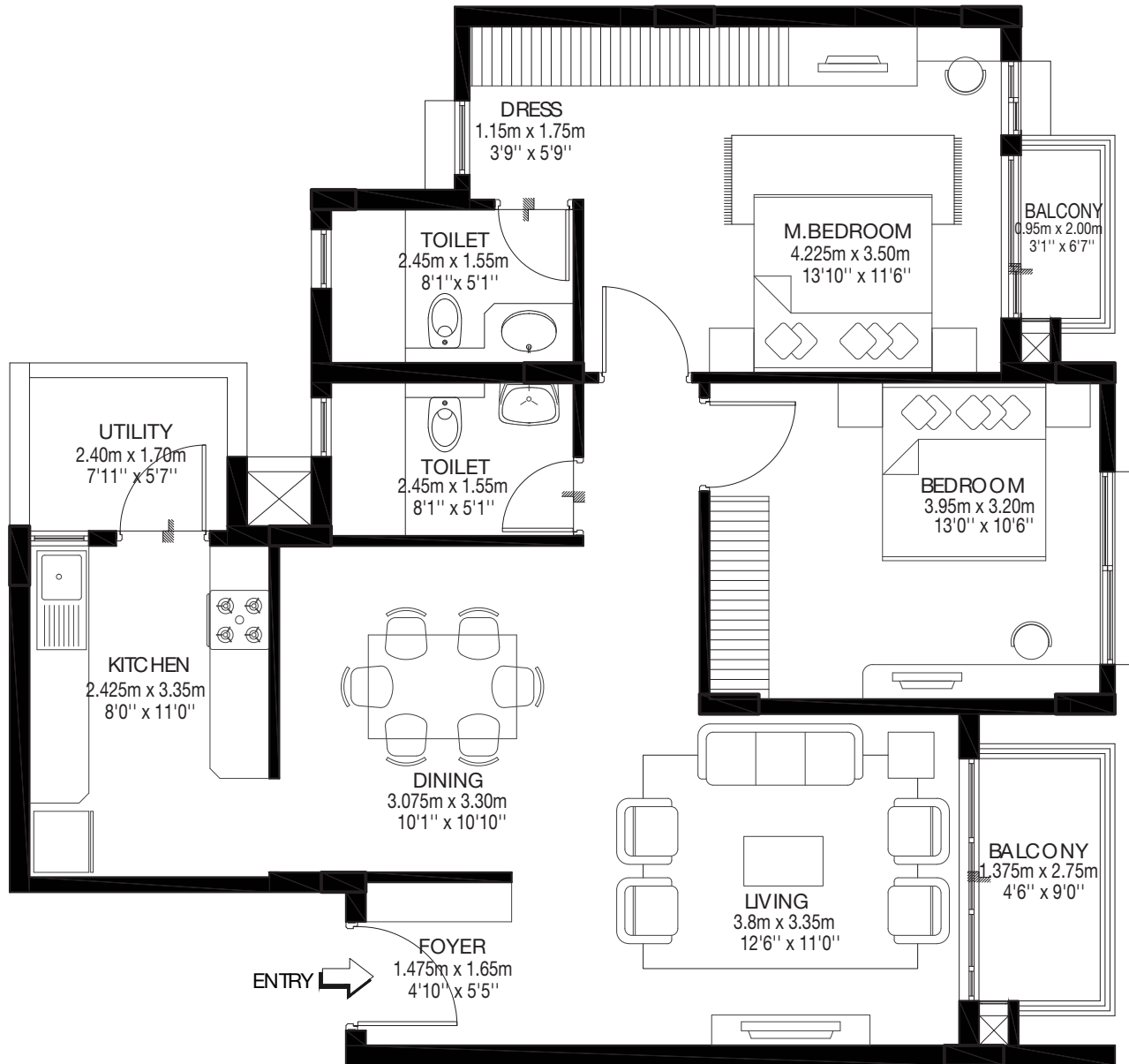
Ground, First, Second & Third floor

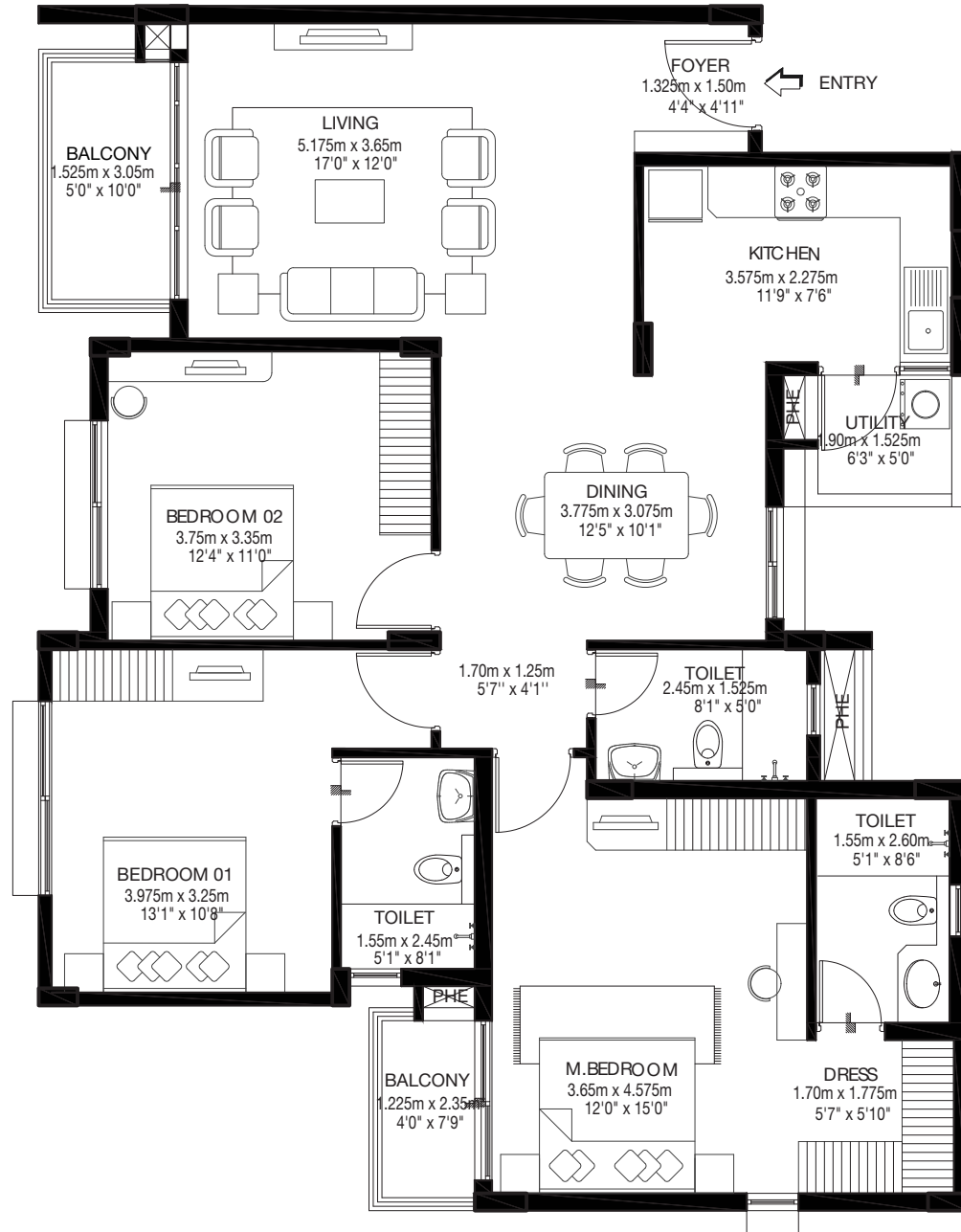
A3-01/02/03-03

CARPET AREA: 83.33 sqm / 896 sqft

BALCONY AREA: 5.56 sqm / 69 sqft

SALABLE AREA: 120.31 sqm / 1295 sqft





Tower A

Model 1

3 BHK REGULAR-TYPE 01

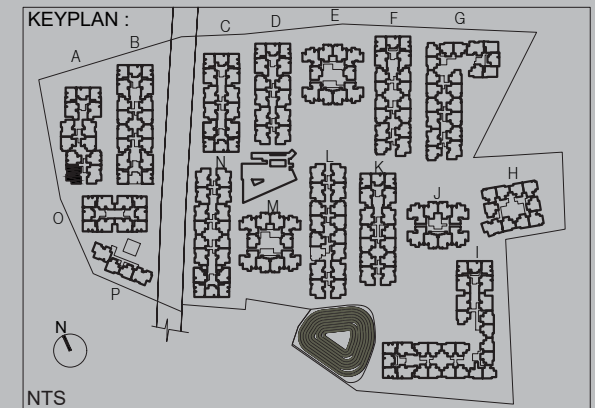
Ground, First ,Second & Third floor

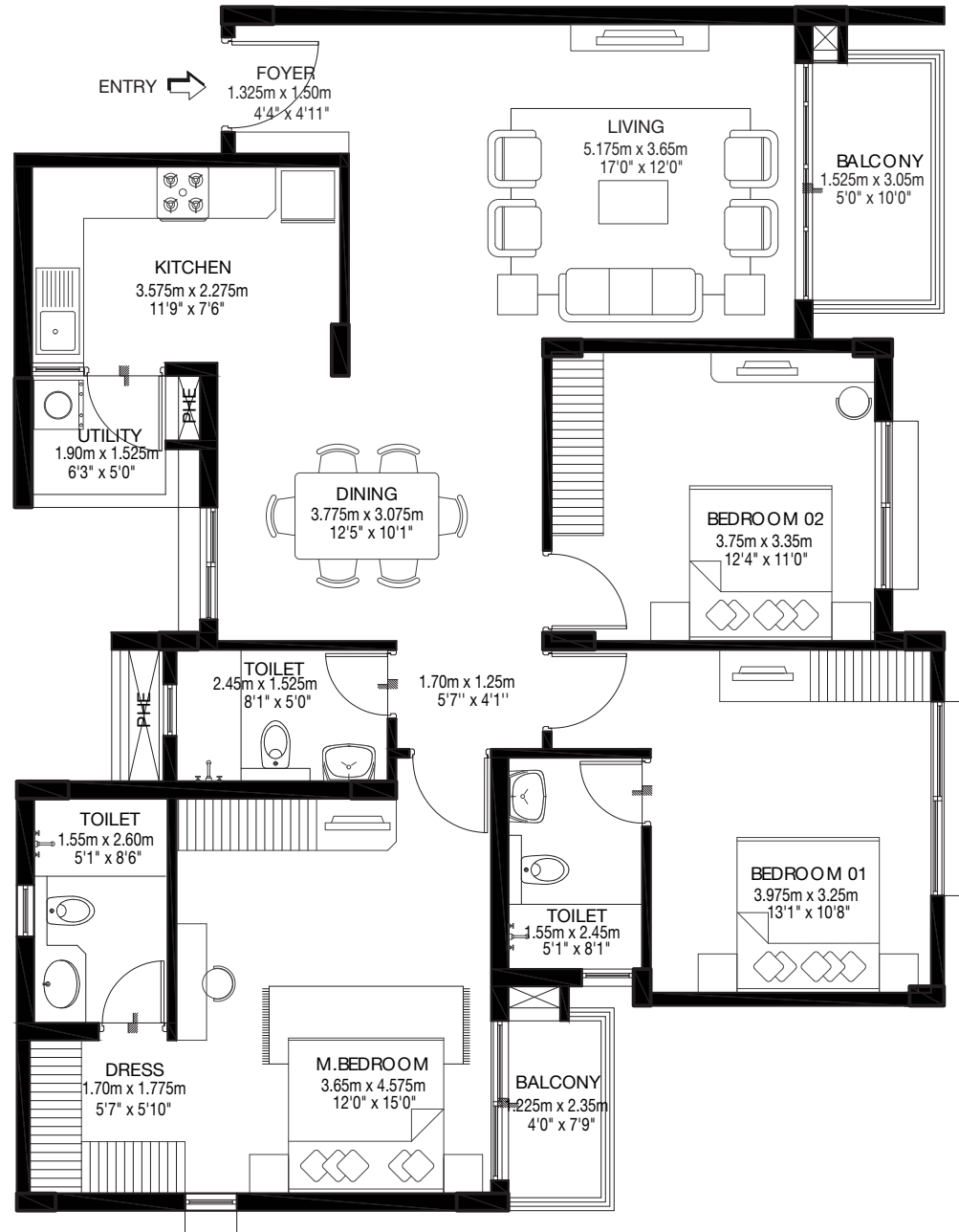
A3-00/01/02/03-01

CARPET AREA: 110.25 sqm / 1186 sqft

BALCONY AREA: 7.36 sqm / 79 sqft

SALABLE AREA: 158.59 sqm / 1707 sqft





Tower A

Model 1

3 BHK REGULAR-TYPE 01

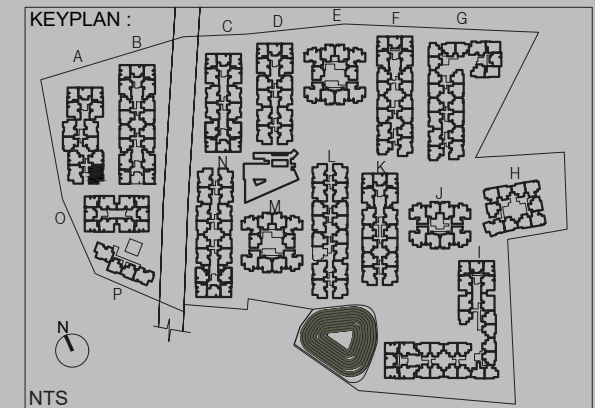
Ground, First, Second & Third floor

A3-00/01/02/03-04

CARPET AREA: 109.95 sqm / 1183 sqft

BALCONY AREA: 7.36 sqm / 79 sqft

SALABLE AREA: 158.59 sqm / 1707 sqft



2BHK COMPACT TYPE 02

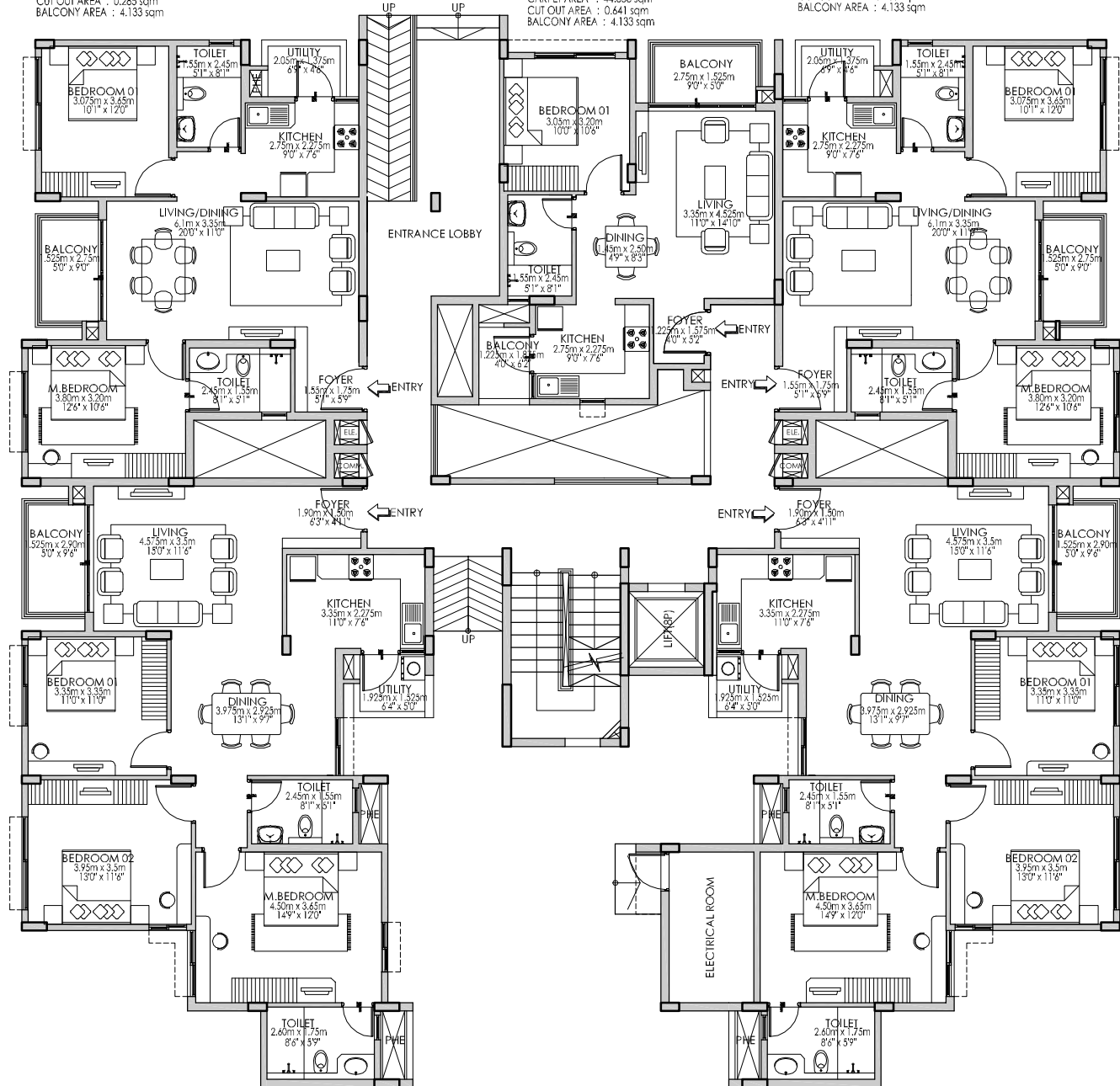
CARPET AREA : 68.171 sqm
CUT OUT AREA : 0.285 sqm
BALCONY AREA : 4.133 sqm

1BHK TYPE 01

CARPET AREA : 44.858 sqm
CUT OUT AREA : 0.641 sqm
BALCONY AREA : 4.133 sqm

2BHK COMPACT TYPE 02

CARPET AREA : 68.143 sqm
CUT OUT AREA : 0.285 sqm
BALCONY AREA : 4.133 sqm



3BHK COMPACT TYPE 03

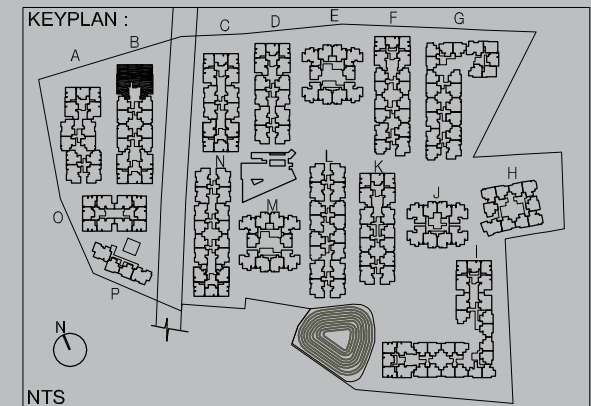
CARPET AREA : 98.138 sqm
CUT OUT AREA : 2.068 sqm
BALCONY AREA : 4.362 sqm

3BHK COMPACT TYPE 03

CARPET AREA : 98.138 sqm
CUT OUT AREA : 2.068 sqm
BALCONY AREA : 4.362 sqm

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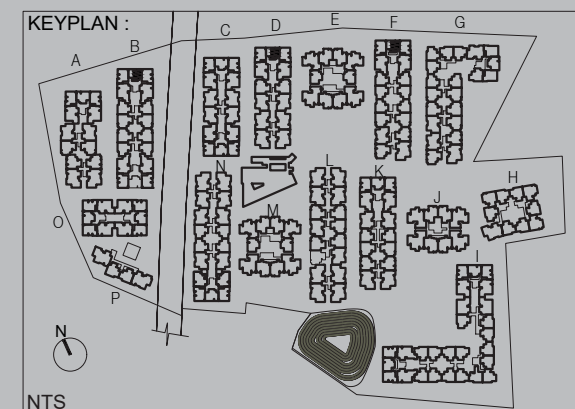
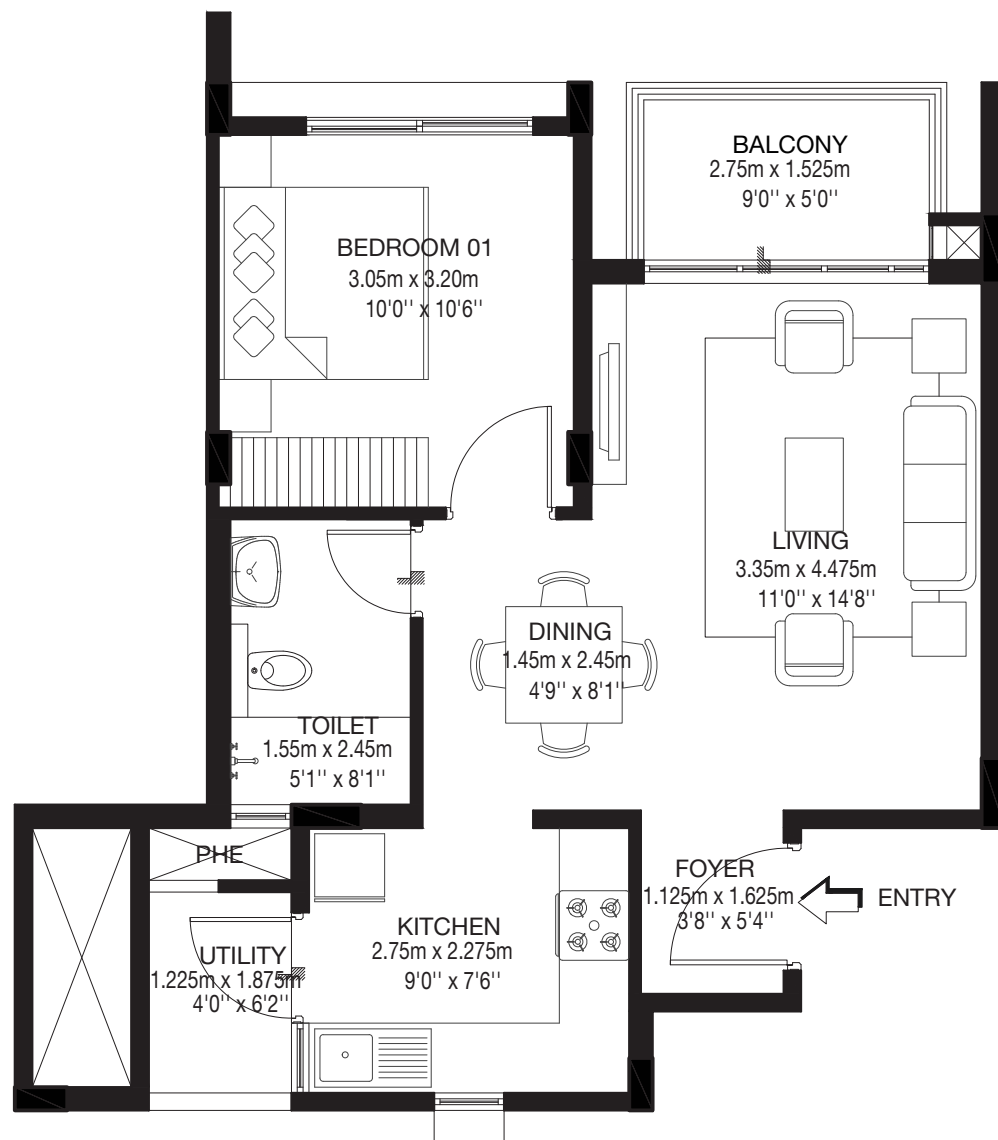
Tower B Wing - B1 Ground Floor



RERA No: PRM/KA/RERA/1251/310/PR/171102/002197
available at <http://rera.karnataka.gov.in>

Tower B
Model 1
1 BHK-TYPE 01
Ground floor
B1-00-03

CARPET AREA: 44.85 sqm / 482 sqft
BALCONY AREA: 4.133 sqm / 44 sqft
SALABLE AREA: 66.15 sqm / 712 sqft



Tower B

Model 1

2 BHK SMALL-TYPE 01

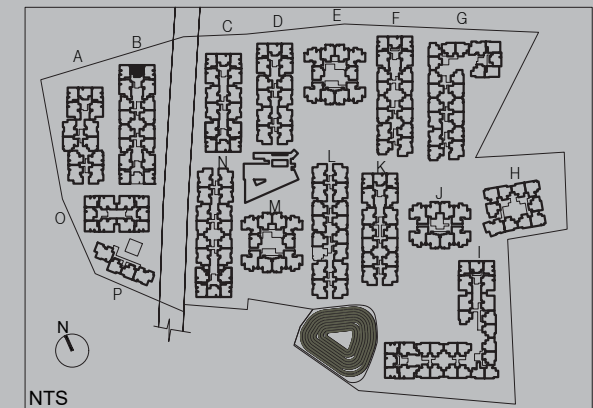
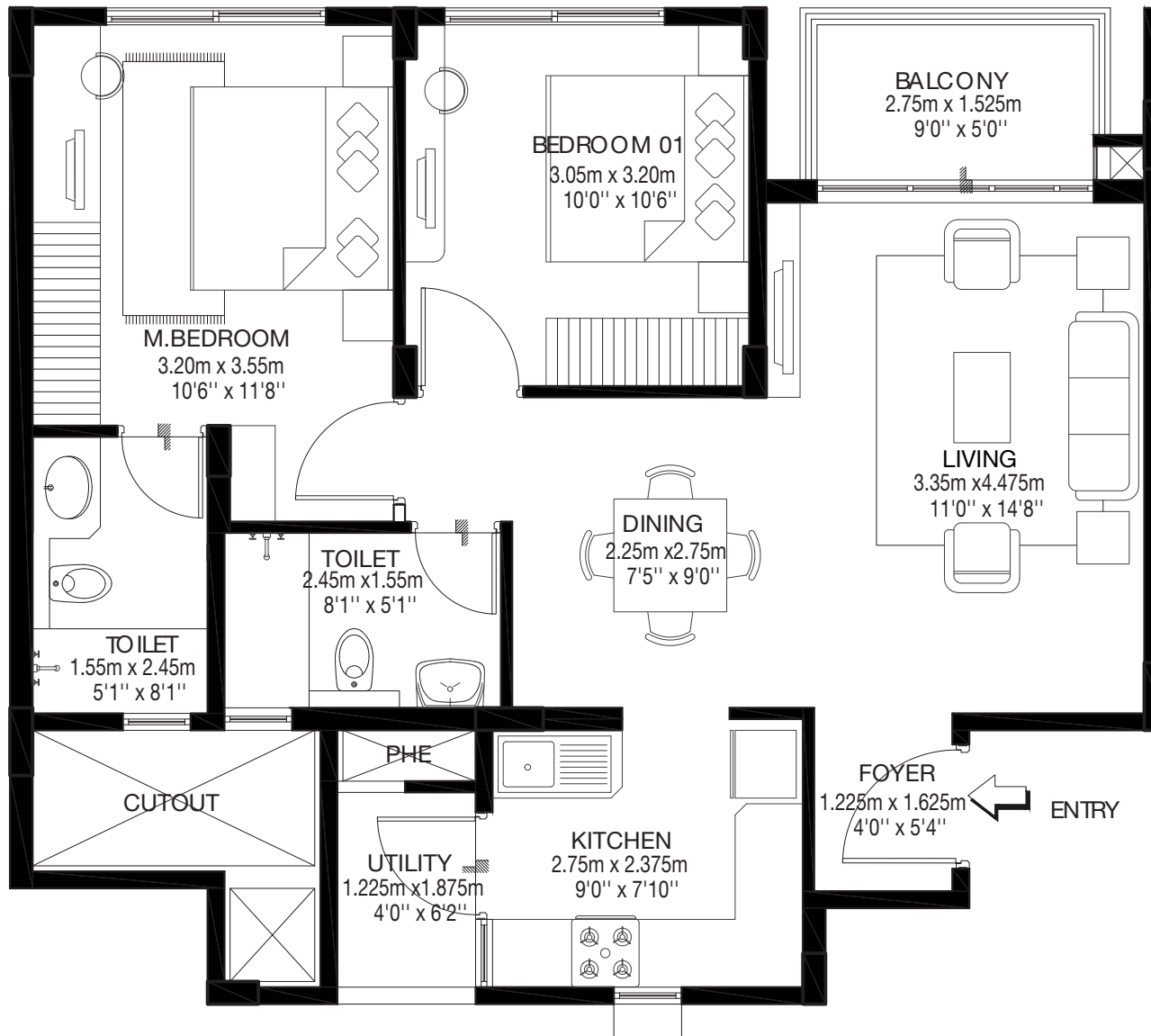
First, Second & Third floor

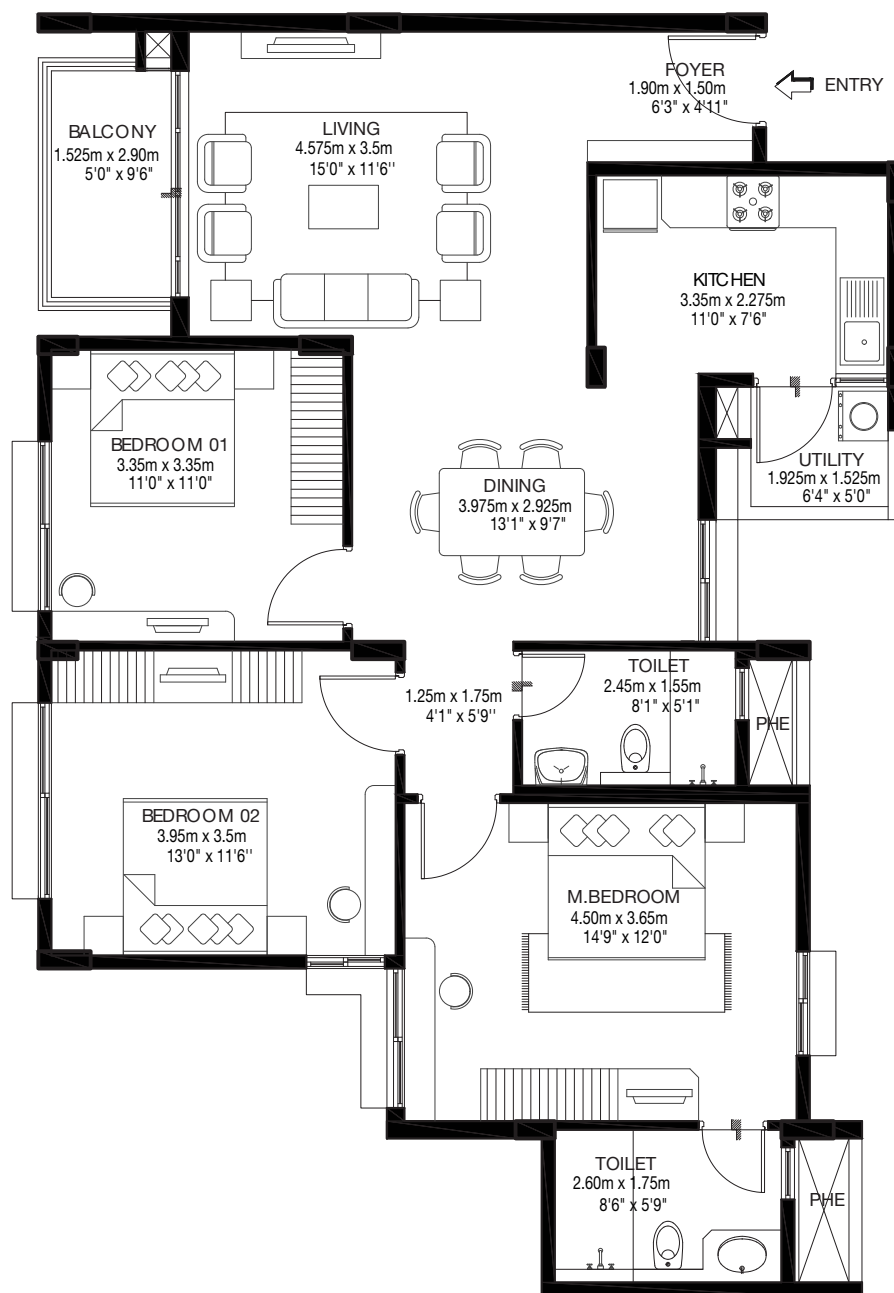
B1-01/02/03-03

CARPET AREA: 65.86 sqm / 708 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 94.67 sqm / 1019 sqft





Tower B

Model 1

3 BHK COMPACT-TYPE 03

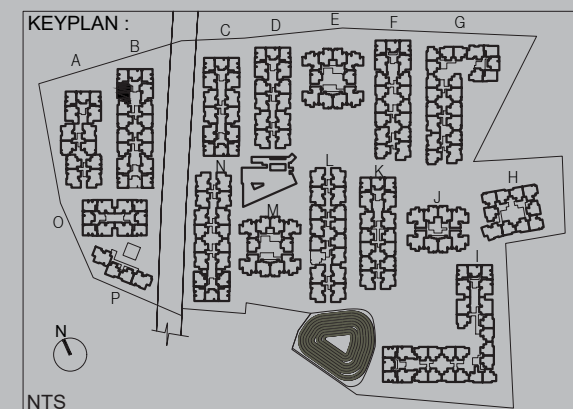
Ground, First, Second & Third floor

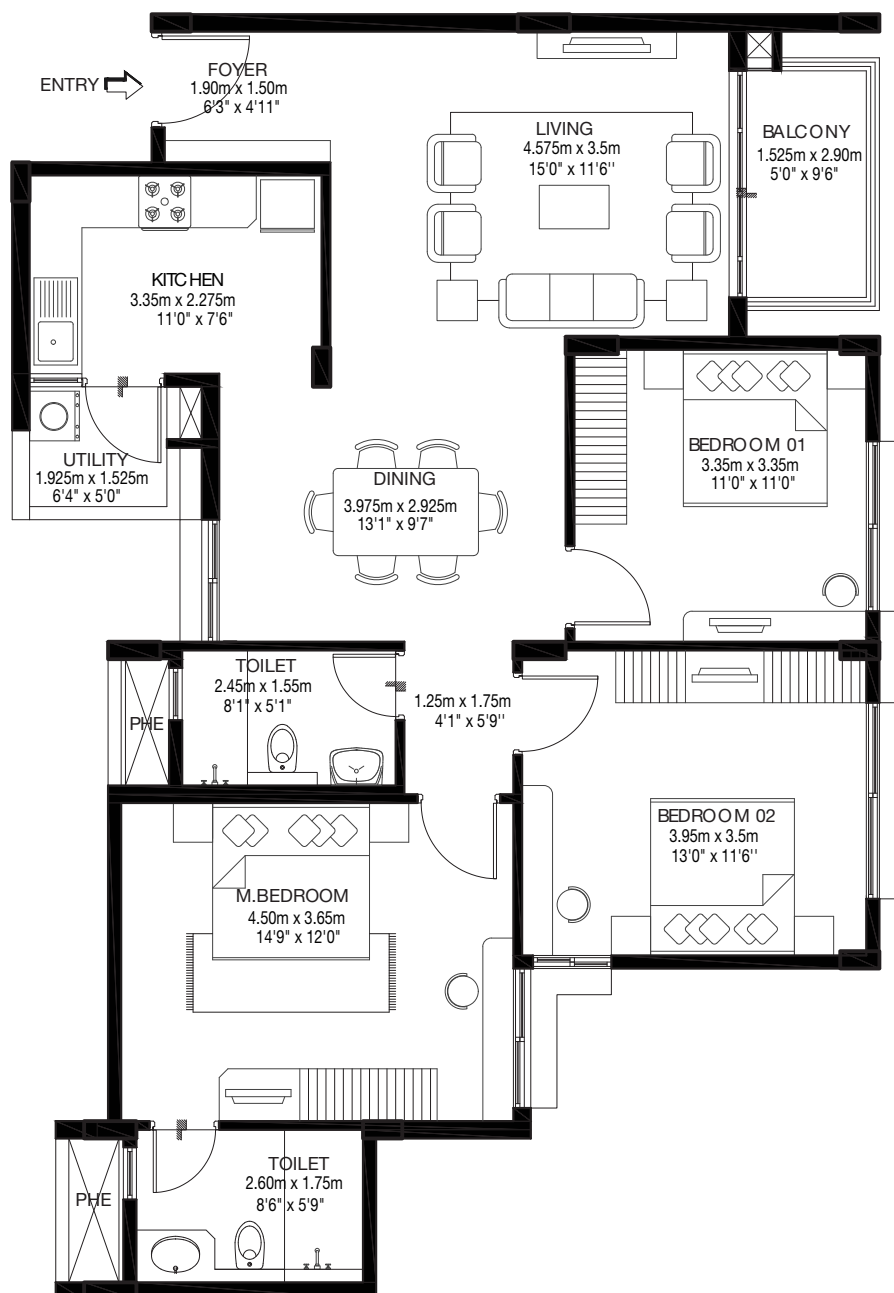
B1-00/01/02/03-01

CARPET AREA: 98.13 sqm / 1056 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 138.70 sqm / 1493 sqft





Tower B

Model 1

3 BHK COMPACT-TYPE 03

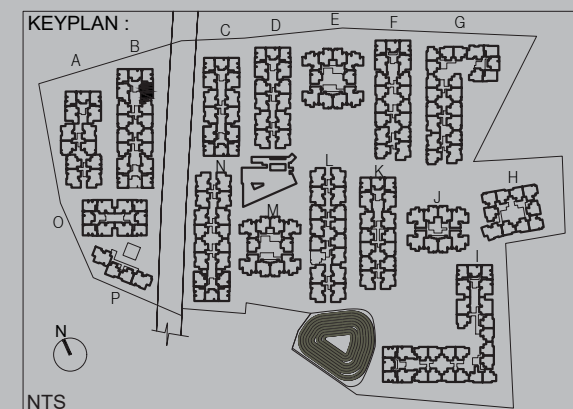
Ground floor

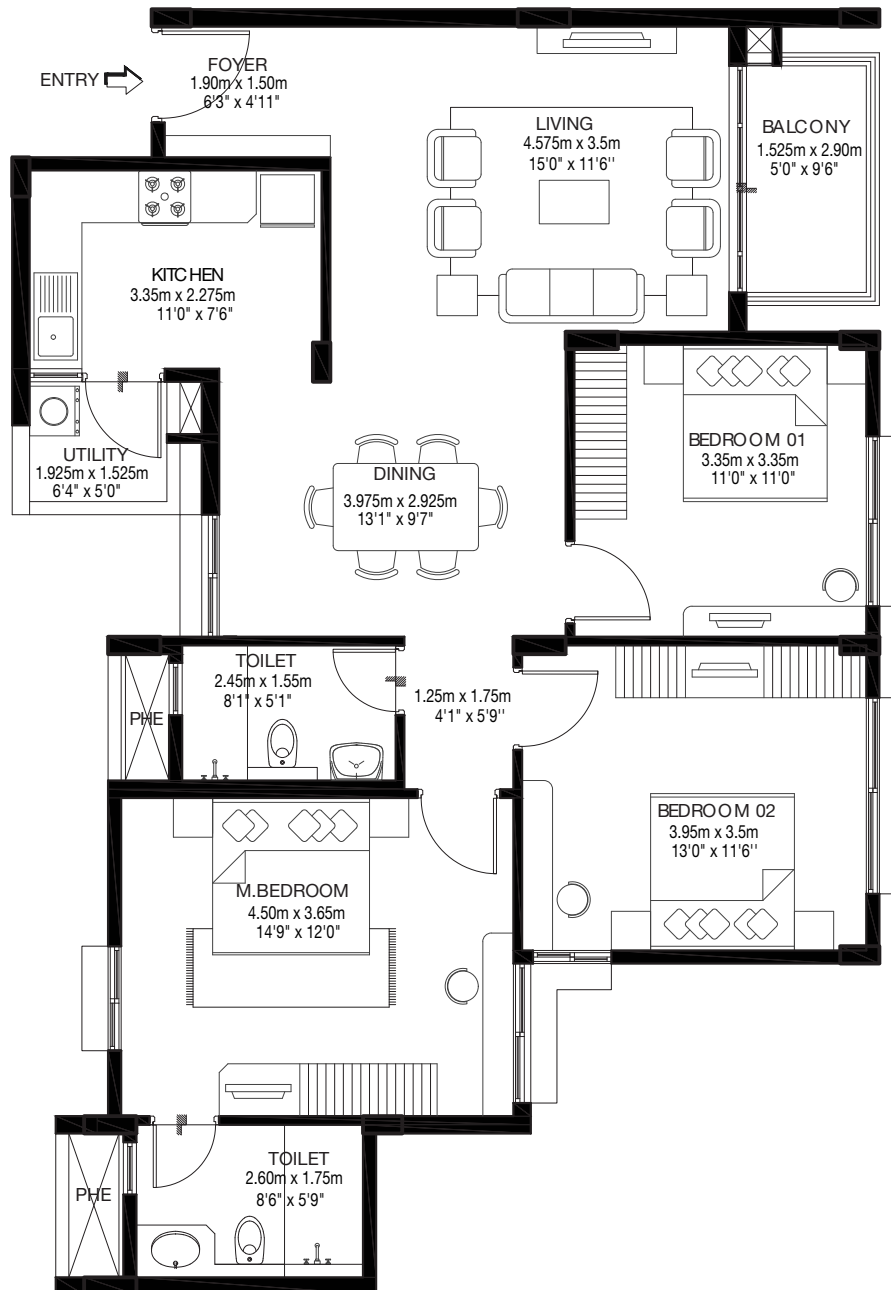
B1-00-05

CARPET AREA: 98.13 sqm / 1056 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 138.70 sqm / 1493 sqft





Tower B

Model 1

3 BHK COMPACT-TYPE 03

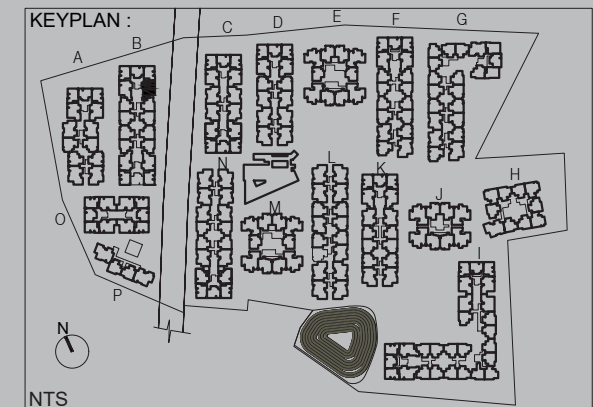
First, Second & Third floor

B1-01/02/03-05

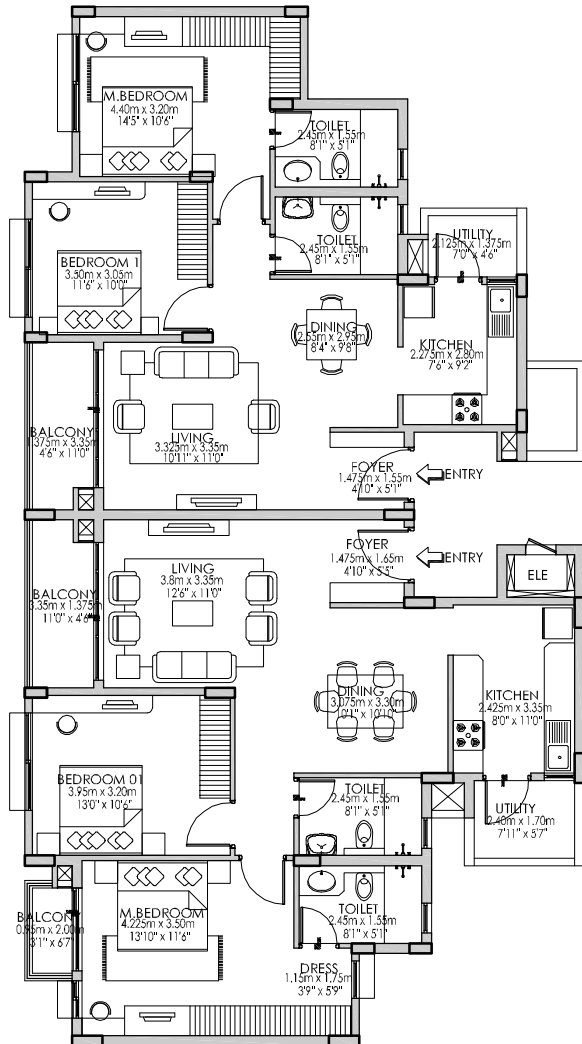
CARPET AREA: 98.13 sqm / 1056 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

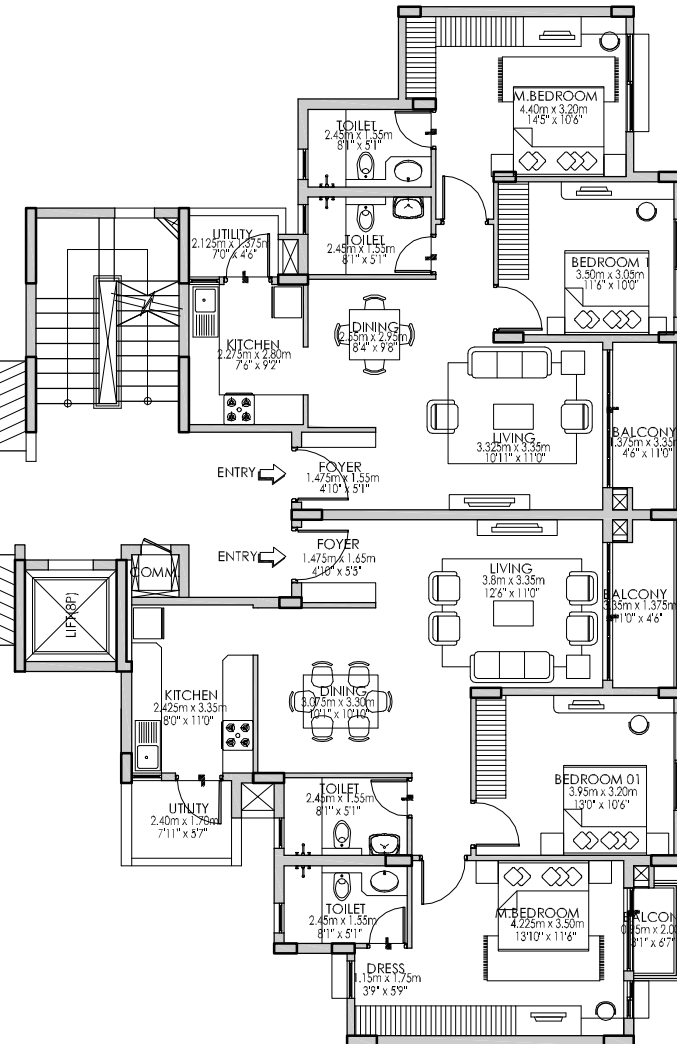
SALABLE AREA: 138.70 sqm / 1493 sqft



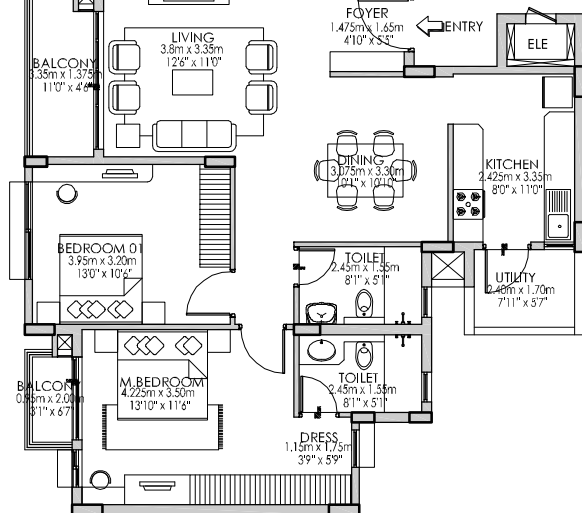
2BHK COMPACT TYPE 01
 CARPET AREA : 70.419 sqm
 CUT OUT AREA : 0.300 sqm
 BALCONY AREA : 4.426 sqm



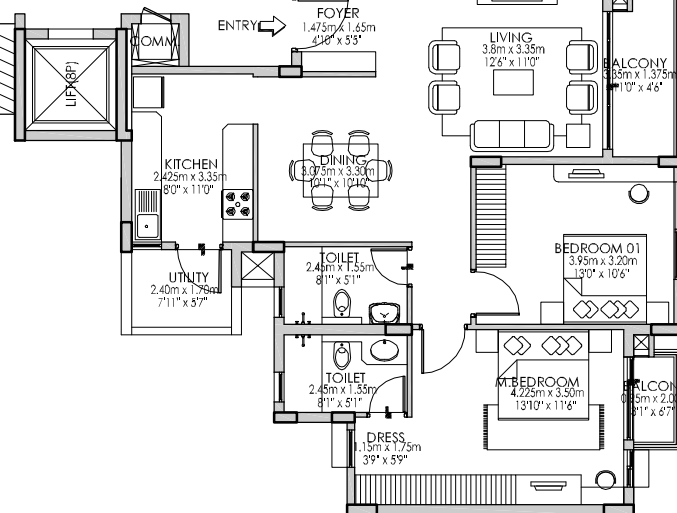
2BHK COMPACT TYPE 01
 CARPET AREA : 70.154 sqm
 CUT OUT AREA : 0.300 sqm
 BALCONY AREA : 4.426 sqm



2BHK REGULAR TYPE 01
 CARPET AREA : 83.401 sqm
 CUT OUT AREA : 0.537 sqm
 BALCONY AREA : 6.266 sqm



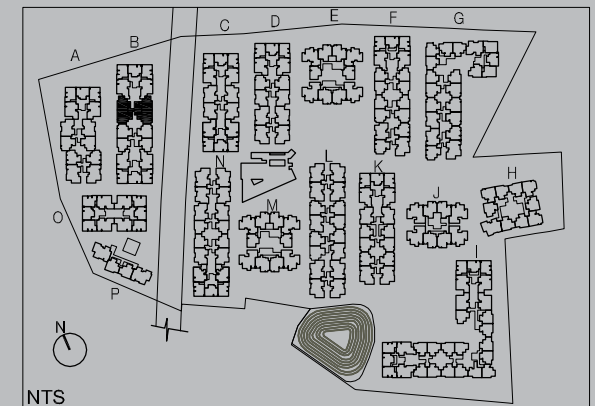
2BHK REGULAR TYPE 01
 CARPET AREA : 83.401 sqm
 CUT OUT AREA : 0.537 sqm
 BALCONY AREA : 6.266 sqm



Tower B

Wing - B2

Ground Floor



Tower B

Model 1

2 BHK COMPACT-TYPE 01

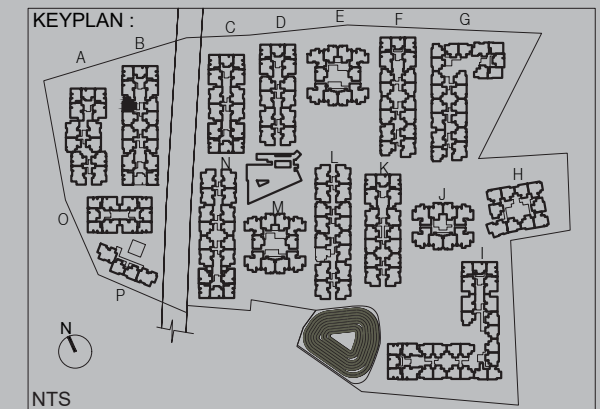
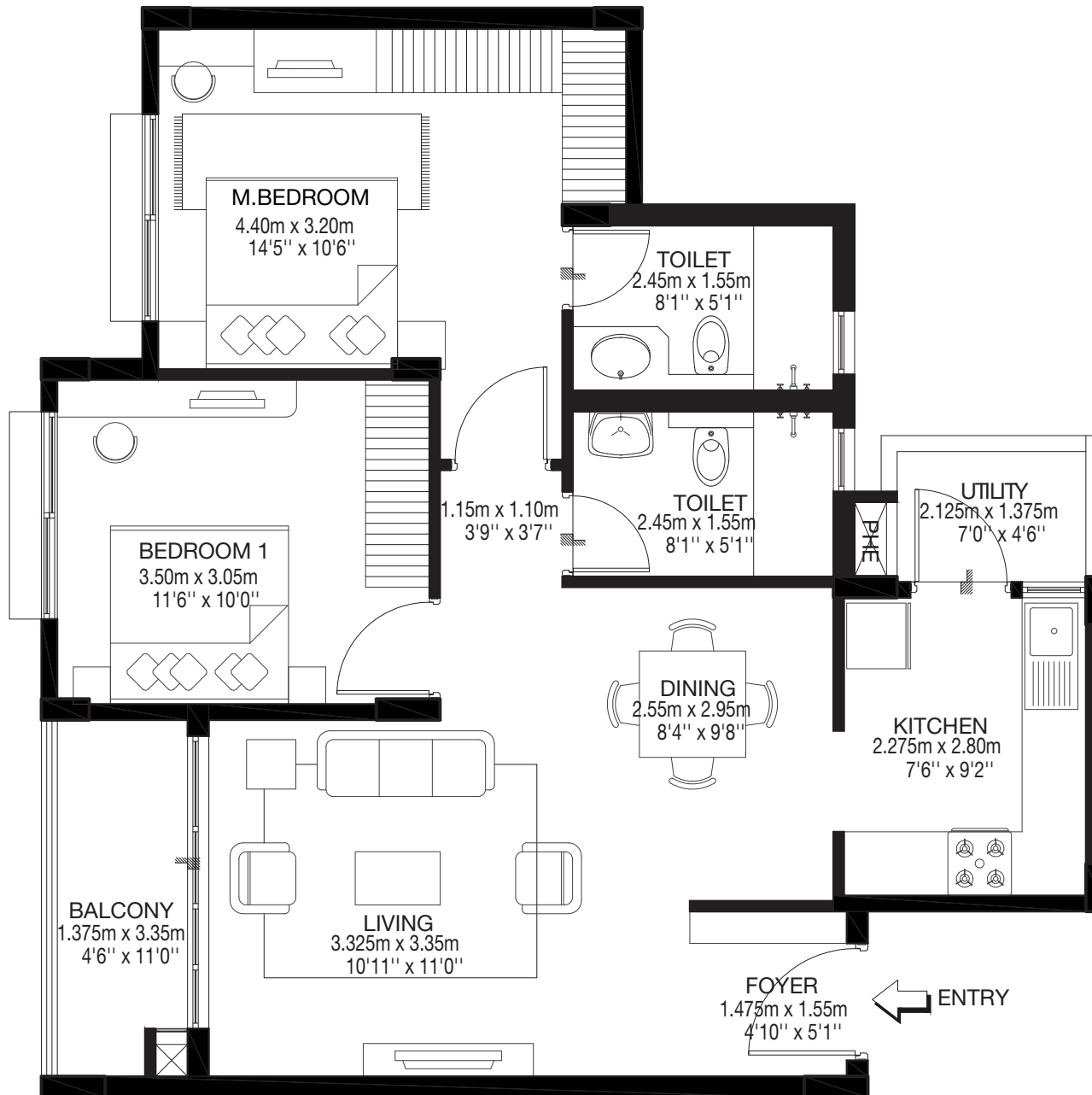
Ground, First, Second & Third floor

B2-00/01/02/03-02

CARPET AREA: 70.41 sqm / 757 sqft

BALCONY AREA: 4.42 sqm / 47 sqft

SALABLE AREA: 101.26 sqm / 1090 sqft



Tower B

Model 1

2 BHK COMPACT-TYPE 01

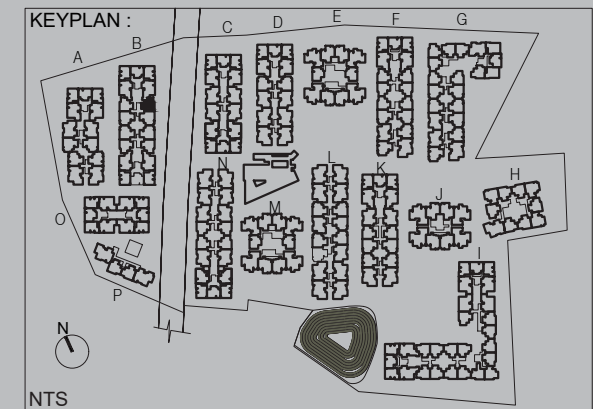
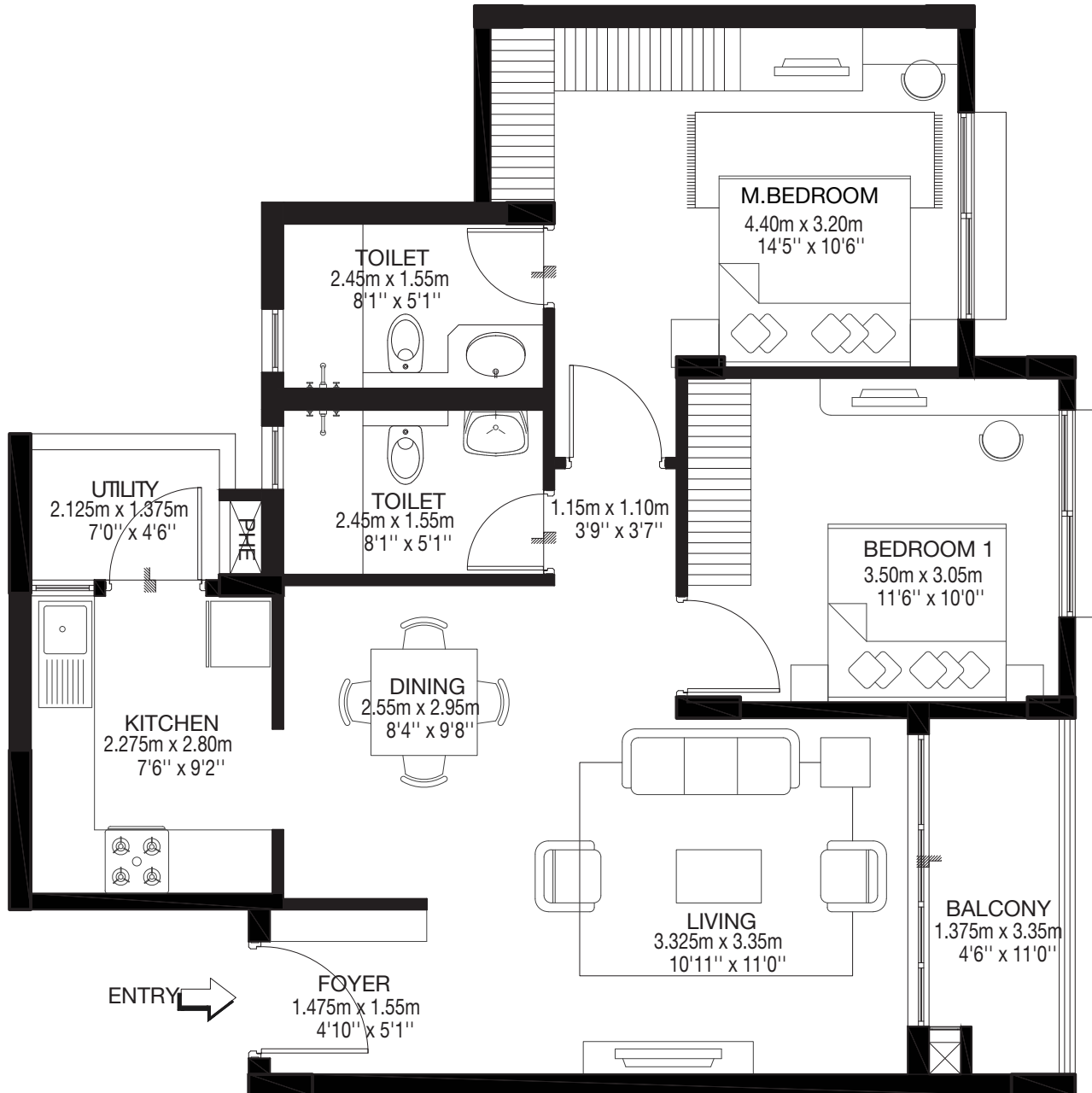
Ground, First, Second & Third floor

B2-00/01/02/03-03

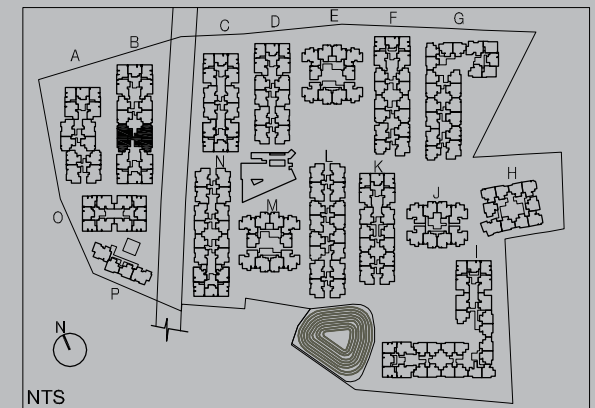
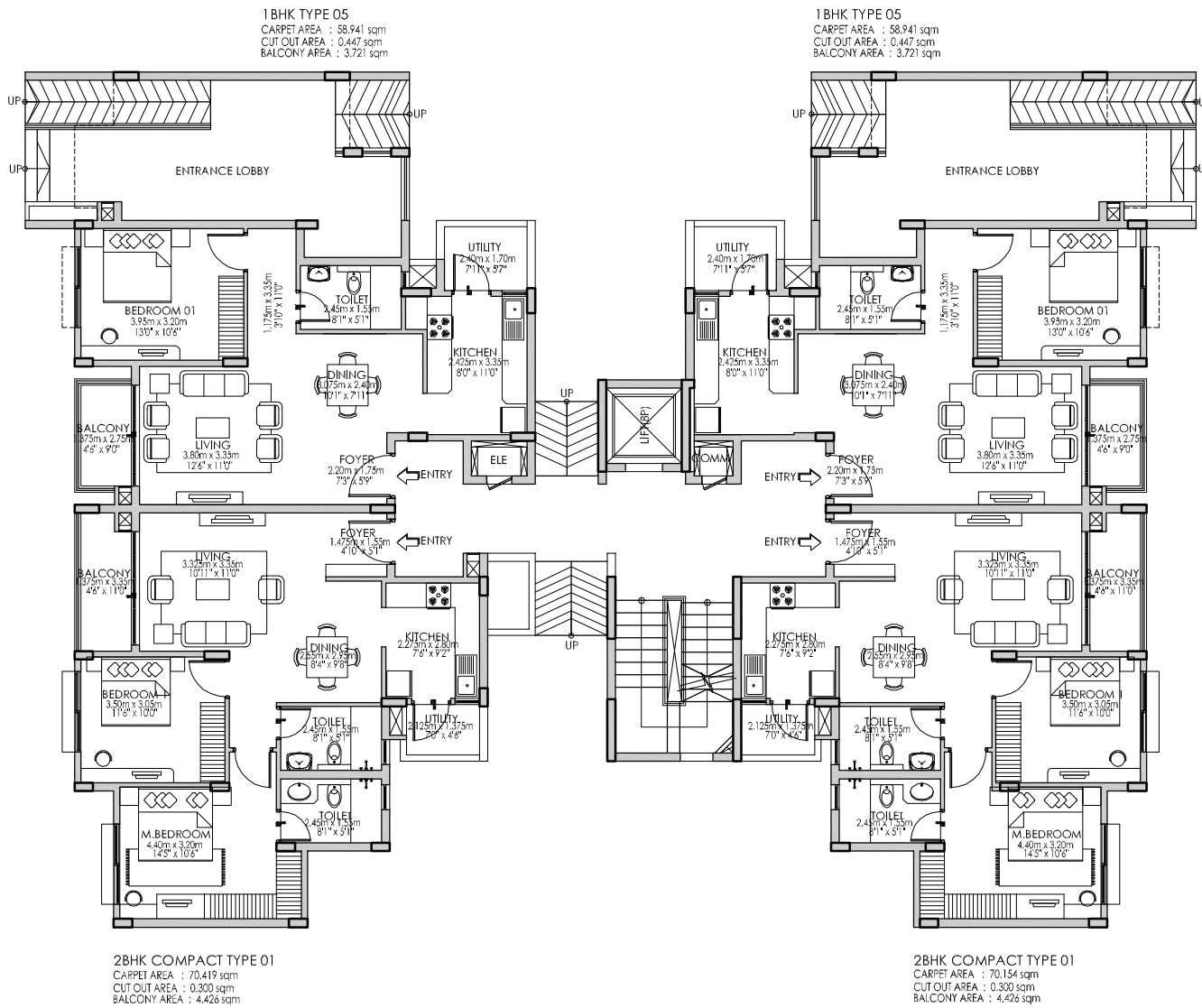
CARPET AREA: 70.41 sqm / 757 sqft

BALCONY AREA: 4.42 sqm / 47 sqft

SALABLE AREA: 101.26 sqm / 1090 sqft



Tower B Wing - B3 Ground Floor



Tower B

Model 1

1 BHK-TYPE 05

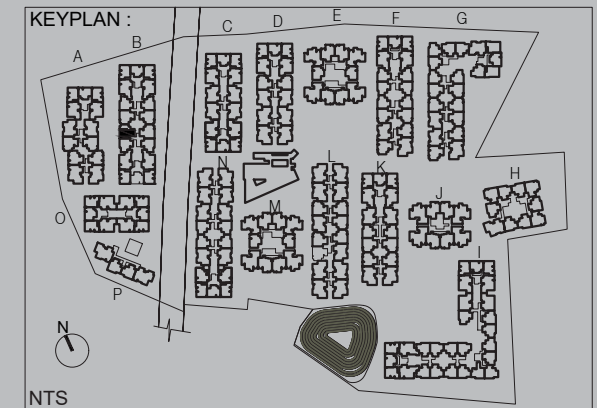
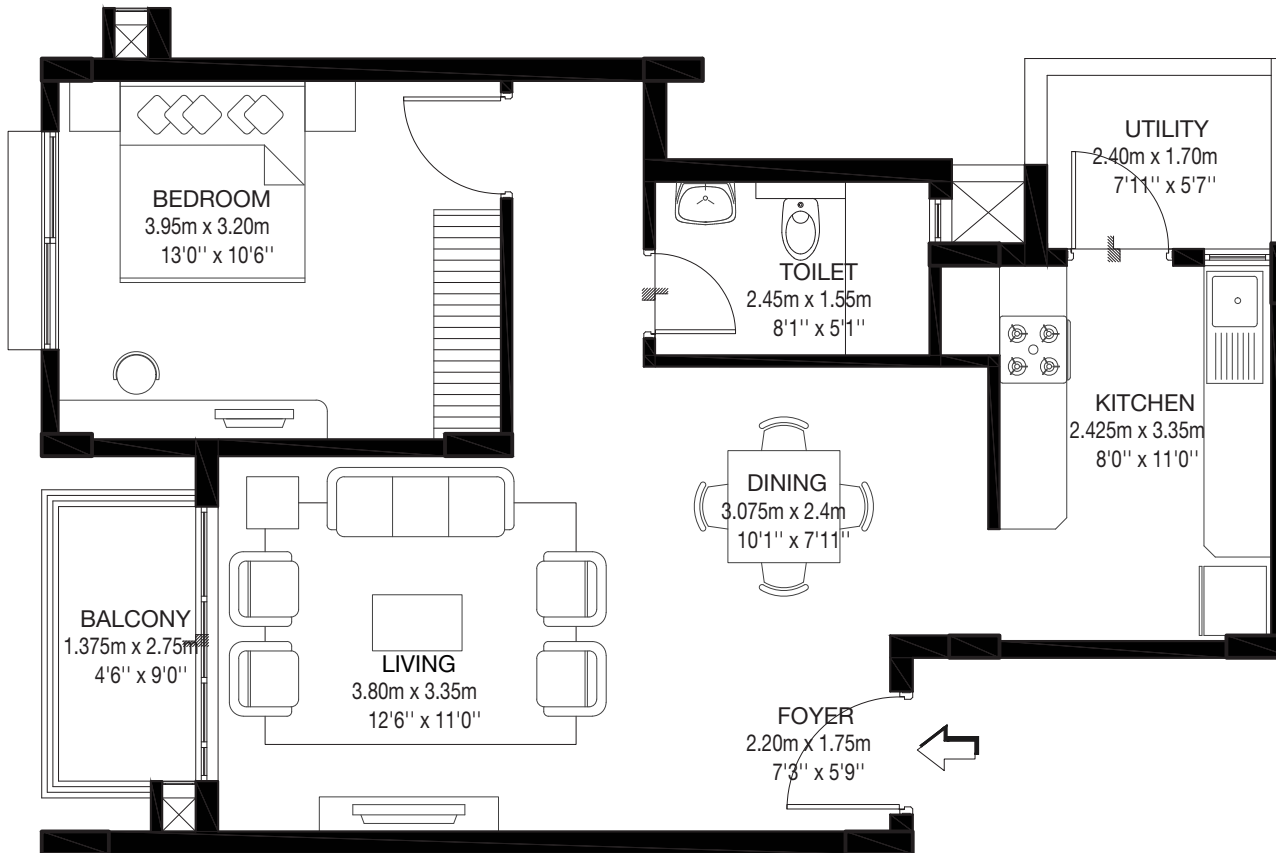
Ground floor

B3-00-02

CARPET AREA: 58.94 sqm / 634 sqft

BALCONY AREA: 3.72 sqm / 40 sqft

SALABLE AREA: 84.36 sqm / 908 sqft



Tower B

Model 1

1 BHK-TYPE 05

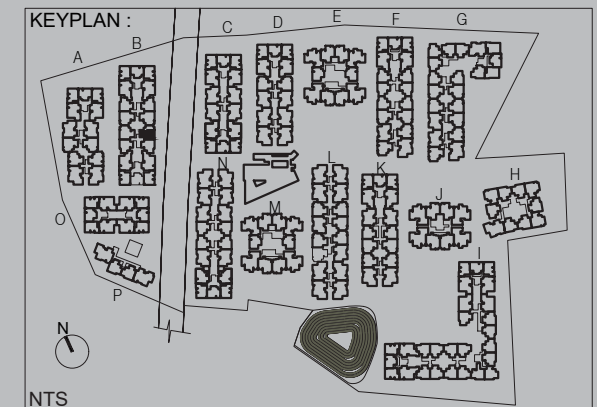
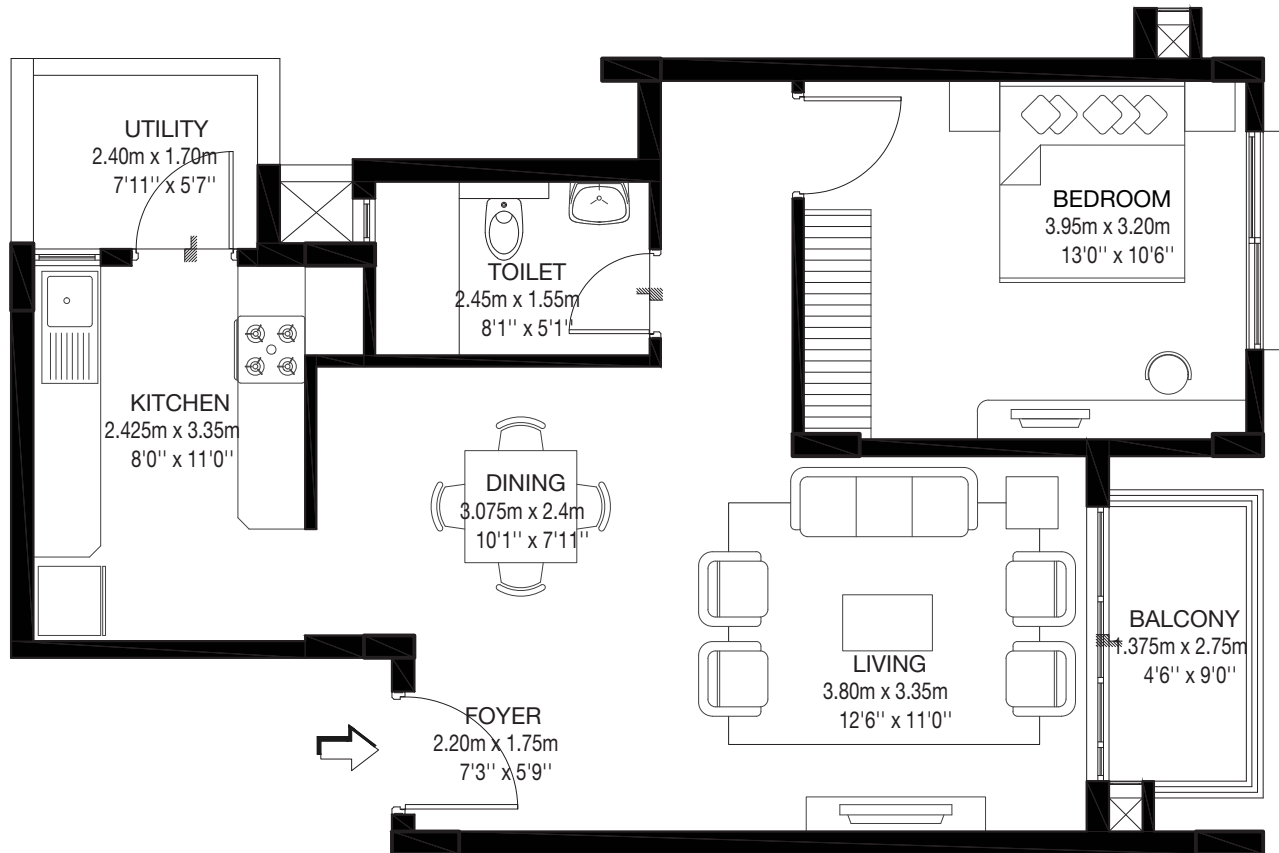
Ground floor

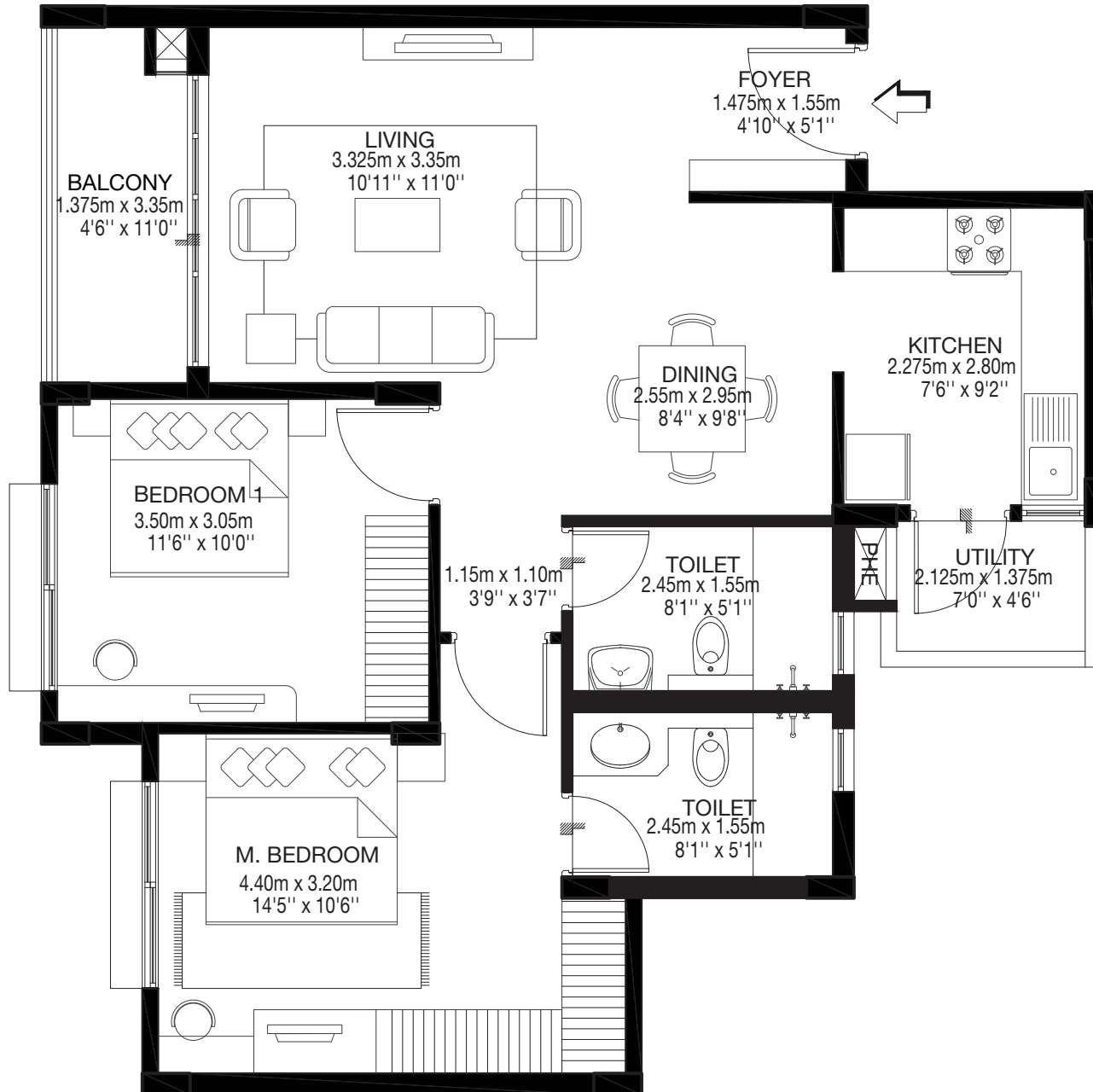
B3-00-03

CARPET AREA: 58.94 sqm / 634 sqft

BALCONY AREA: 3.72 sqm / 40 sqft

SALABLE AREA: 84.36 sqm / 908 sqft





Tower B

Model 1

2 BHK COMPACT-TYPE 01

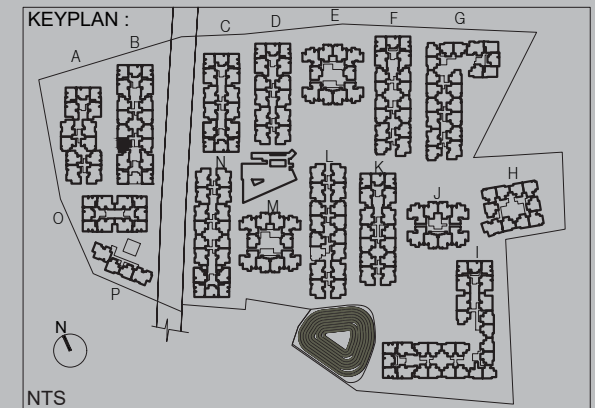
Ground, First, Second & Third floor

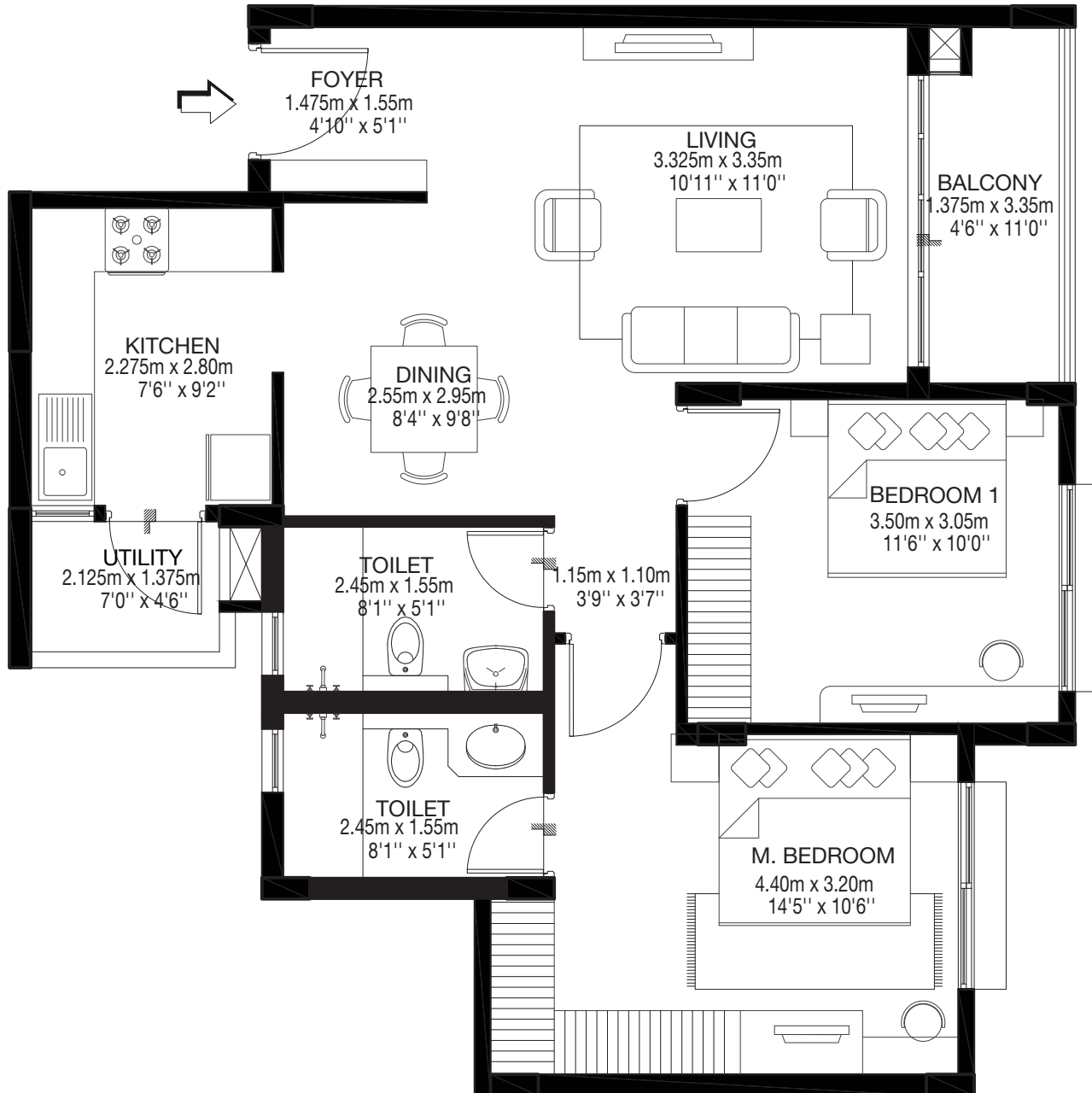
B3-00/01/02/03-01

CARPET AREA: 70.41 sqm / 757 sqft

BALCONY AREA: 4.42 sqm / 47 sqft

SALABLE AREA: 101.26 sqm / 1090 sqft





Tower B

Model 1

2 BHK COMPACT-TYPE 01

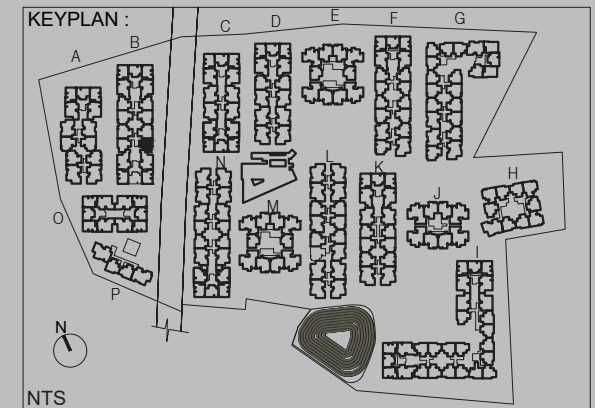
Ground, First, Second & Third floor

B3-00/01/02/03-04

CARPET AREA: 70.41 sqm / 757 sqft

BALCONY AREA: 4.42 sqm / 47 sqft

SALABLE AREA: 101.26 sqm / 1090 sqft



Tower B

Model 1

2 BHK REGULAR-TYPE 01

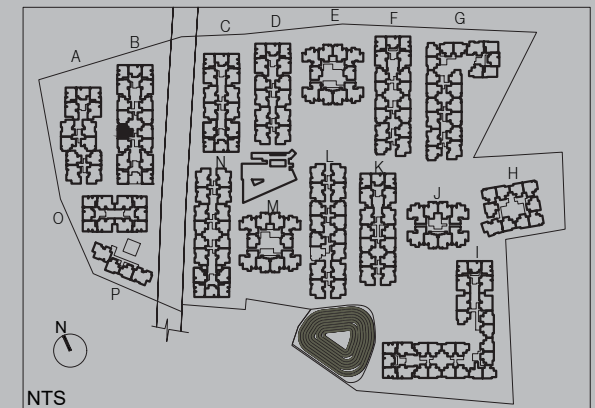
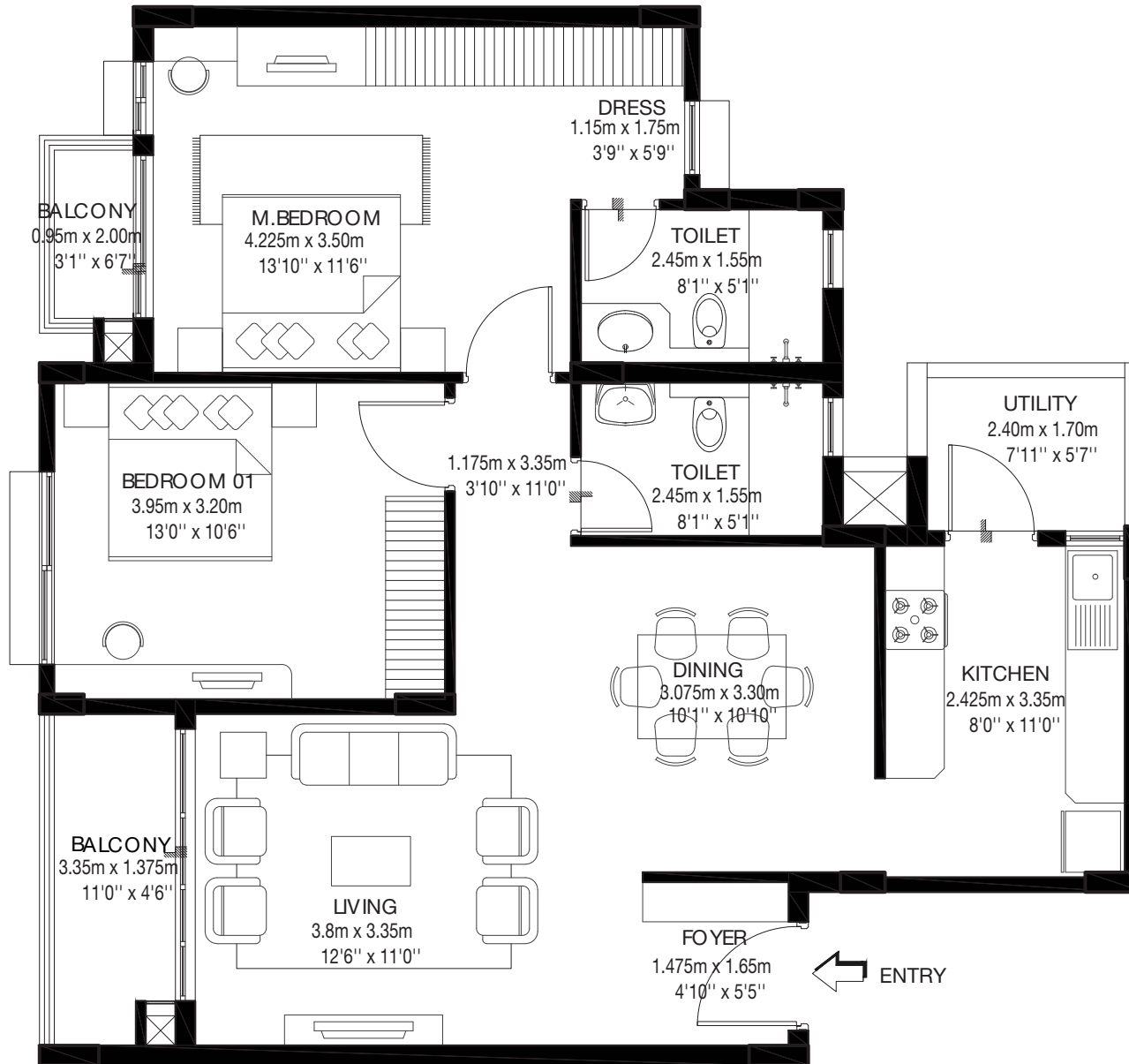
First, Second & Third floor

B3-01/02/03-02

CARPET AREA: 83.40 sqm / 897 sqft

BALCONY AREA: 6.26 sqm / 67 sqft

SALABLE AREA: 121.61 sqm / 1309 sqft



Tower B

Model 1

2 BHK REGULAR-TYPE 01

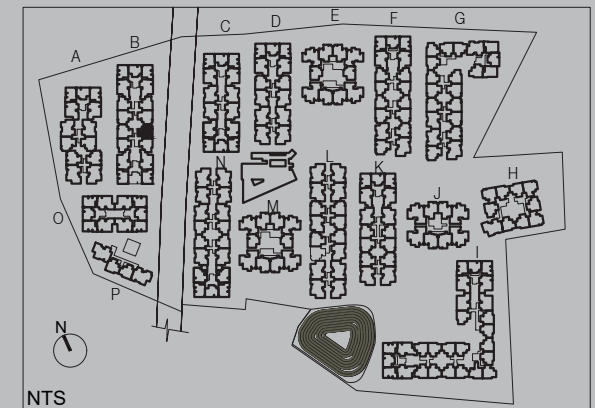
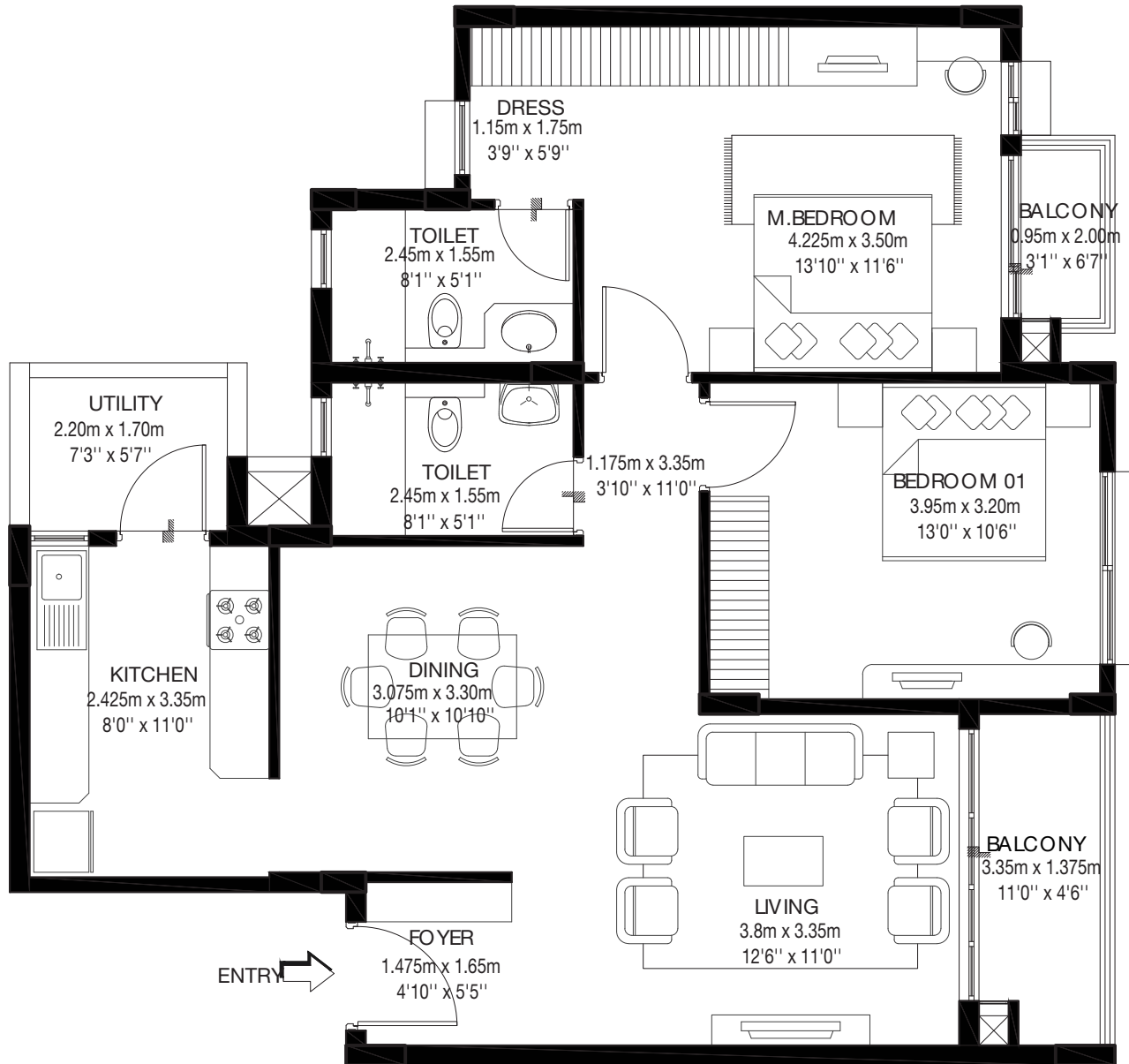
First, Second & Third floor

B3-01/02/03-03

CARPET AREA: 83.40 sqm / 897 sqft

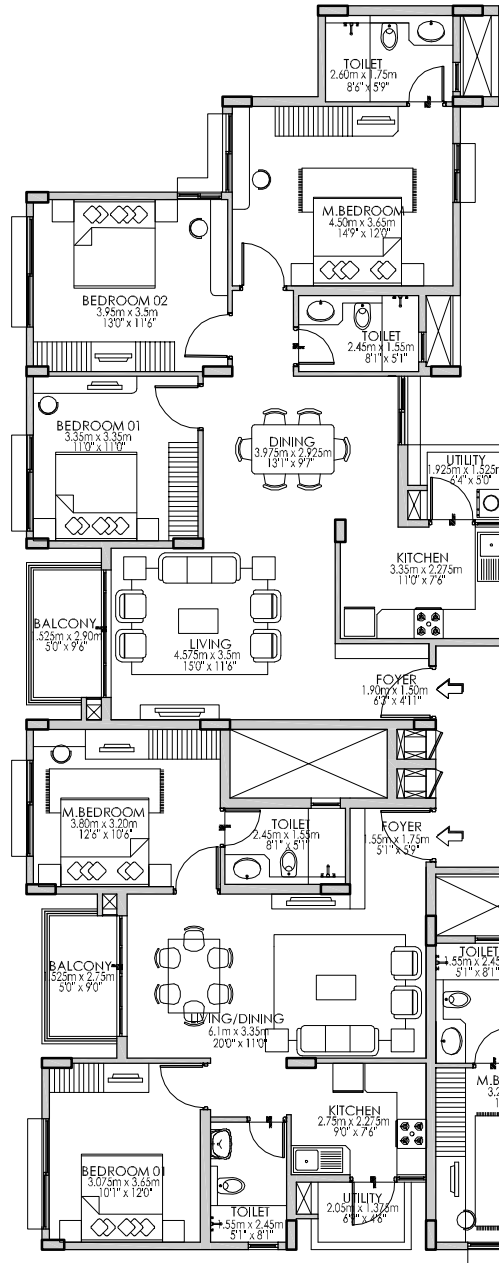
BALCONY AREA: 6.26 sqm / 67 sqft

SALABLE AREA: 121.61 sqm / 1309 sqft



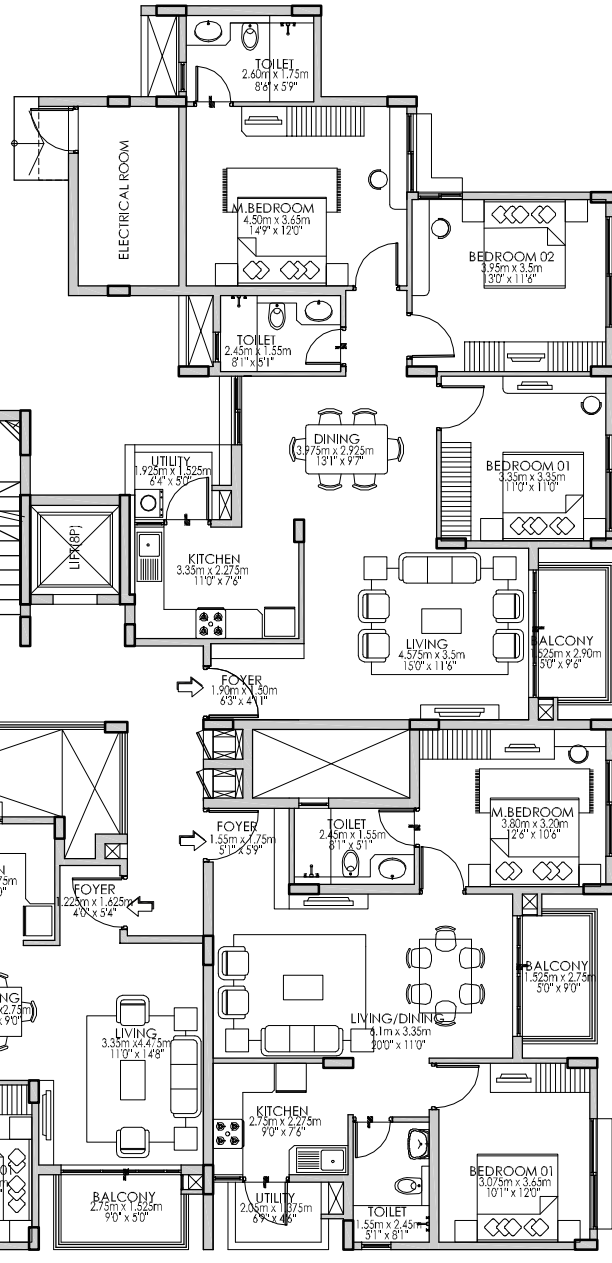
3BHK COMPACT TYPE 03

CARPET AREA : 98,146 sqm
CUT OUT AREA : 2,068 sqm
BALCONY AREA : 4,362 sqm



3BHK COMPACT TYPE 03

CARPET AREA : 98,146 sqm
CUT OUT AREA : 2,068 sqm
BALCONY AREA : 4,362 sqm



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Tower B Wing - B4 Ground Floor

2BHK COMPACT TYPE 02

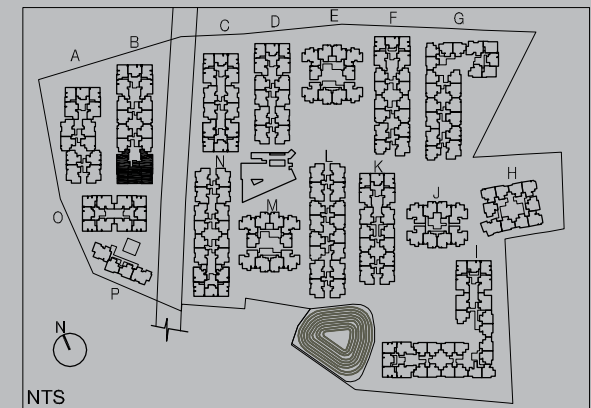
CARPET AREA : 68,171 sqm
CUT OUT AREA : 0,285 sqm
BALCONY AREA : 4,133 sqm

2BHK SMALL TYPE 01

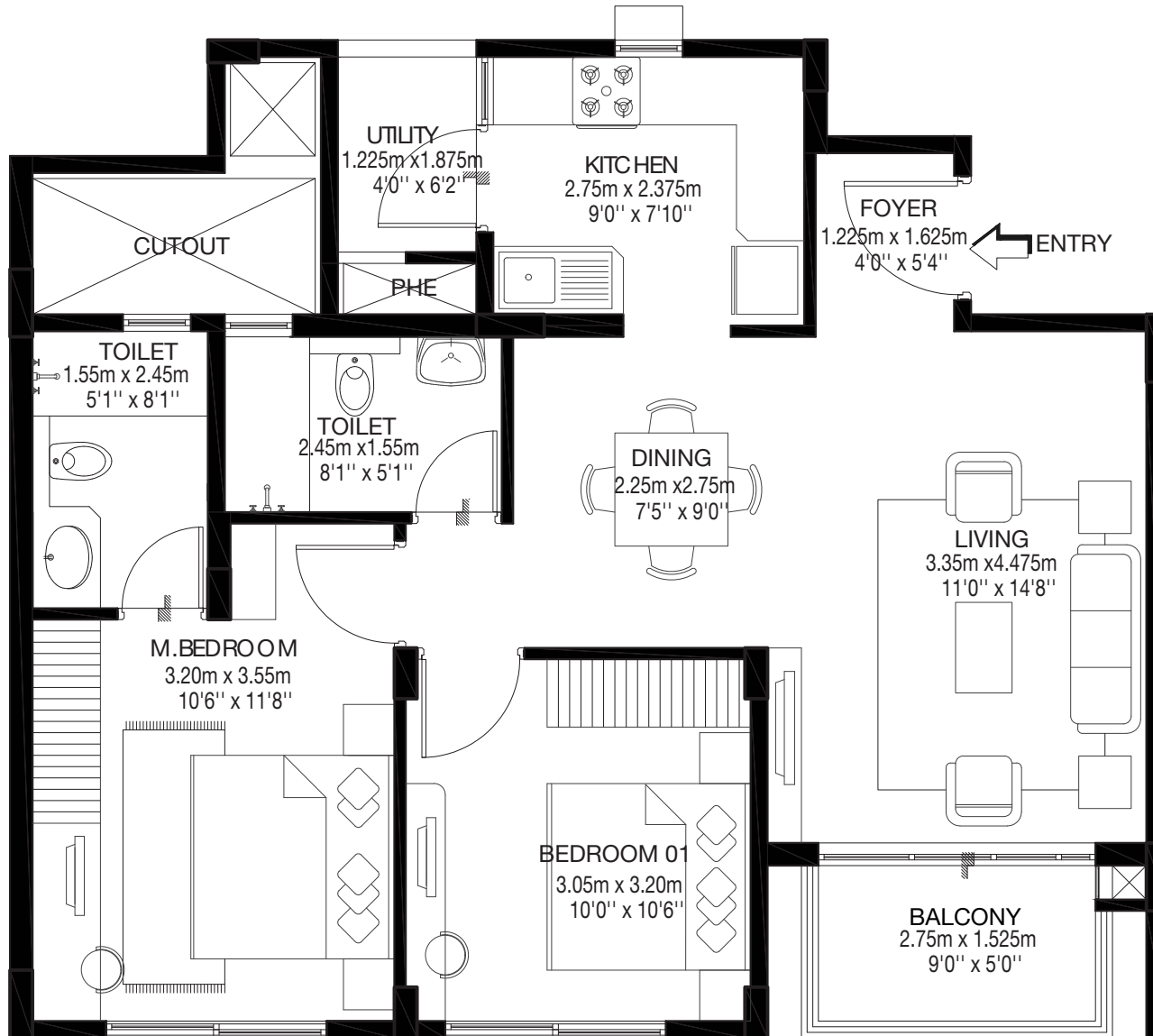
CARPET AREA : 66,861 sqm
CUT OUT AREA : 0,641 sqm
BALCONY AREA : 4,133 sqm

2BHK COMPACT TYPE 02

CARPET AREA : 68,171 sqm
CUT OUT AREA : 0,285 sqm
BALCONY AREA : 4,133 sqm



RERA No: PRM/KA/RERA/1251/310/PR/171102/002197
available at <http://rera.karnataka.gov.in>



Tower B

Model 1

2 BHK SMALL-TYPE 01

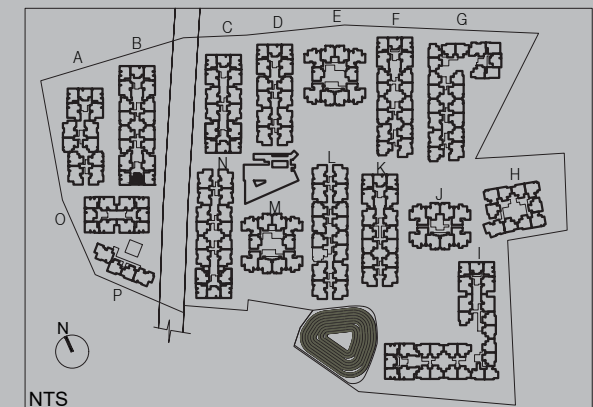
Ground, First, Second & Third floor

B4-00/01/02/03-05

CARPET AREA: 65.86 sqm / 708 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 94.67 sqm / 1019 sqft



Tower B

Model 1

2 BHK COMPACT-TYPE 02

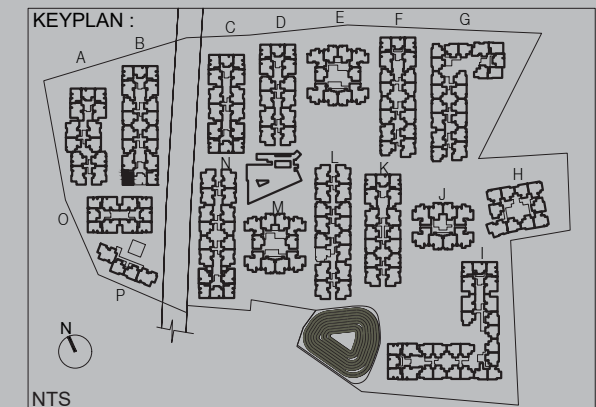
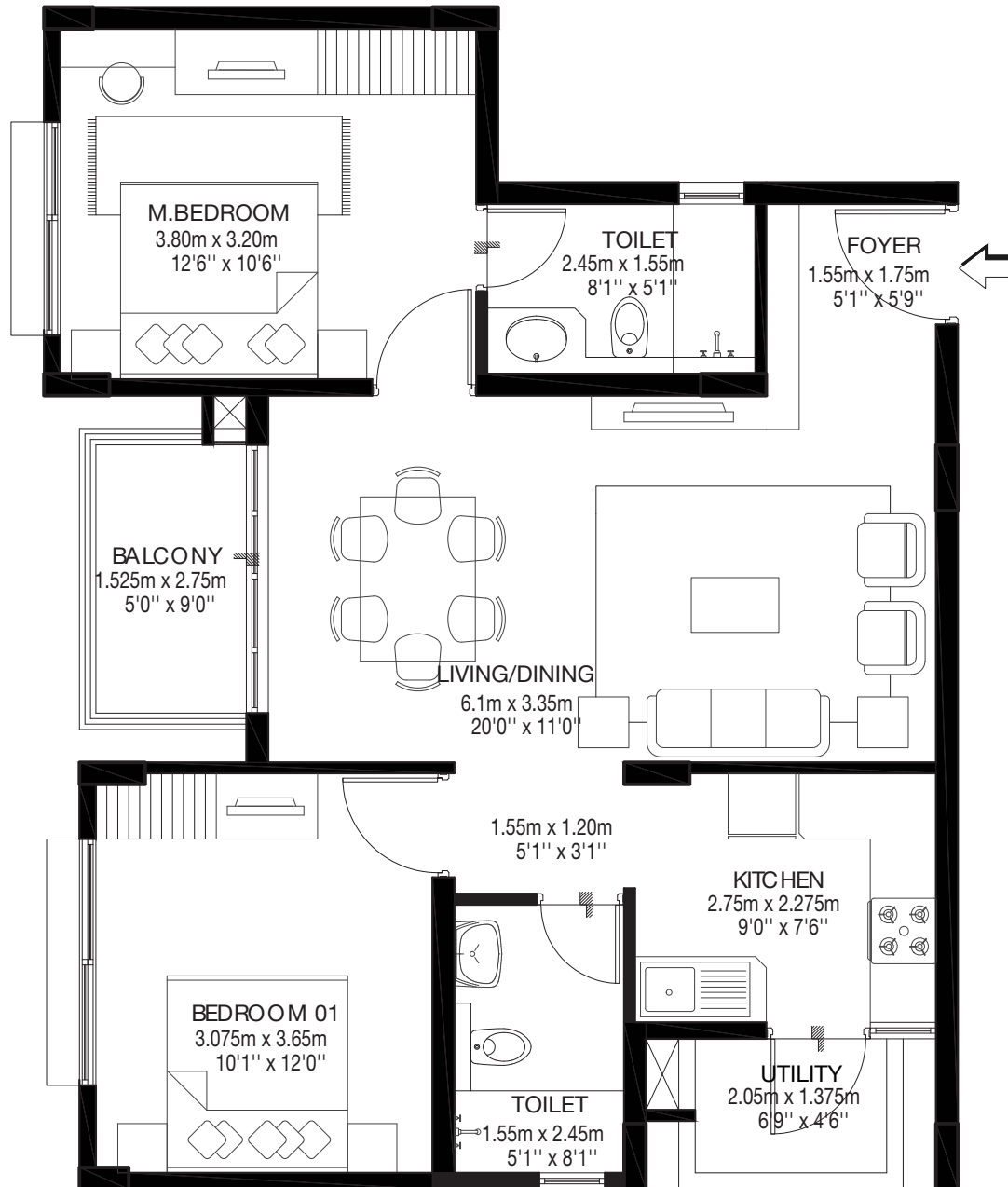
Ground, First, Second & Third floor

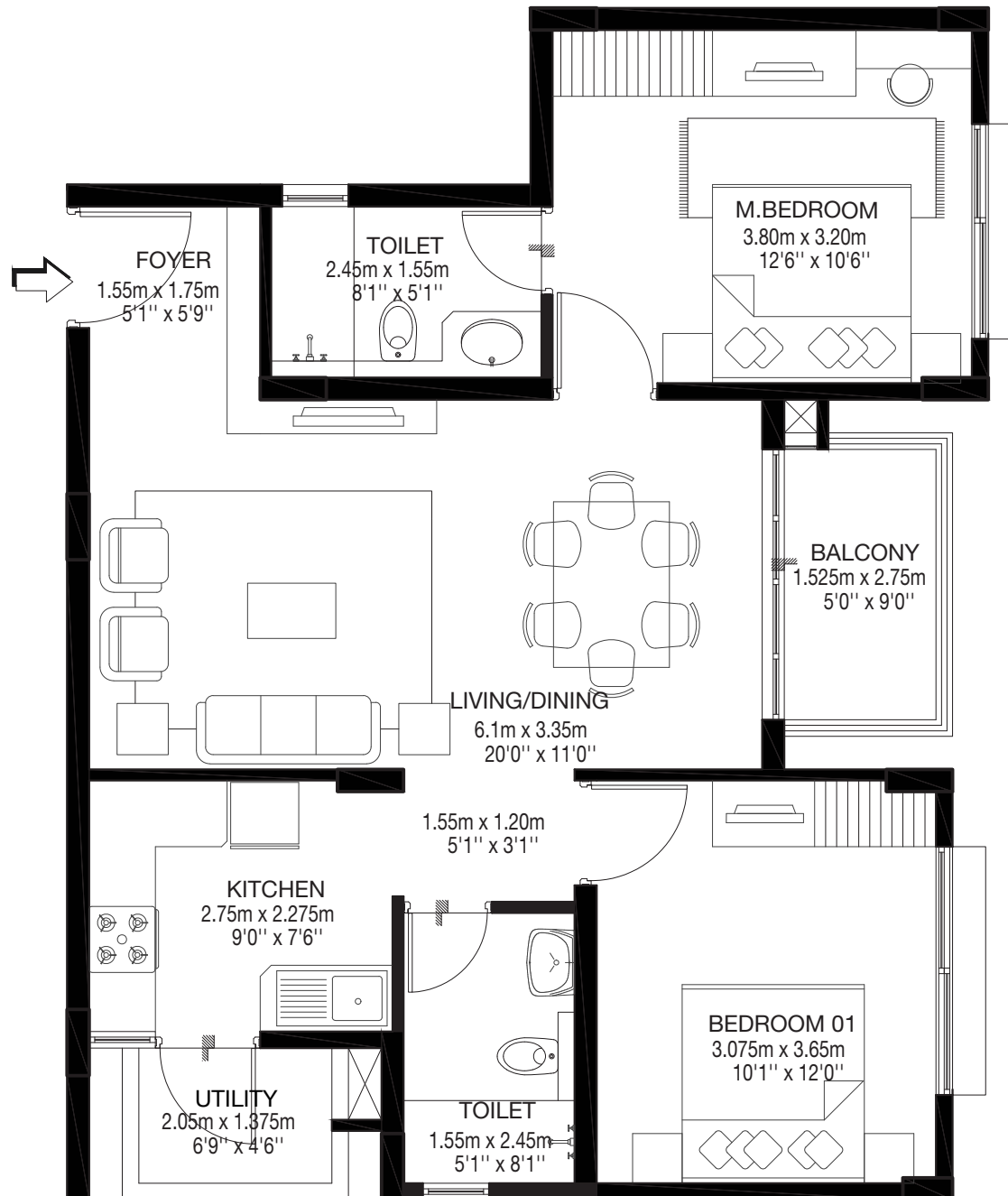
B4-00/01/02/03-01

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft





Tower B

Model 1

2 BHK COMPACT-TYPE 02

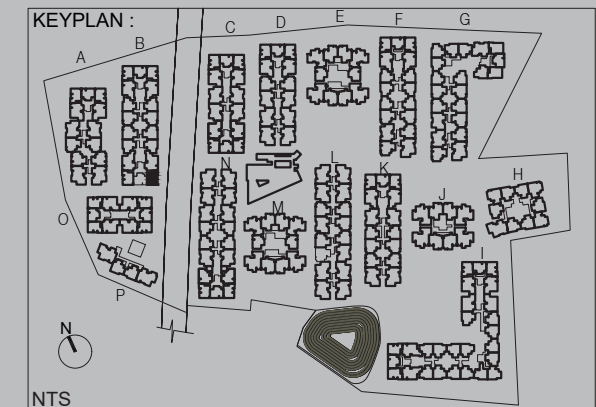
Ground, First, Second & Third floor

B4-00/01/02/03-04

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft



Tower B

Model 1

3 BHK COMPACT-TYPE 03

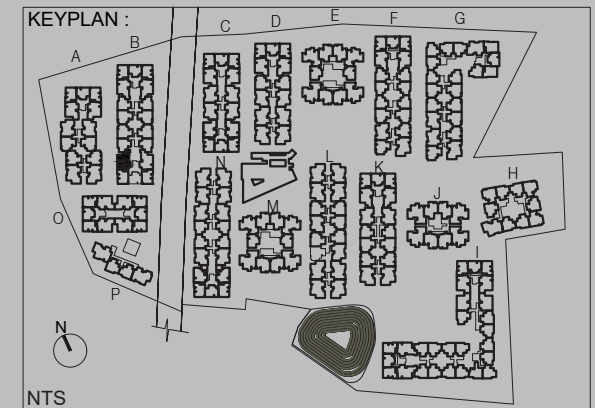
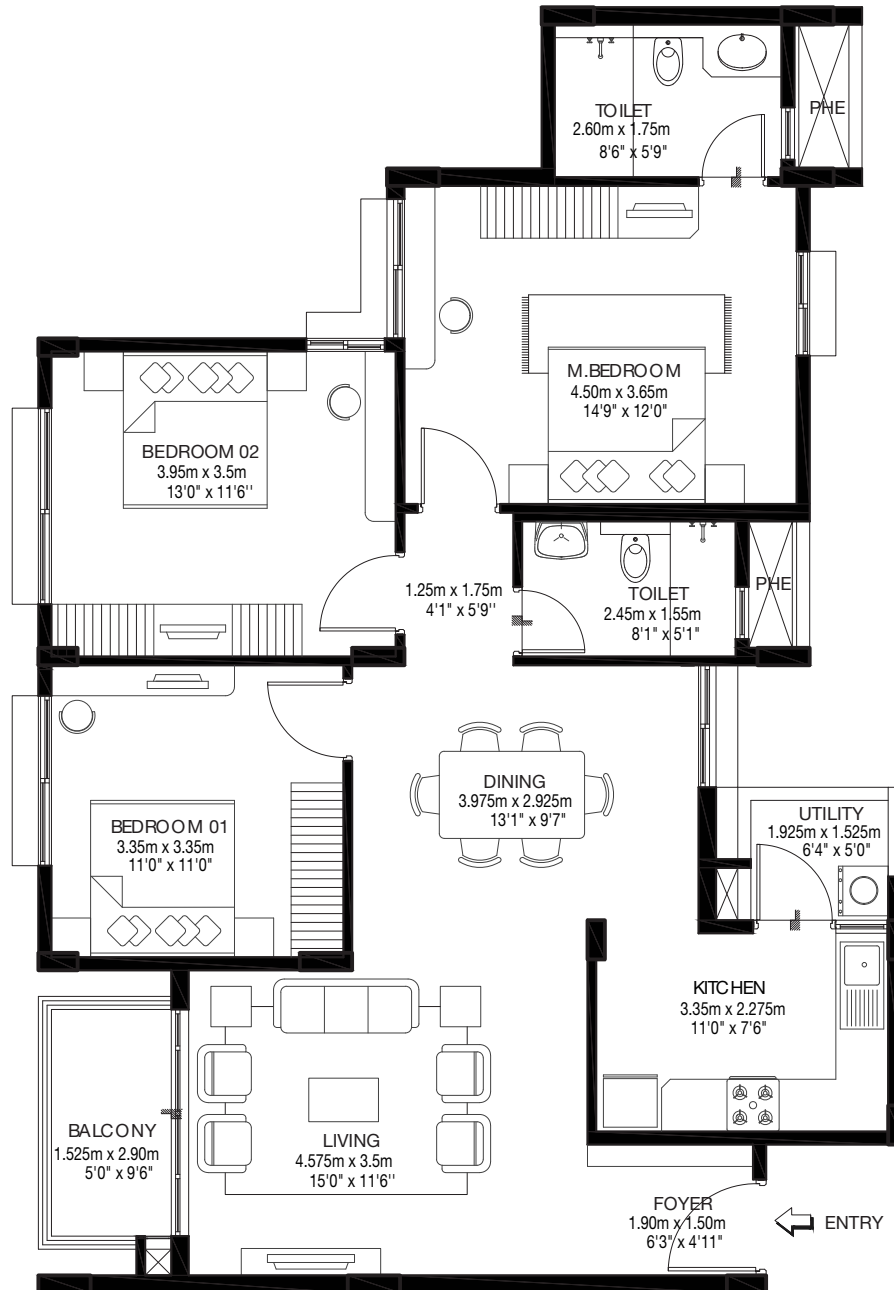
Ground, First, Second & Third floor

B4-00/01/02/03-02

CARPET AREA: 98.13 sqm / 1056 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 138.70 sqm / 1493 sqft



Tower B

Model 1

3 BHK COMPACT-TYPE 03

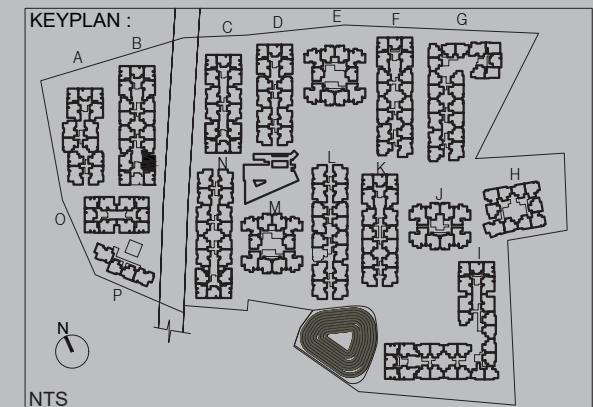
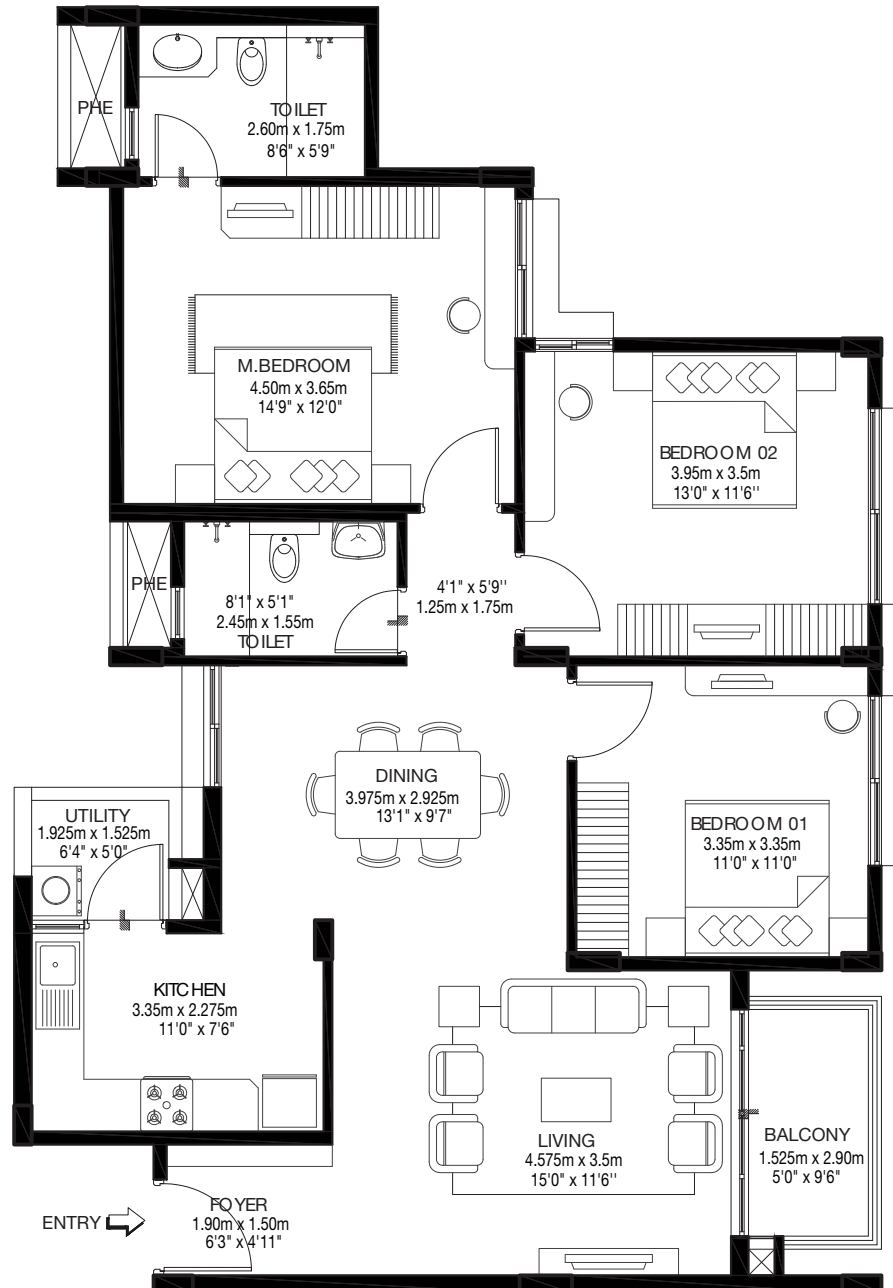
Ground, First, Second & Third floor

B4-00-03

CARPET AREA: 98.13 sqm / 1056 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 138.70 sqm / 1493 sqft



Tower B

Model 1

3 BHK COMPACT-TYPE 03

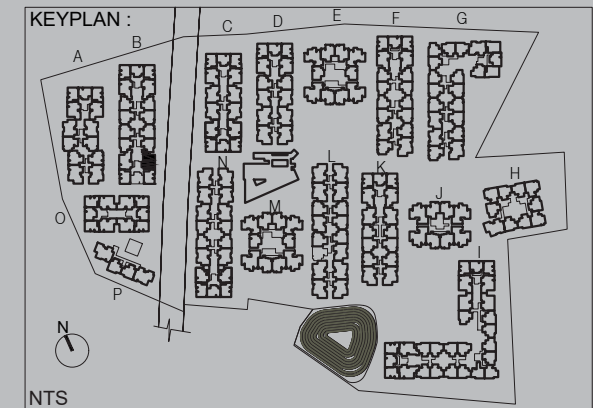
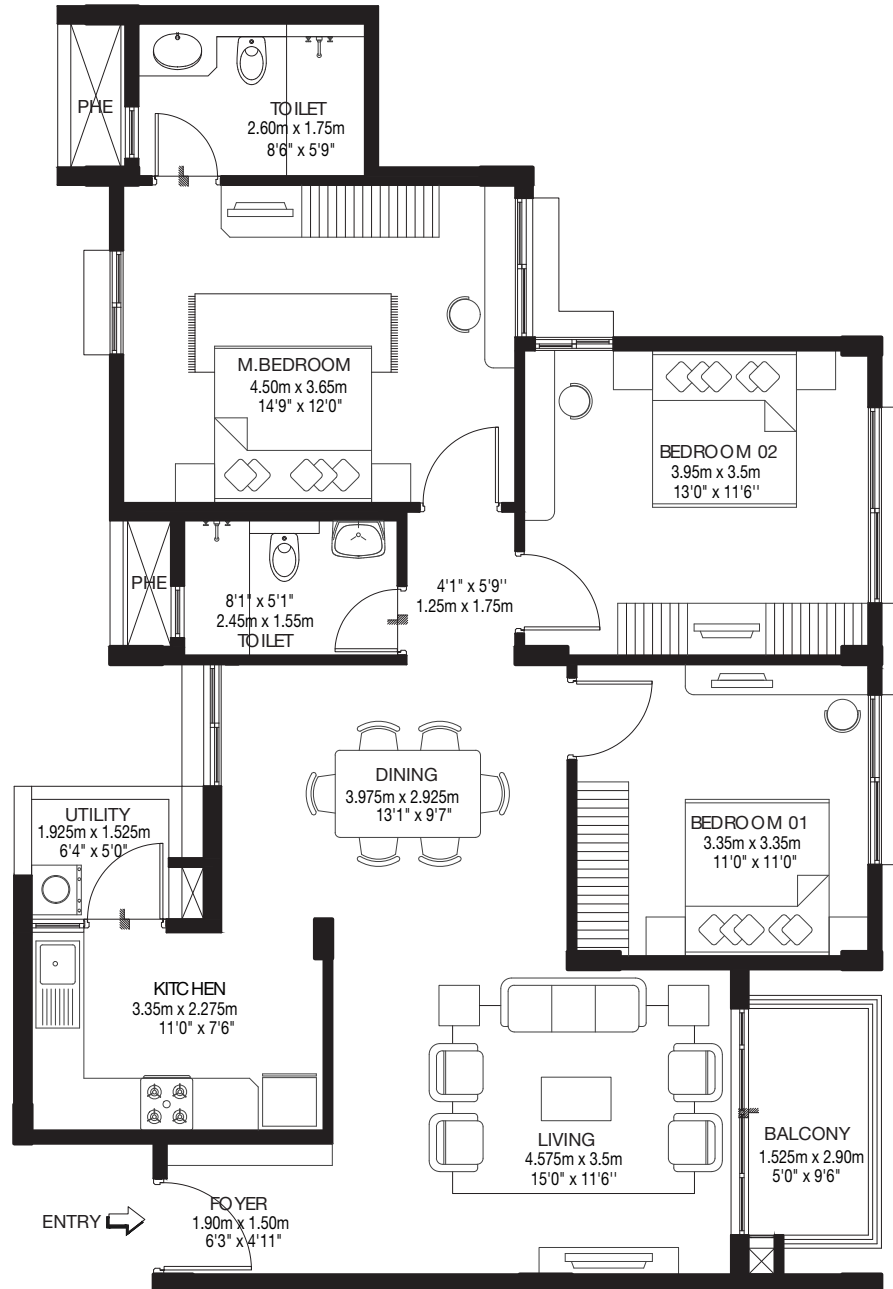
First, Second & Third floor

B4-01/02/03-03

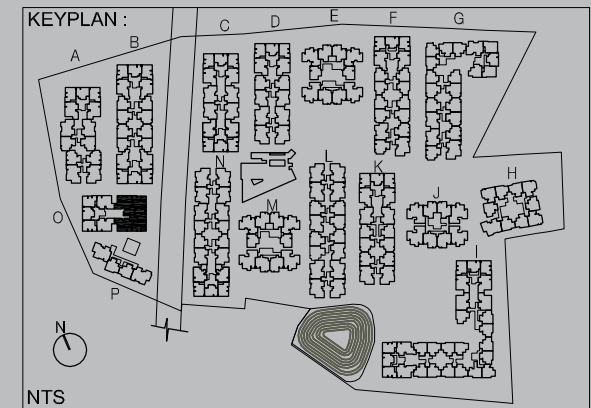
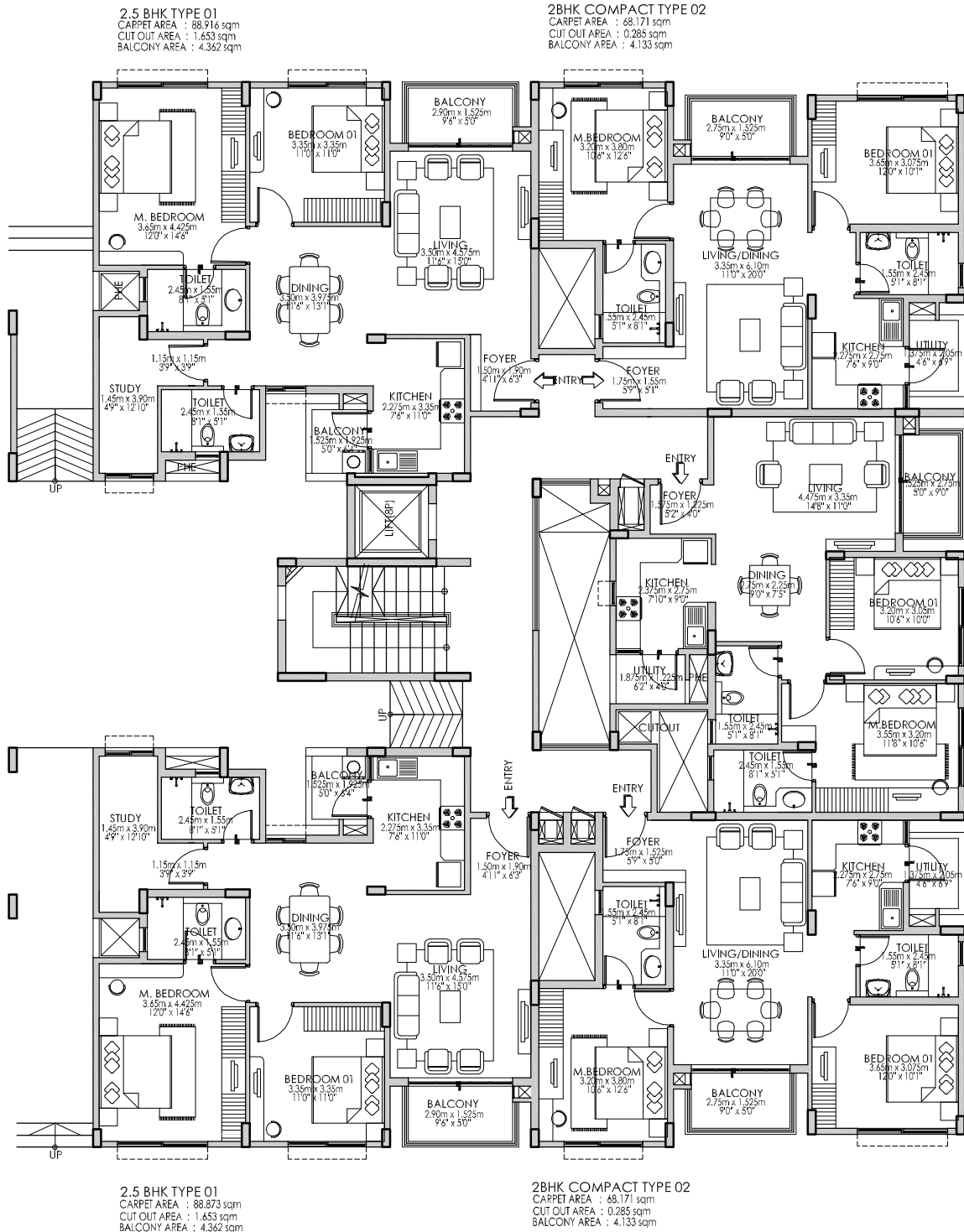
CARPET AREA: 98.13 sqm / 1056 sqft

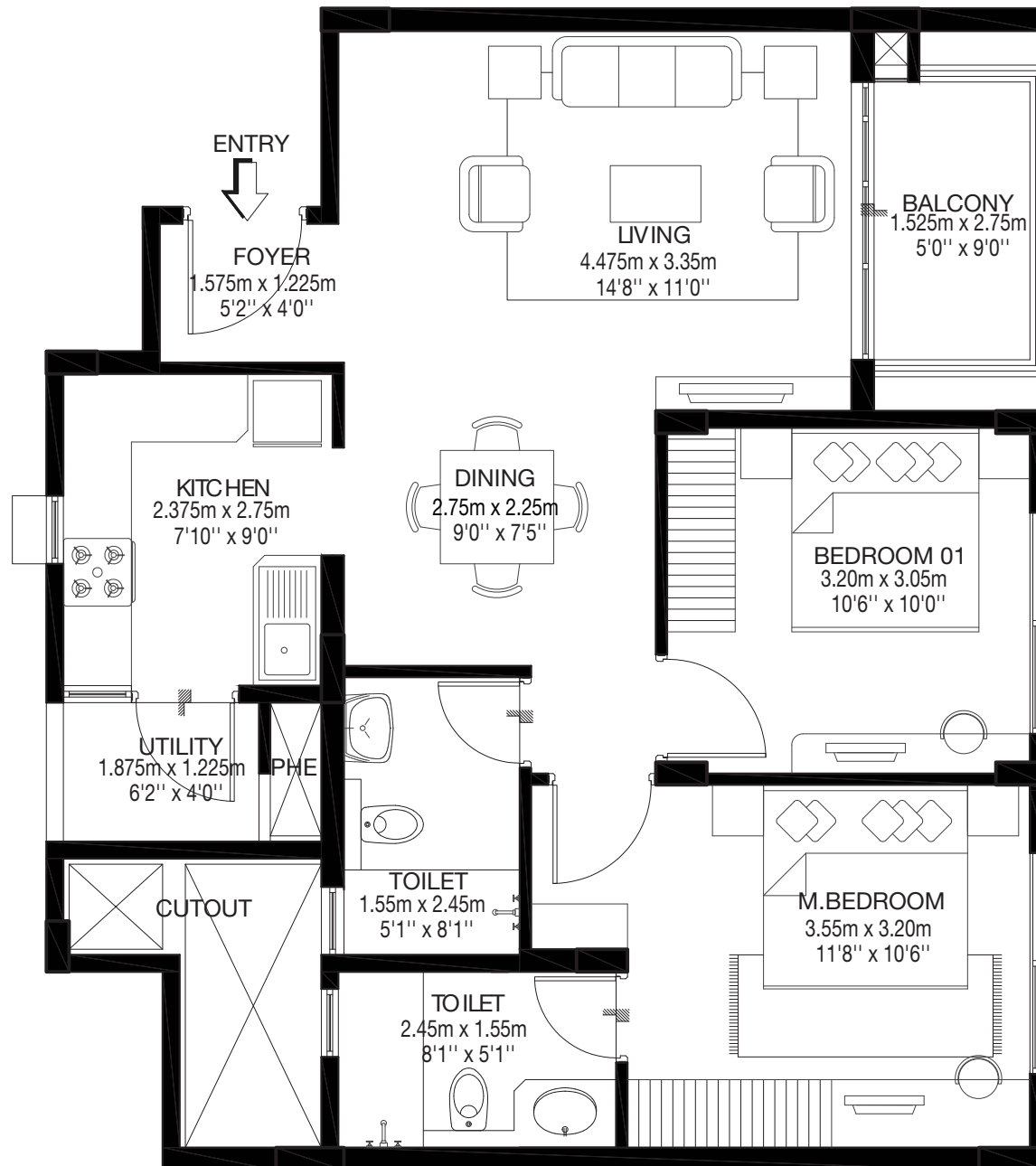
BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 138.70 sqm / 1493 sqft



Tower O Wing - O1 Ground Floor





Tower O

Model 1

2 BHK SMALL-TYPE 01

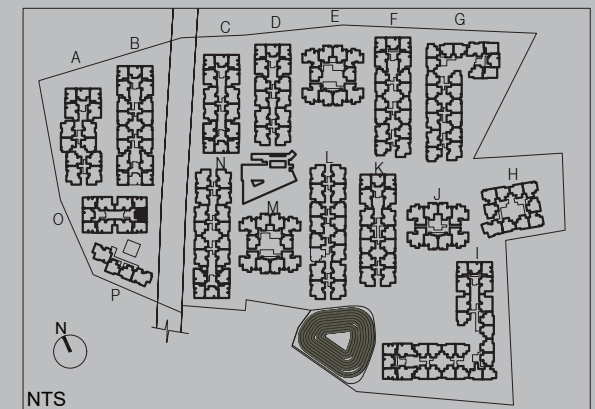
Ground, First, Second & Third floor

O1-00/01/02/03-03

CARPET AREA: 65.86 sqm / 708 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 94.67 sqm / 1019 sqft



Tower O

Model 1

2 BHK COMPACT-TYPE 02

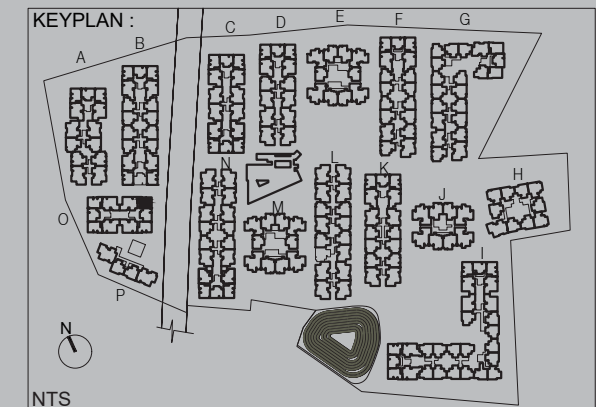
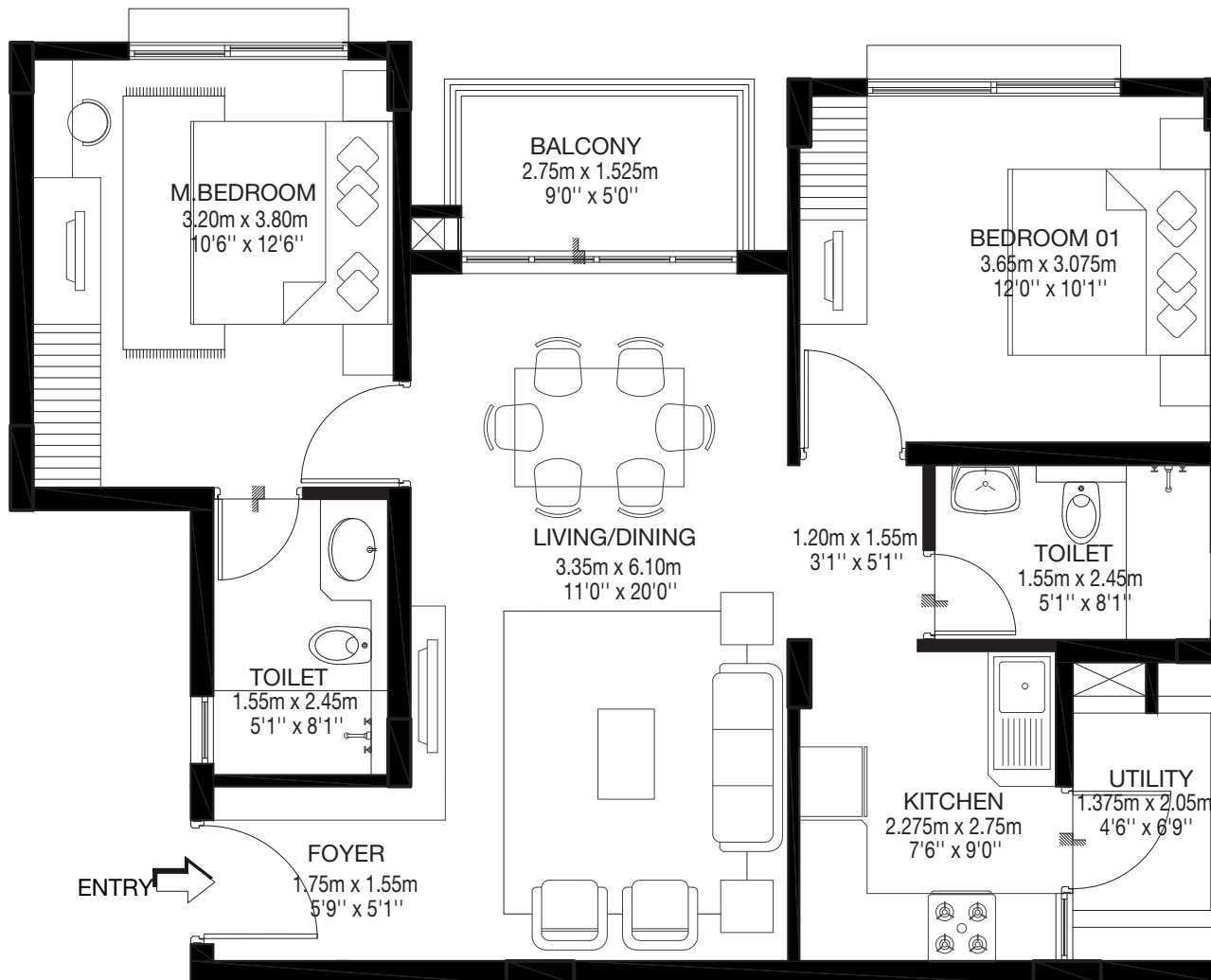
Ground, First, Second & Third floor

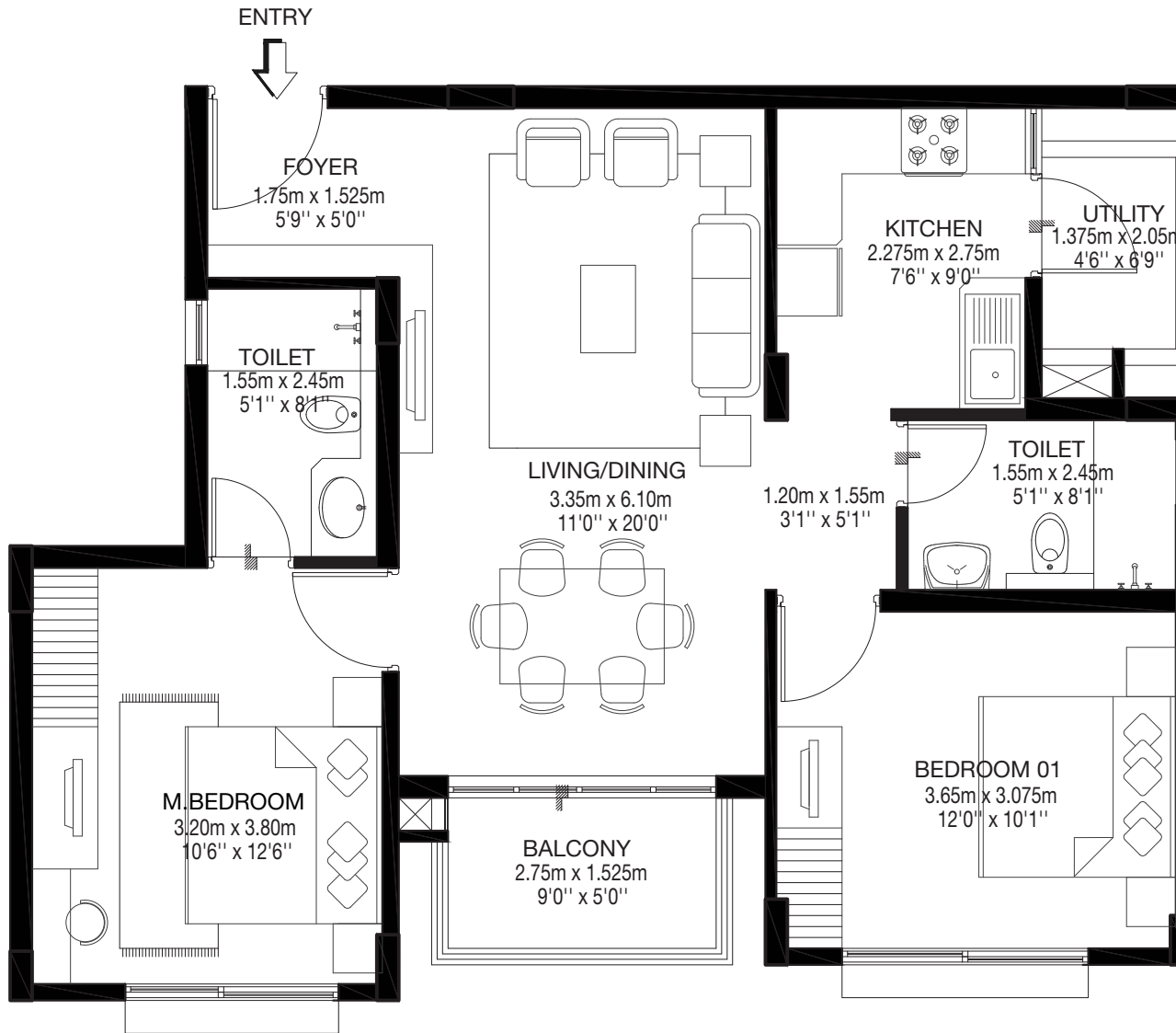
O1-00/01/02/03-02

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft





Tower O

Model 1

2 BHK COMPACT-TYPE 02

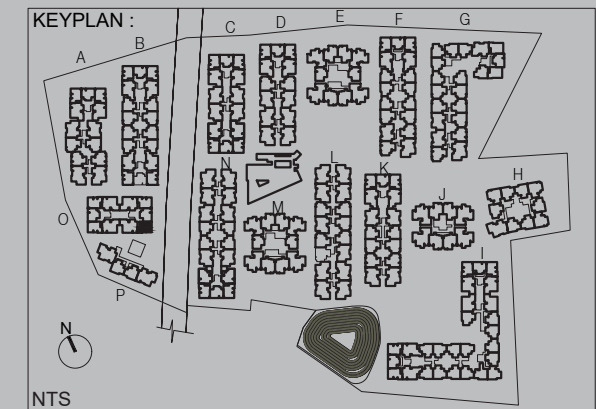
Ground, First, Second & Third floor

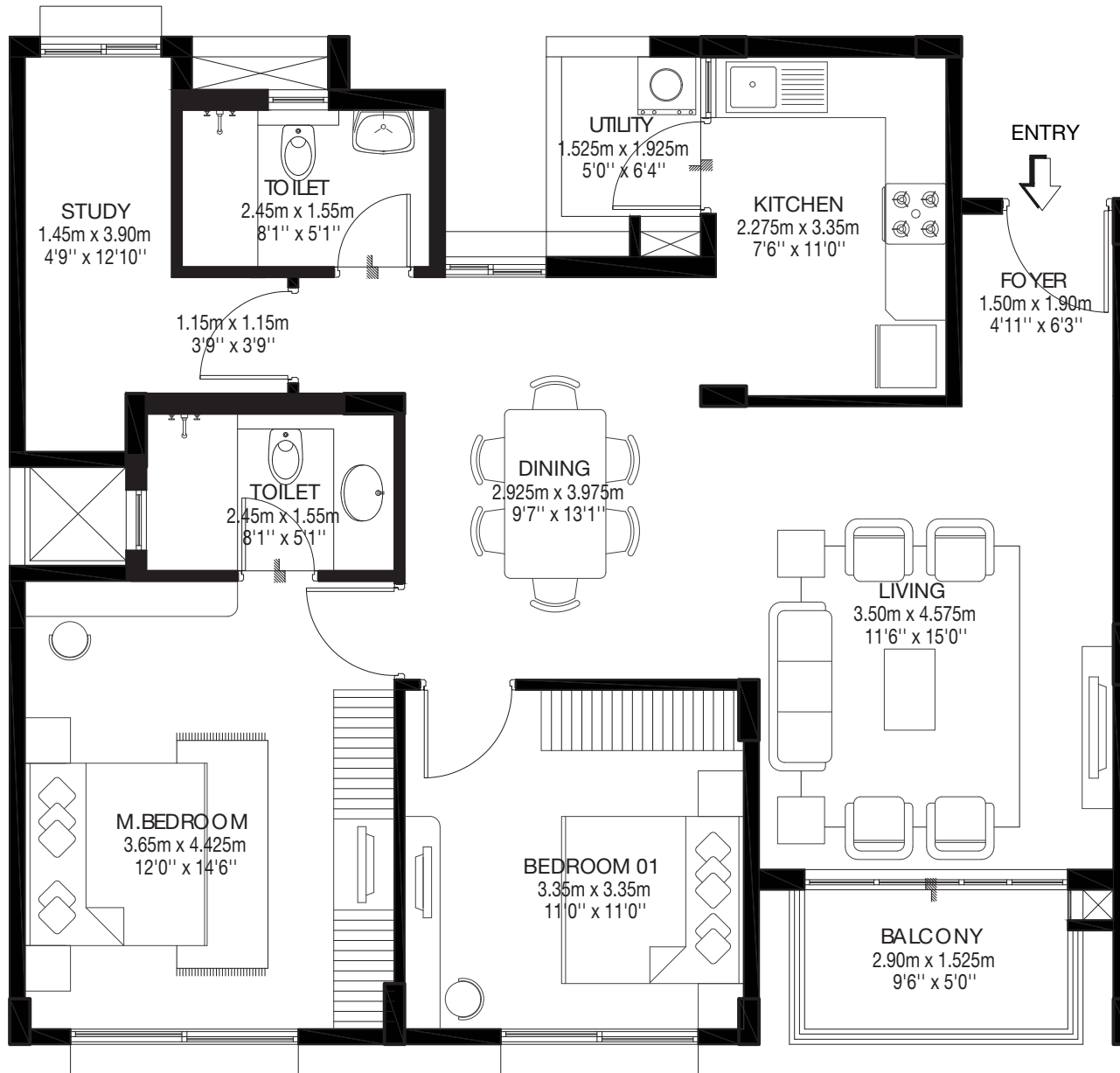
O1-00/01/02/03-04

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

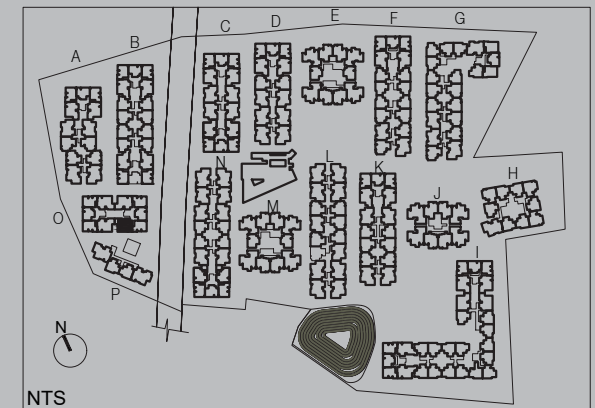
SALABLE AREA: 97.64 sqm / 1051 sqft





Tower O
Model 1
2.5 BHK TYPE 01
Ground floor
O1-00-05

CARPET AREA: 88.91 sqm / 957 sqft
BALCONY AREA: 4.36 sqm / 47 sqft
SALABLE AREA: 126.35 sqm / 1360 sqft



Tower O

Model 1

2.5 BHK TYPE 01

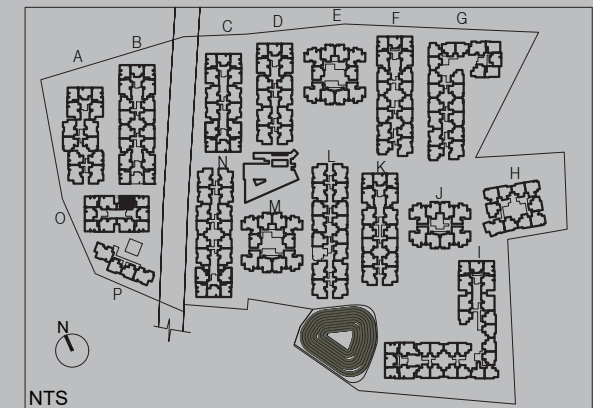
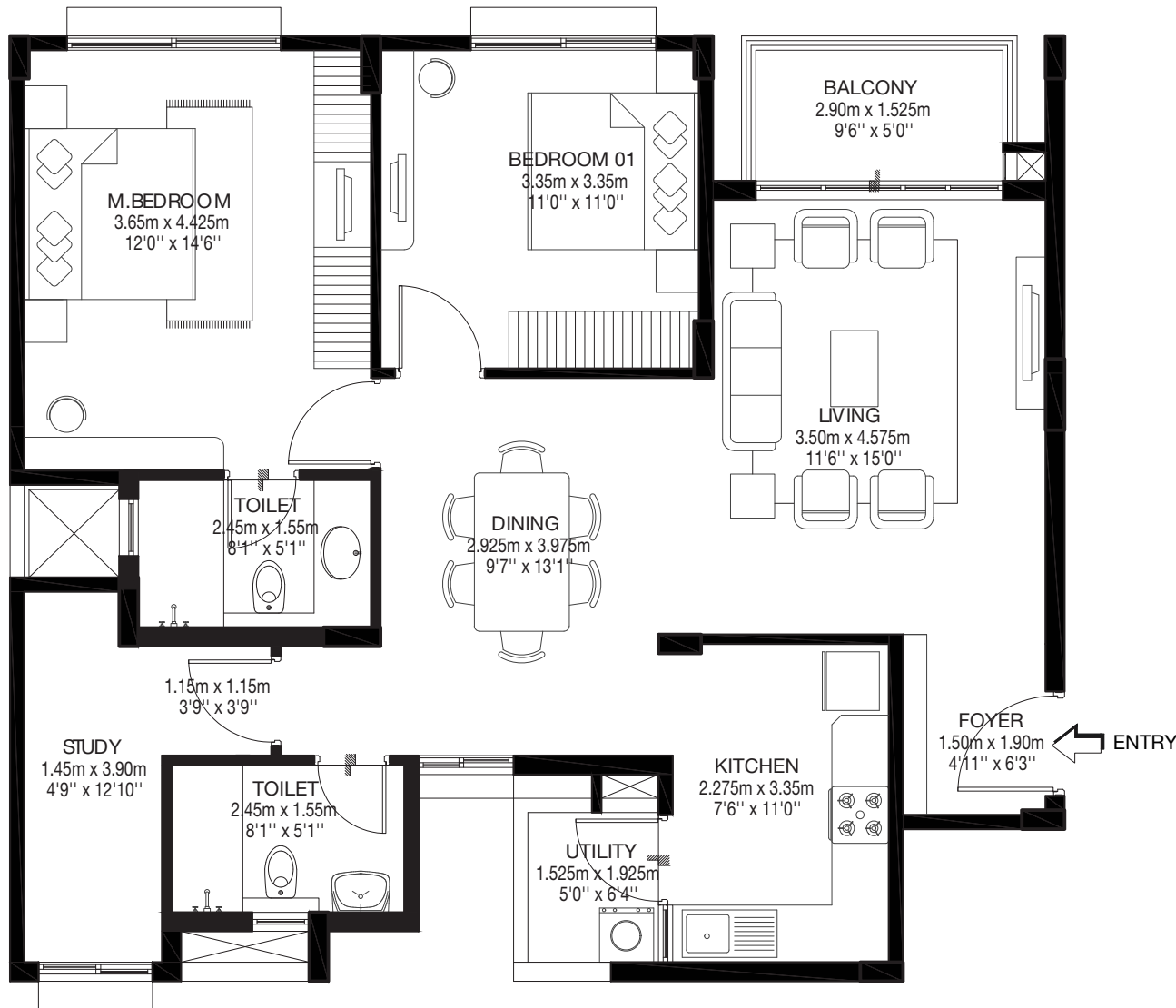
Ground floor

O1-00-01

CARPET AREA: 88.91 sqm / 957 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 126.35 sqm / 1360 sqft



Tower O

Model 1

3 BHK COMPACT-TYPE 02

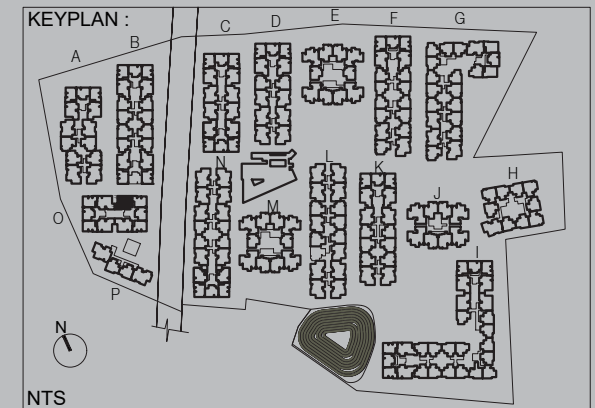
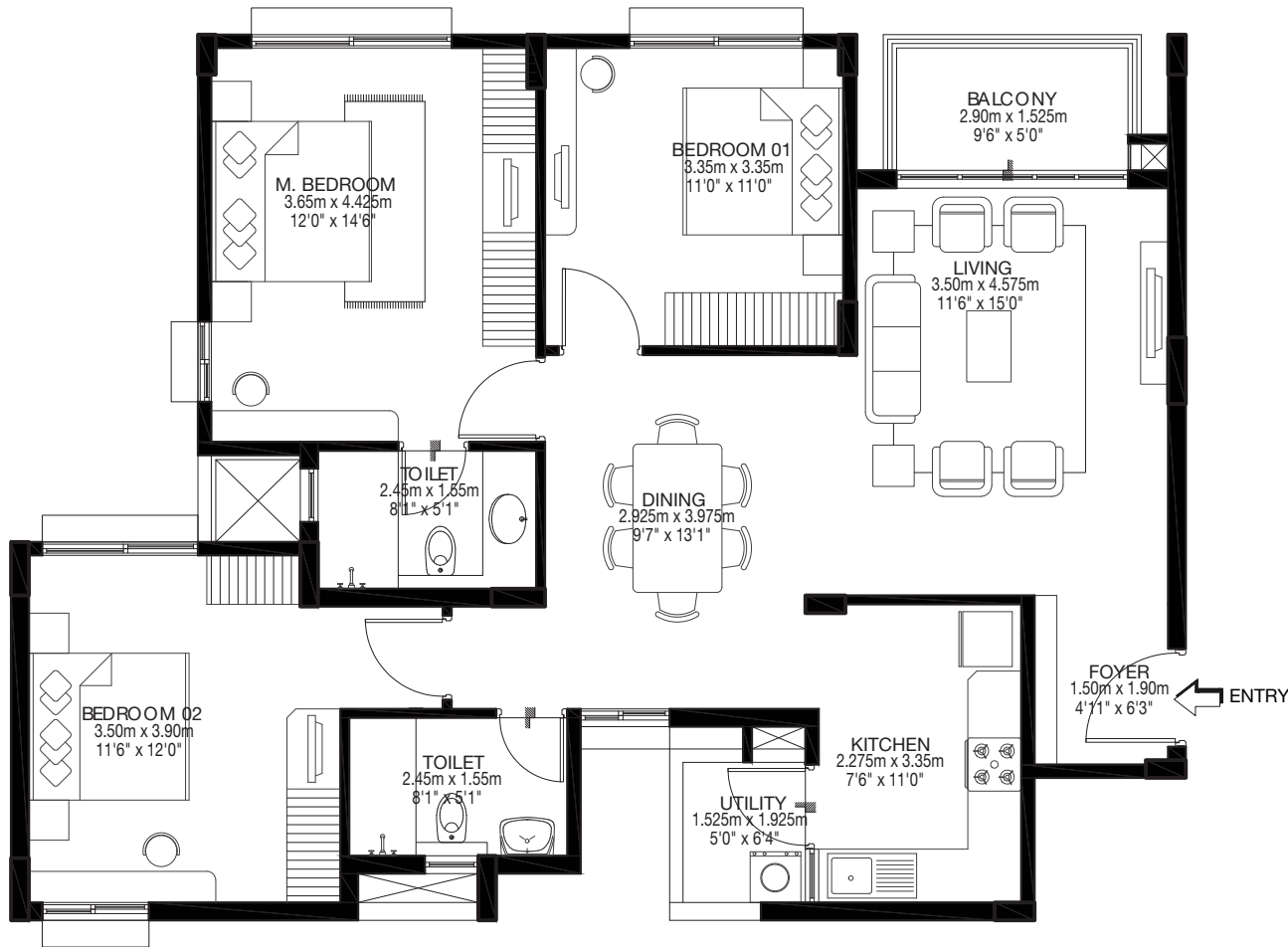
First ,Second & Third floor

O1-01/02/03-01

CARPET AREA: 96.86 sqm / 1042 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 137.22 sqm / 1477 sqft



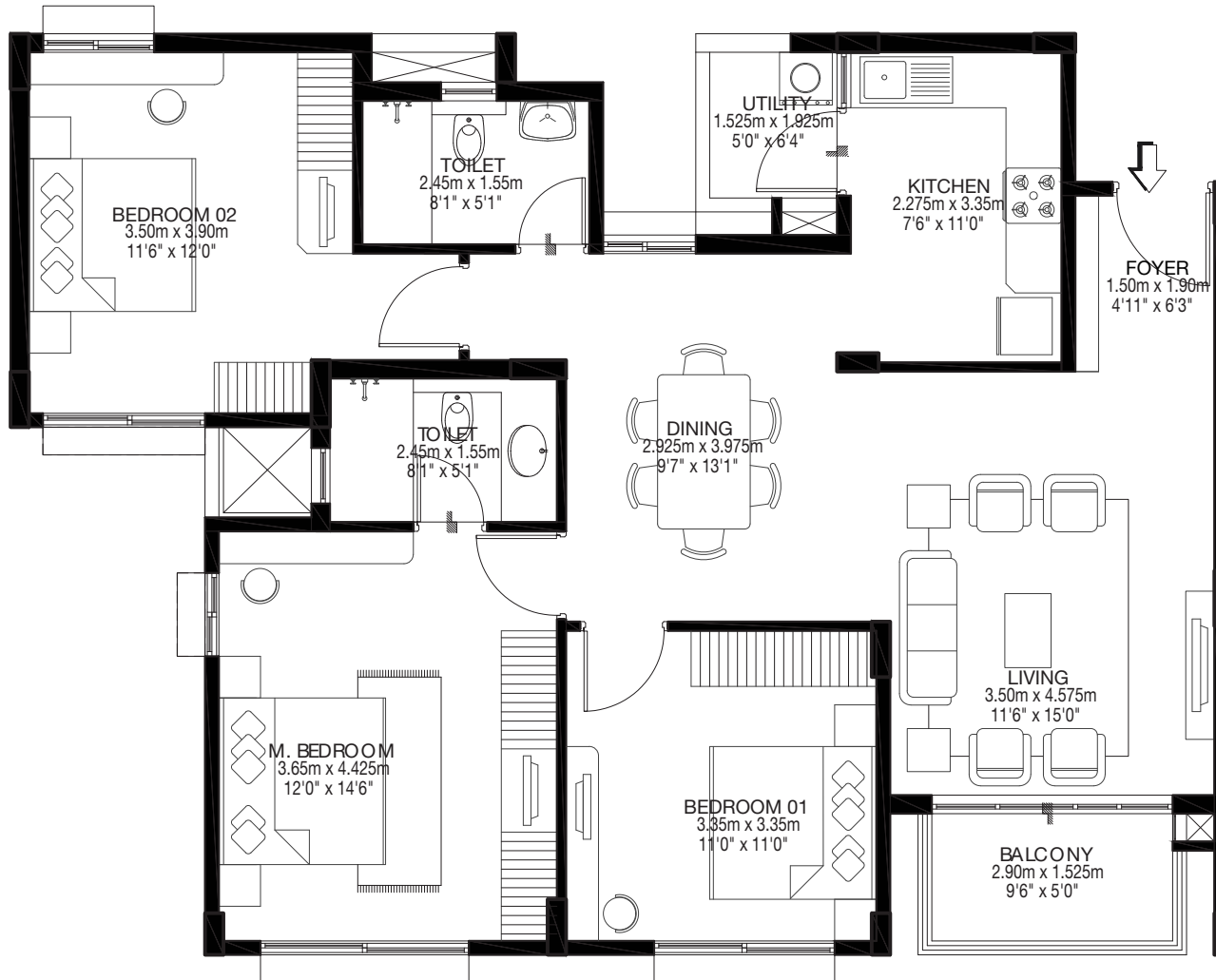
Tower O

Model 1

3 BHK COMPACT-TYPE 02

First ,Second & Third floor

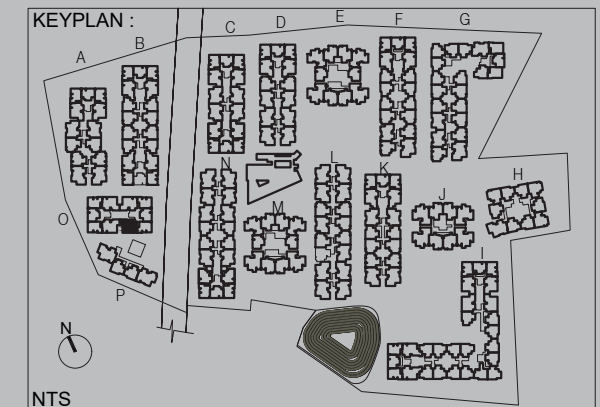
O1-01/02/03-05



CARPET AREA: 96.86 sqm / 1042 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

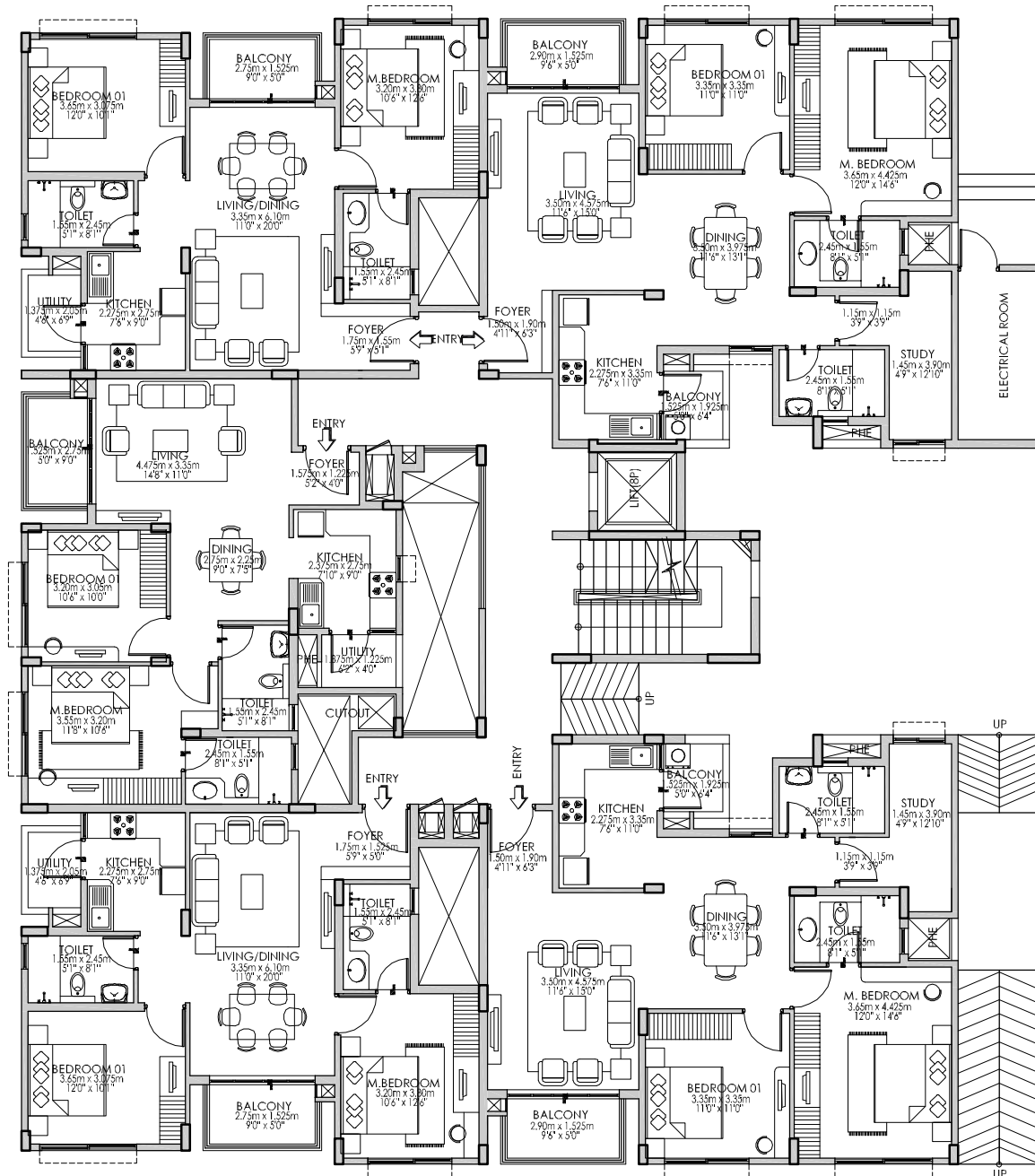
SALABLE AREA: 137.22 sqm / 1477 sqft



Tower O Wing - O2 Ground Floor

2BHK COMPACT TYPE 02
CARPET AREA : 68.171 sqm
CUT OUT AREA : 0.285 sqm
BALCONY AREA : 4.133 sqm

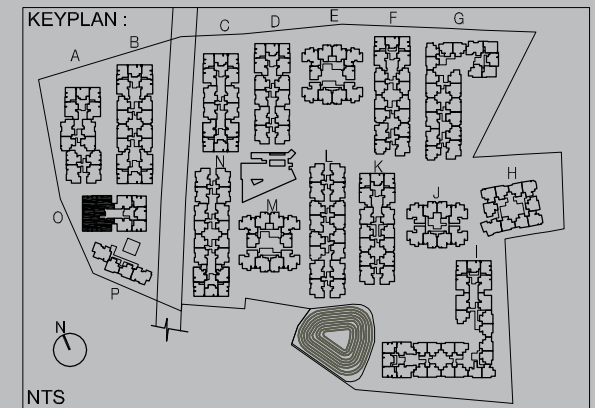
2.5 BHK TYPE 01
CARPET AREA : 88.916 sqm
CUT OUT AREA : 1.653 sqm
BALCONY AREA : 4.362 sqm



2BHK SMALL TYPE 01
CARPET AREA : 65.861 sqm
CUT OUT AREA : 0.641 sqm
BALCONY AREA : 4.133 sqm

2BHK COMPACT TYPE 02
CARPET AREA : 68.171 sqm
CUT OUT AREA : 0.285 sqm
BALCONY AREA : 4.133 sqm

2.5 BHK TYPE 01
CARPET AREA : 88.873 sqm
CUT OUT AREA : 1.653 sqm
BALCONY AREA : 4.362 sqm



Tower O

Model 1

2 BHK COMPACT-TYPE 02

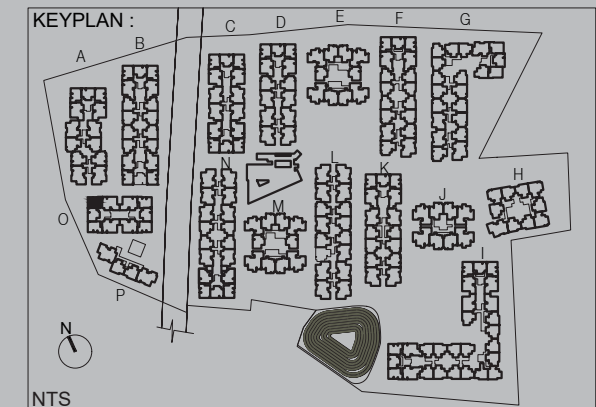
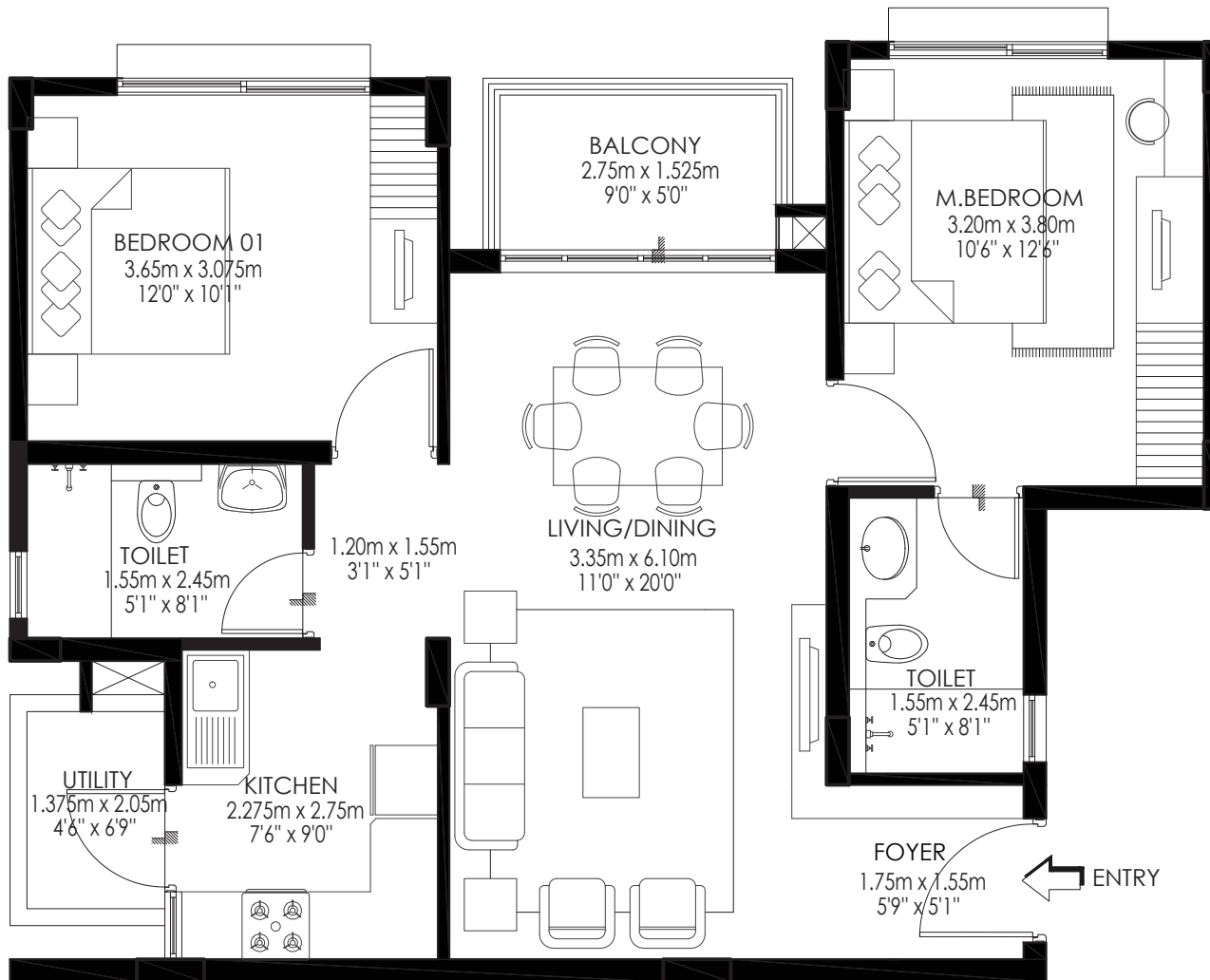
Ground, First, Second & Third floor

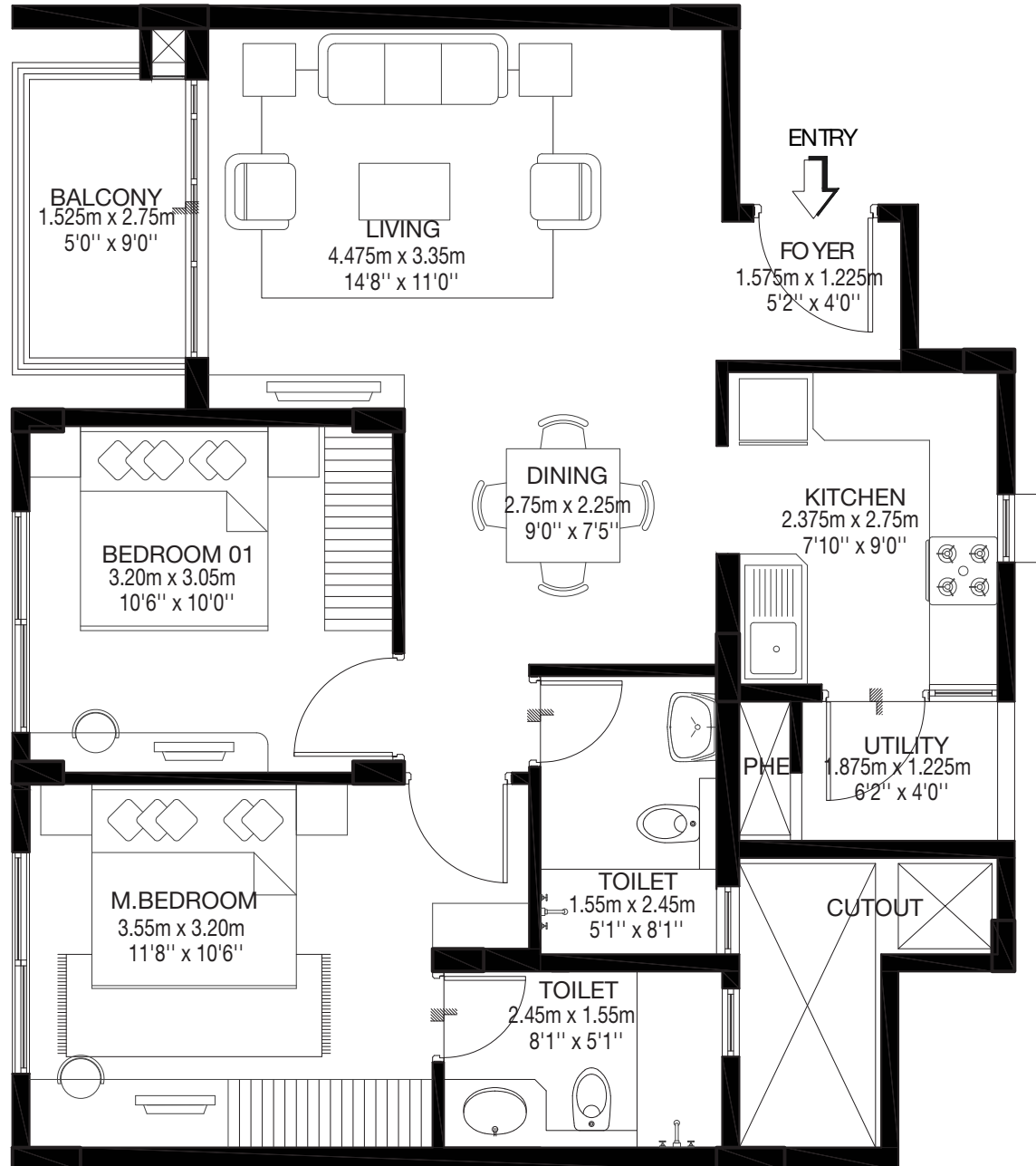
O2-00/01/02/03-02

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft





Tower O

Model 1

2 BHK SMALL-TYPE 01

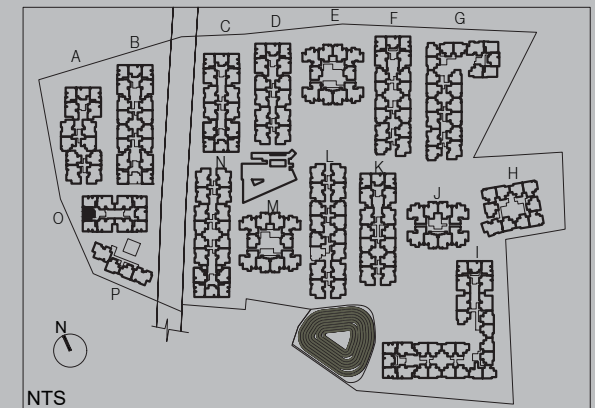
Ground, First, Second & Third floor

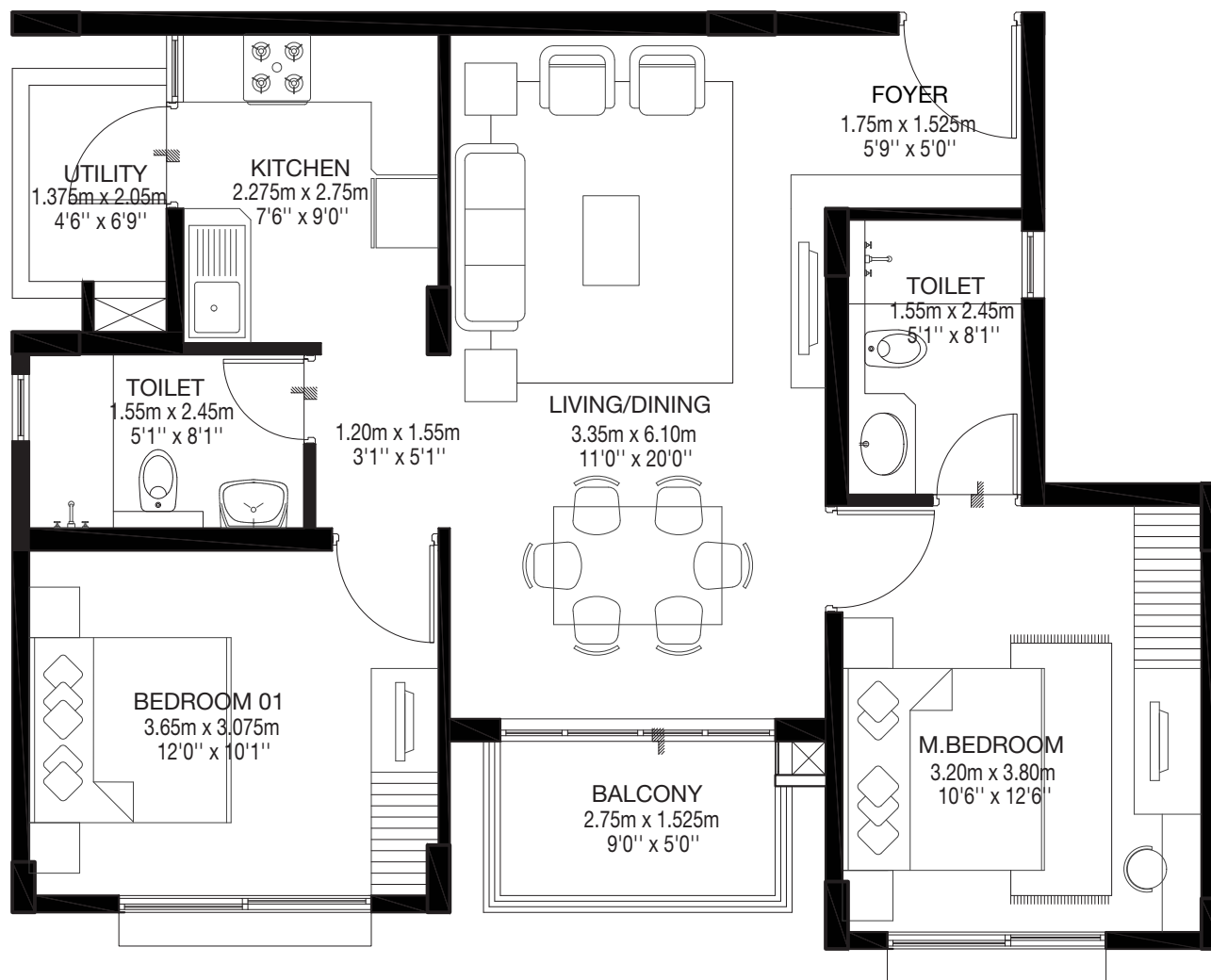
O2-00/01/02/03-03

CARPET AREA: 65.86 sqm / 708 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 94.67 sqm / 1019 sqft





Tower O

Model 1

2 BHK COMPACT-TYPE 02

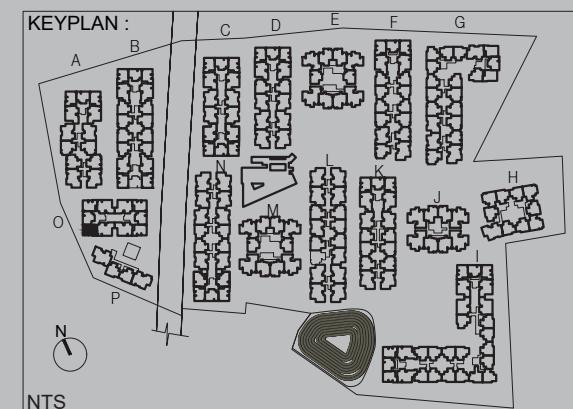
Ground, First, Second & Third floor

O2-00/01/02/03-04

CARPET AREA: 68.17 sqm / 733 sqft

BALCONY AREA: 4.13 sqm / 44 sqft

SALABLE AREA: 97.64 sqm / 1051 sqft



Tower O

Model 1

2.5 BHK TYPE 01

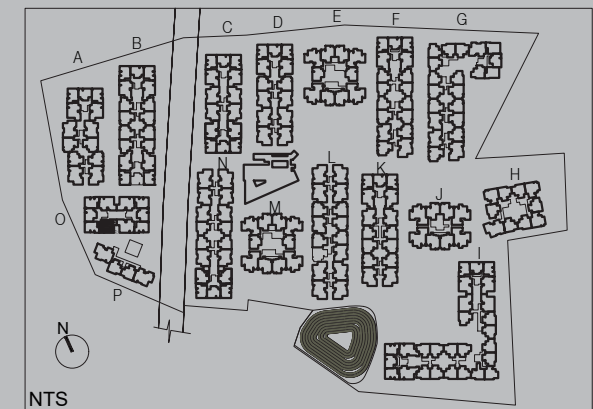
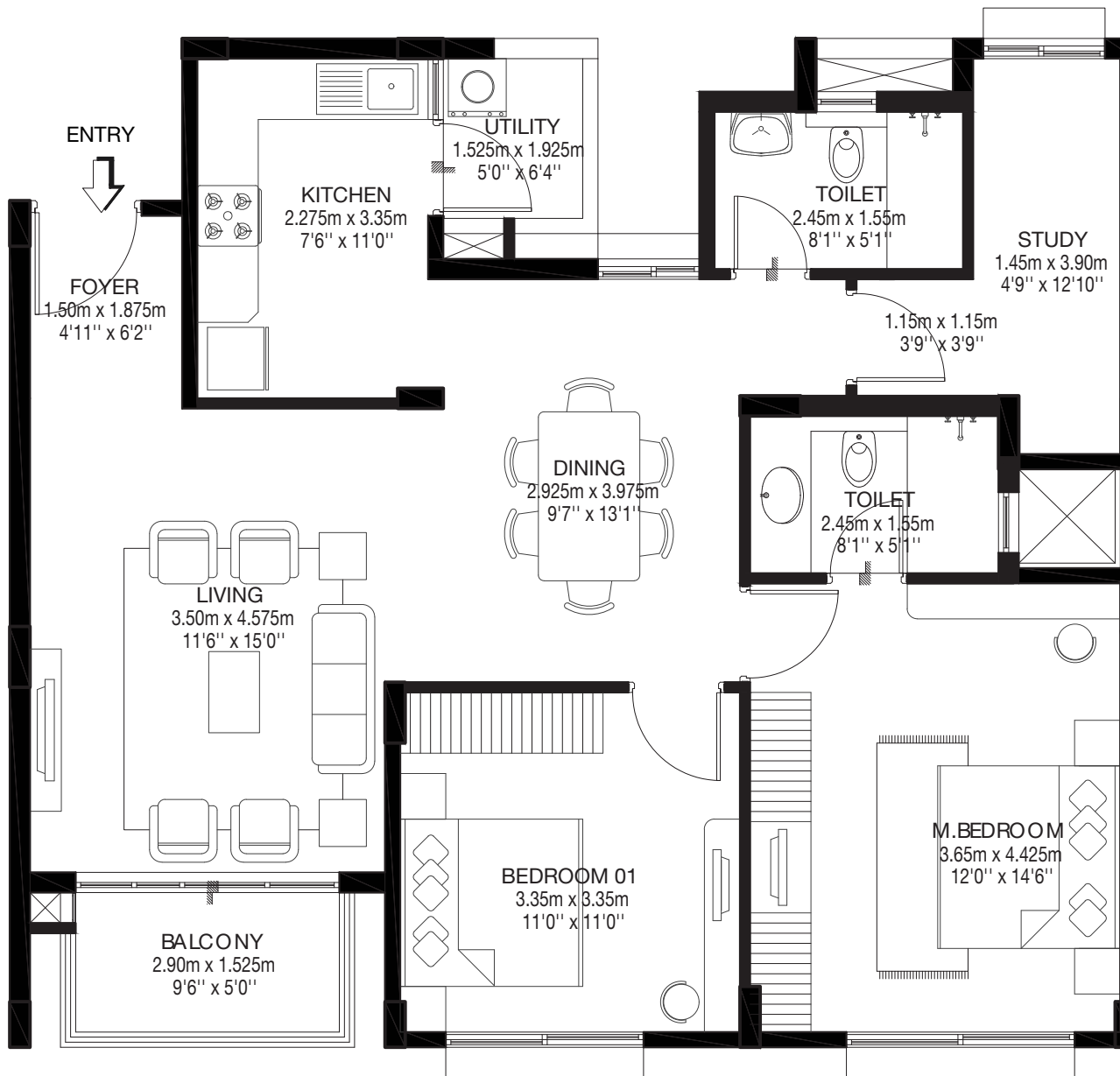
Ground floor

O2-00-05

CARPET AREA: 88.91 sqm / 957 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 126.35 sqm / 1360 sqft



Tower O

Model 1

3 BHK COMPACT-TYPE 02

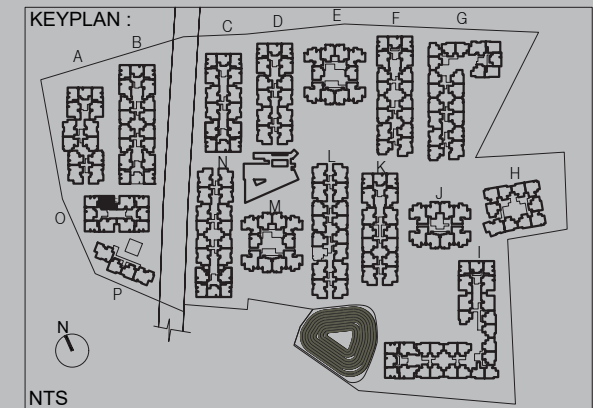
First ,Second & Third floor

O2-01/02/03-01

CARPET AREA: 96.86 sqm / 1042 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 137.22 sqm / 1477 sqft



Tower O

Model 1

3 BHK COMPACT-TYPE 02

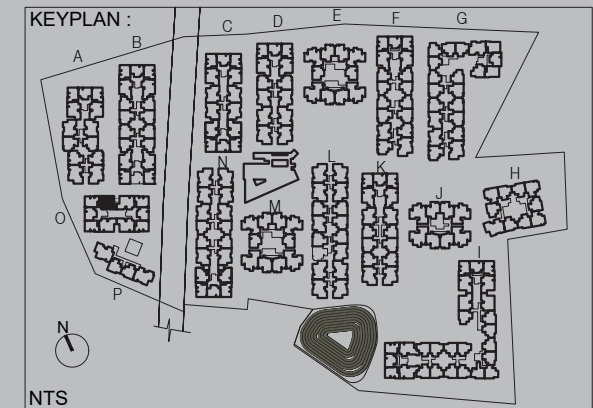
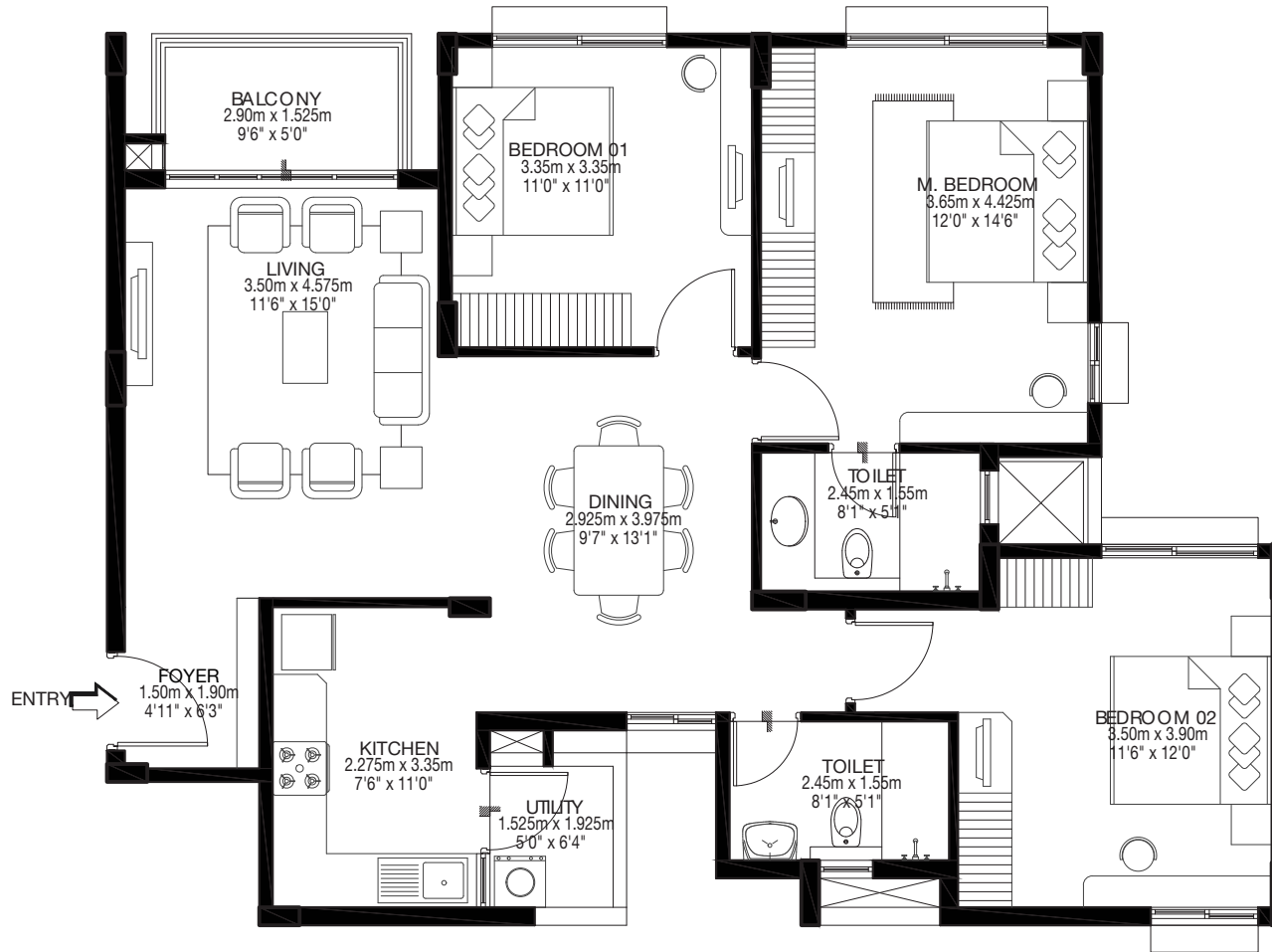
First ,Second & Third floor

O2-01/02/03-01

CARPET AREA: 96.86 sqm / 1042 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 137.22 sqm / 1477 sqft



Tower O

Model 1

2.5 BHK TYPE 01

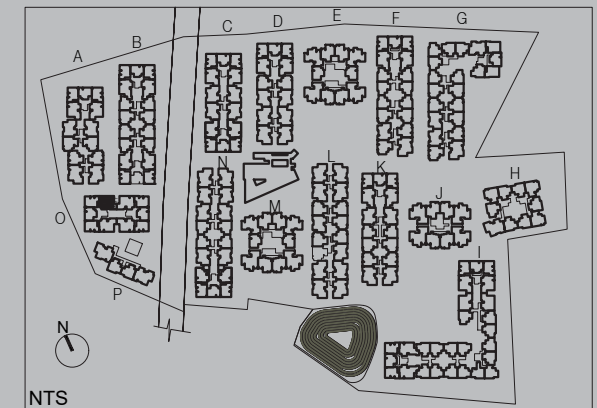
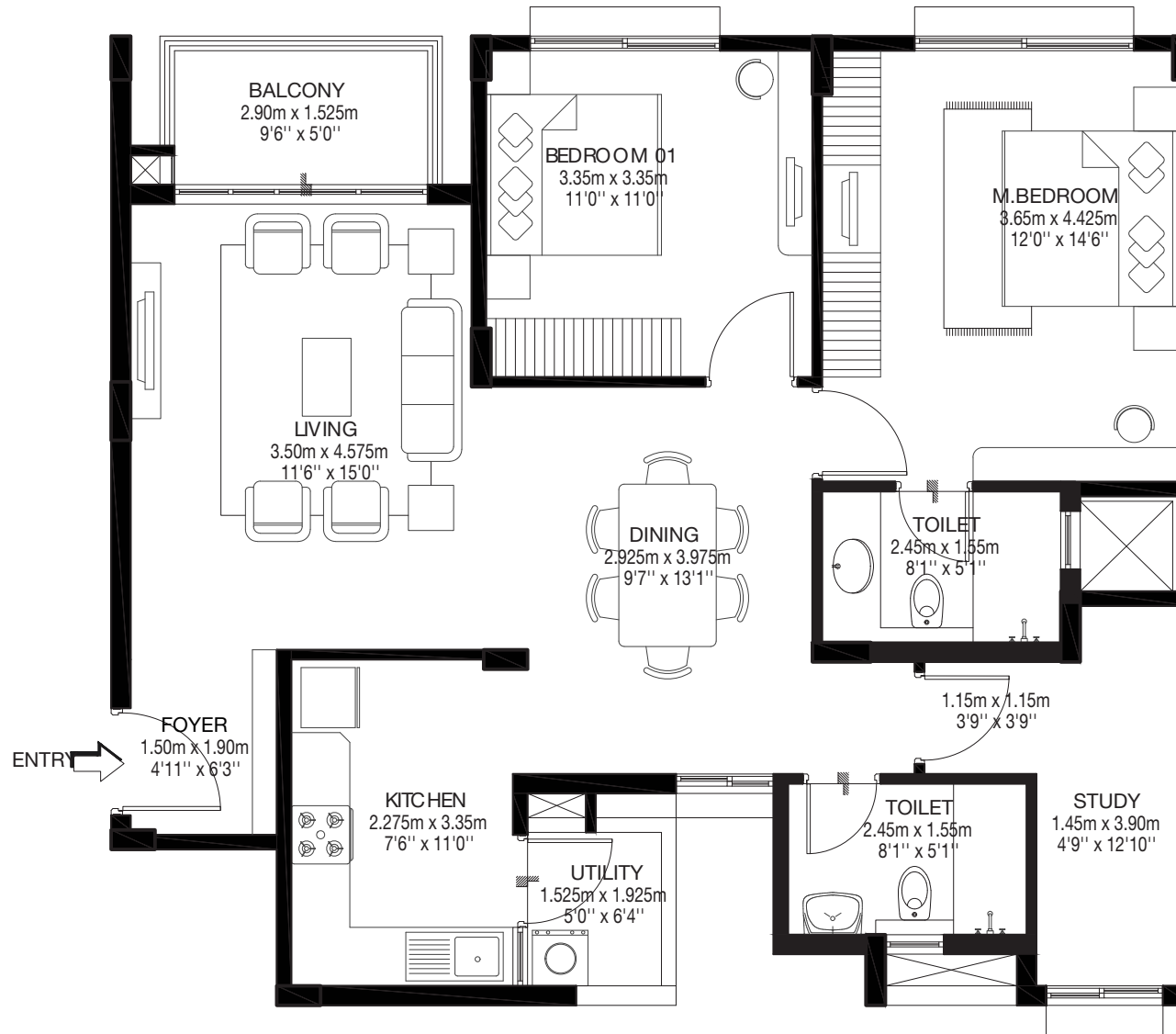
Ground floor

O2-00-01

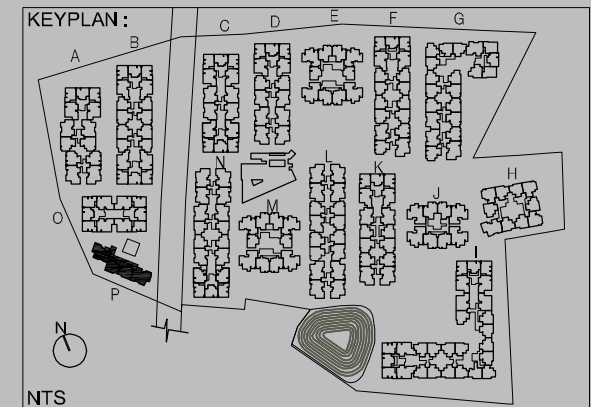
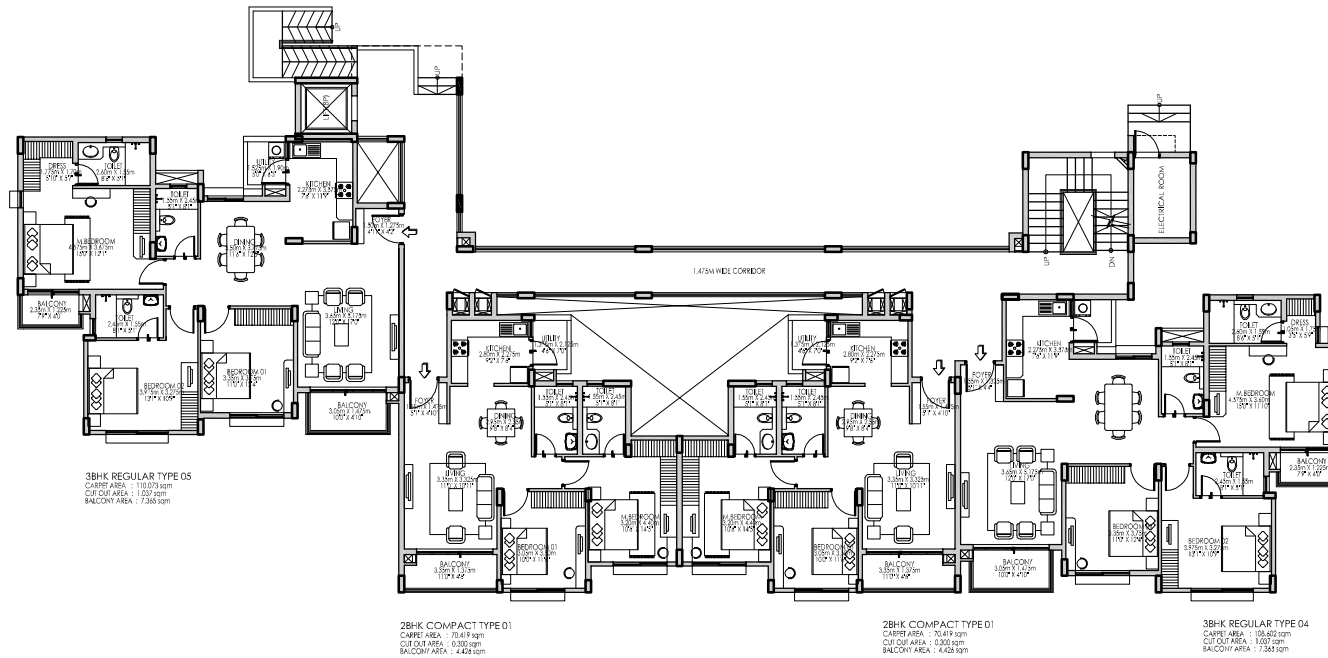
CARPET AREA: 88.91 sqm / 957 sqft

BALCONY AREA: 4.36 sqm / 47 sqft

SALABLE AREA: 126.35 sqm / 1360 sqft



Tower P
Wing - P1
Ground Floor



Tower P

Model 1

2 BHK COMPACT-TYPE 01

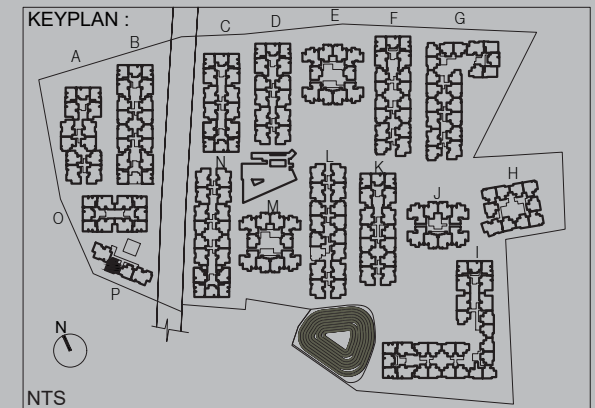
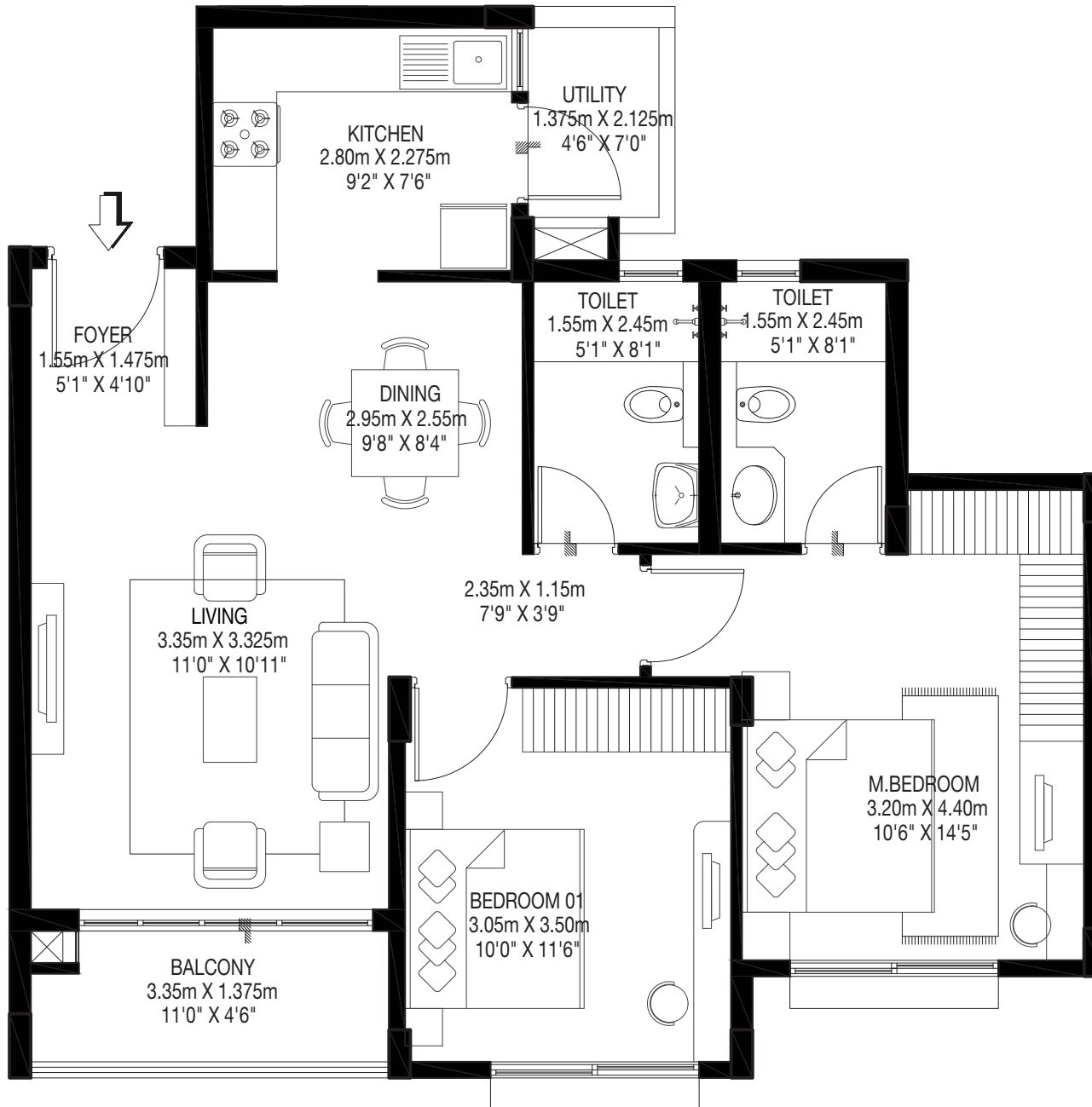
Ground, First, Second & Third floor

P1-00/01/02/03-03

CARPET AREA: 70.41 sqm / 757 sqft

BALCONY AREA: 4.42 sqm / 47 sqft

SALABLE AREA: 101.26 sqm / 1090 sqft



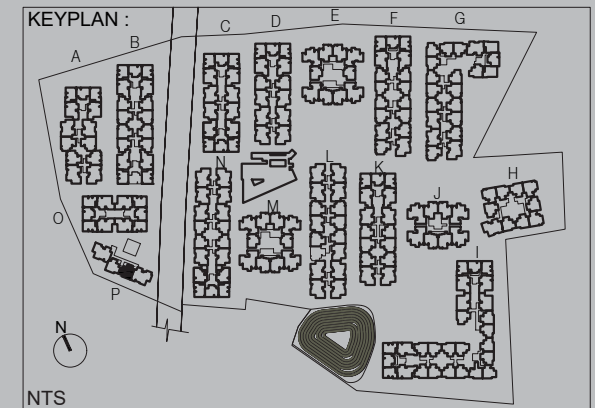
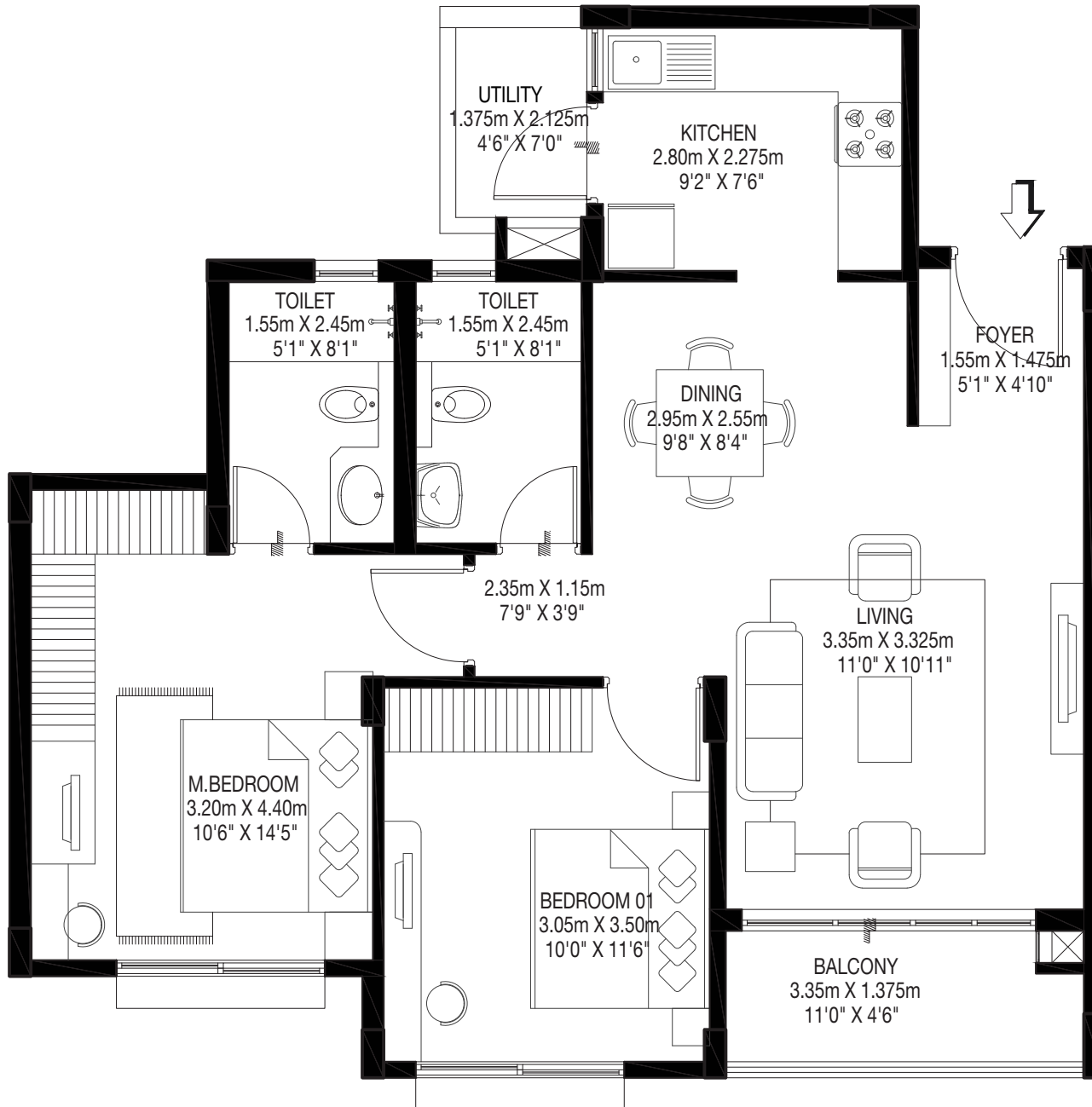
Tower P
Model 1

2 BHK COMPACT-TYPE 01
Ground, First, Second & Third floor
P1-00/01/02/03-02

CARPET AREA: 70.41 sqm / 757 sqft

BALCONY AREA: 4.42 sqm / 47 sqft

SALABLE AREA: 101.26 sqm / 1090 sqft



Tower P

Model 1

3 BHK REGULAR-TYPE 04

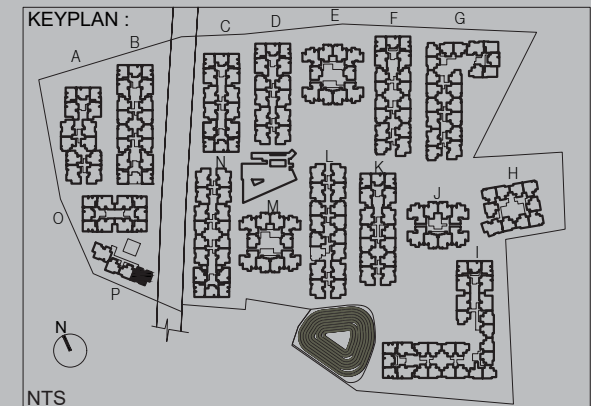
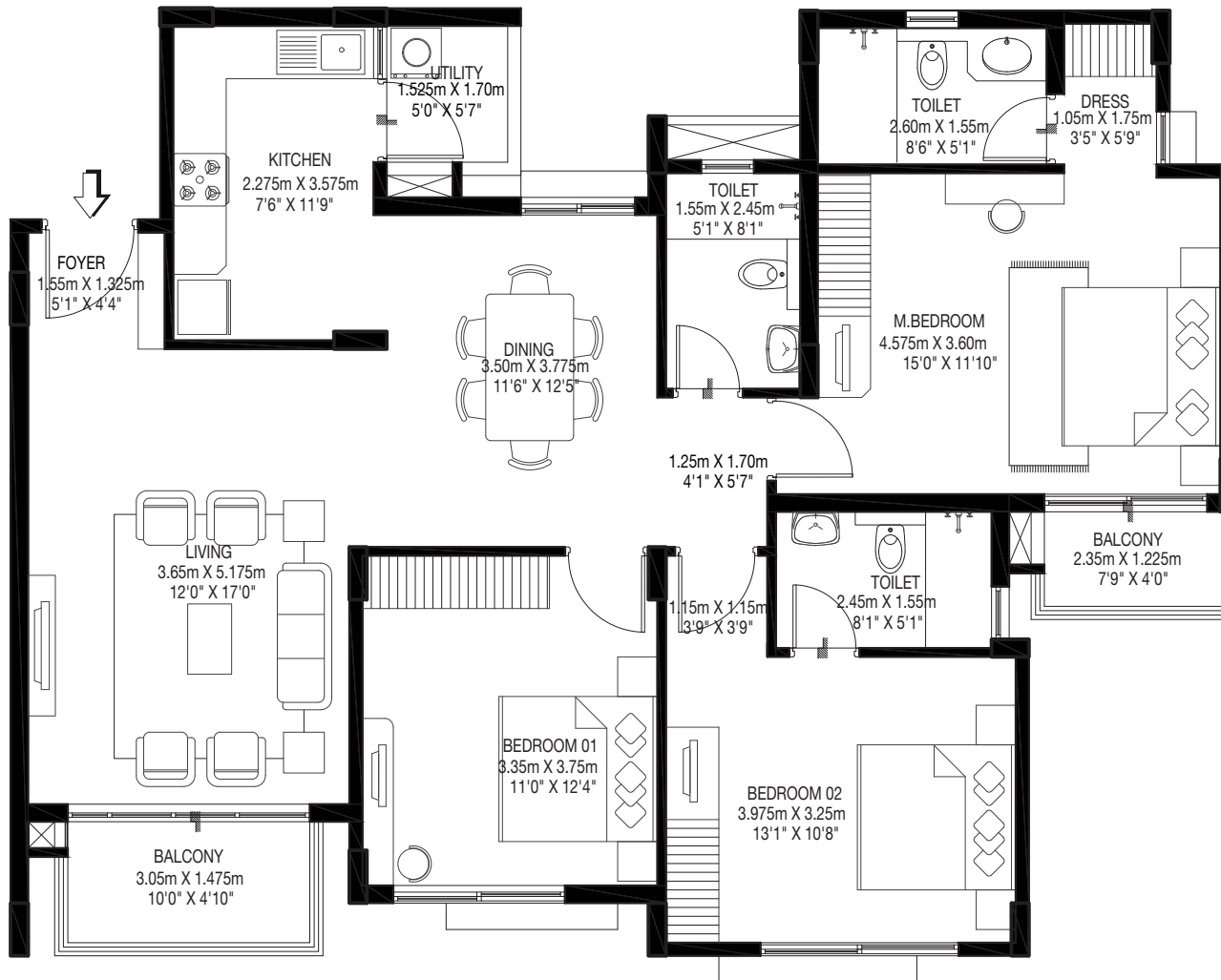
Ground, First ,Second & Third floor

P1-00/01/02/03-01

CARPET AREA: 108.60 sqm / 1168 sqft

BALCONY AREA: 7.36 sqm / 79 sqft

SALABLE AREA: 156.45 sqm / 1684 sqft



Tower P
Model 1

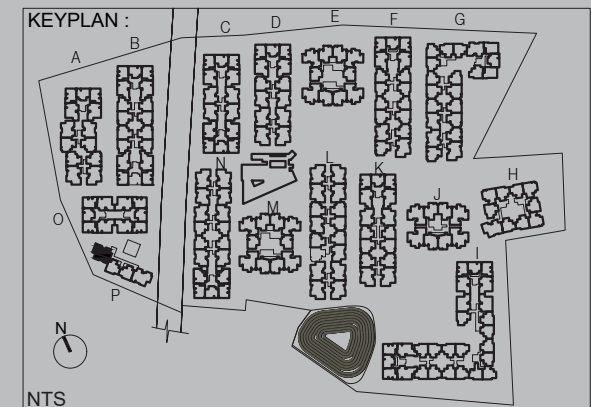
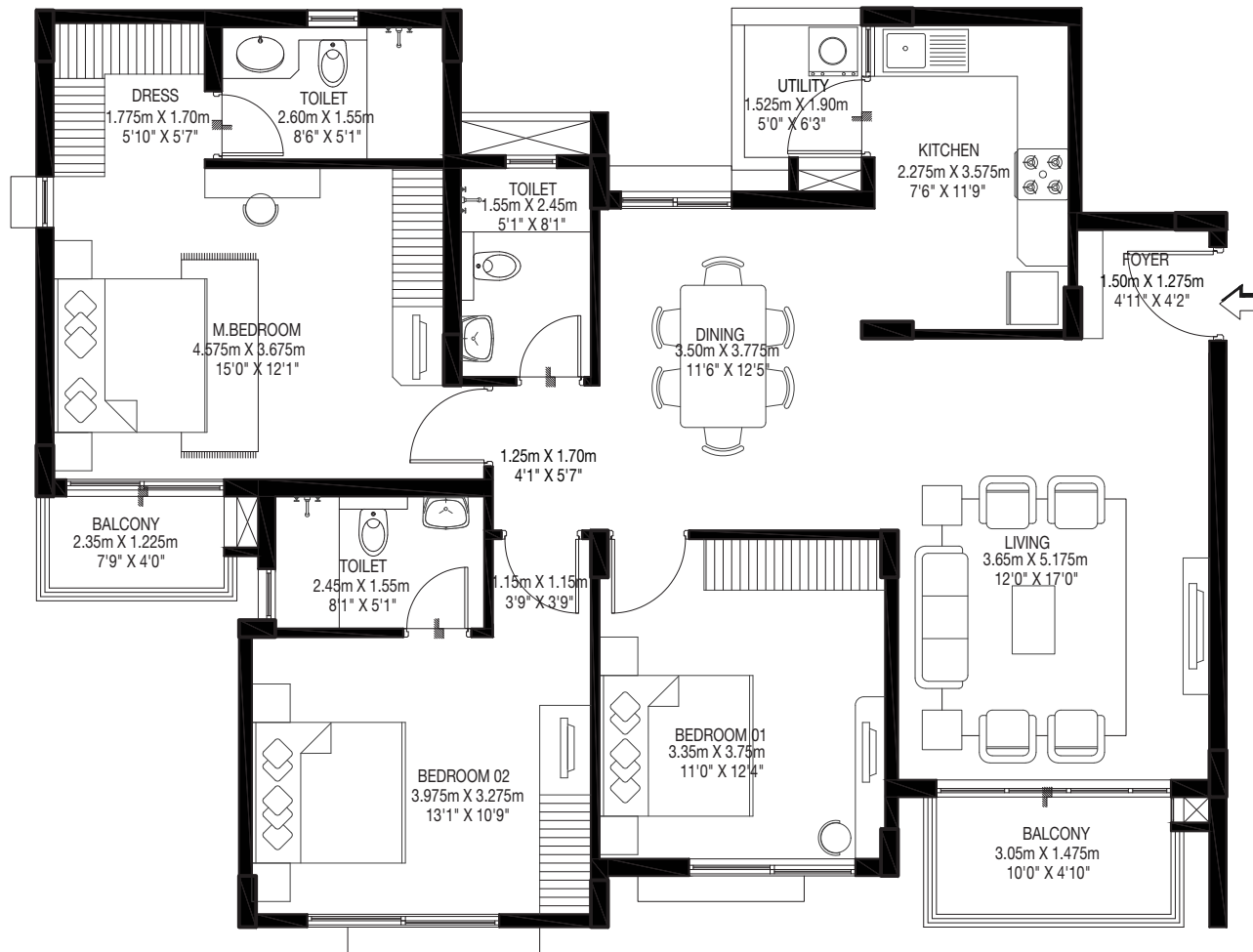
3 BHK REGULAR-TYPE 05

Ground, First ,Second & Third floor
P1-00/01/02/03-04

CARPET AREA: 110.07 sqm / 1184 sqft

BALCONY AREA: 7.36 sqm / 79 sqft

SALABLE AREA: 158.68 sqm / 1708 sqft



PAYMENT PLAN

%	PAYMENT SCHEDULE
5%	Token amount
10%	Booking amount (less token amount)
10%	Completion of Excavation
10%	Completion of Footing
10%	Completion of First Floor Slab
10%	Completion of Second Floor Slab
10%	Completion of Third Floor Slab
10%	Completion of Terrace Slab
10%	Completion of Flooring (Except wooden flooring in the master bedroom)
10%	Completion of Internal Painting (first coat)
10% + OC	Notice to Possession

STANDARD SPECIFICATION

A PERFECT LIFESTYLE — NOW MEETS — THE FINE ELEMENTS OF LIVING



STRUCTURE

TYPE OF STRUCTURE	FRAMED WITH BLOCKWORK	YOUR HOME IS BUILT WITH WITH A FRAMED BLOCKWORK STRUCTURE, A CONSTRUCTION PROCESS WHICH ALLOWS US TO DEVELOP QUALITY AND HIGHLY DURABLE HOMES.
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FLOORING

LIVING/DINING/ OTHER BEDROOMS	VITRIFIED TILES	THESE TILES ARE CAREFULLY HANDPICKED TO ADD AN AESTHETIC APPEAL TO YOUR LIVING SPACES. VITRIFIED TILES ARE CHOSEN FOR THE LIVING, DINING AND OTHER BEDROOMS AS THEY ARE EASY TO MAINTAIN, DURABLE, AND BETTER PERFORMING COMPARED TO OTHER FLOORING MATERIAL.
MASTER BEDROOM	LAMINATED WOODEN FLOORING	YOUR MASTER BEDROOM IS ELEGANTLY CRAFTED WITH LAMINATED WOODEN FLOORING, A RELATIVELY NEW INVENTION WHICH HAS GAINED POPULARITY IN THE WORLD OF FLOORING.
TOILETS BALCONIES UTILITY KITCHEN	ANTI SKID CERAMIC TILES	ANTI-SKID CERAMIC TILES ARE PROVIDED IN AREAS PRONE TO WET SURFACES, TO MAKE THEM LESS SLIPPERY. WHICH PREVENT INJURIES CAUSED BY SLIPPING AND FALLING.



DOORS

MAIN DOOR	HARDWOOD DOOR WITH HARDWOOD FLUSH SHUTTER WITH TEAK VENEER AND TWO SIDE POLISH	HARDWOOD IS NATURALLY STRONG AND DURABLE AS IT COMES FROM SLOW GROWING TREES. ITS NATURAL PATTERNS ENSURE EVERY DOOR IS UNIQUE.
INTERNAL DOORS	WOODEN DOOR FRAME WITH FLUSH DOOR SHUTTER	WITH EVERY INTERNAL DOOR MADE OUT OF WOOD, A NATURAL INSULATOR OF HEAT, YOU CAN ENJOY THE WARMTH INSIDE YOUR HOME. MOREOVER, UNLIKE METAL DOORS, WOOD IS RUST PROOF AND AS A RESULT, LOW MAINTENANCE.

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	WINDOWS	ALUMINIUM	ALUMINIUM WINDOWS WITH TRACK FOR MESH	ALUMINIUM WINDOWS CONTRIBUTE TO EXCELLENT SOUND INSULATION AND AN EXTENDED LIFE WITHOUT WARPING OR CRACKING OVER TIME.
	WALL AND CEILING	PAINT	OBD	OIL BASED DISTEMPER PAINT IS AN ENVIRONMENT-FRIENDLY PAINT WHICH DOES NOT HAVE ANY HAZARDOUS ELEMENTS IN ITS COMPOSITION. A SLEEK MATT FINISH MAKES YOU REVEL IN THE LOOK AND FEEL OF YOUR DREAM HOME.
	KITCHEN AND UTILITY	KITCHEN COUNTER AND SINK PROVISION	GRANITE COUNTER WITH SS SINK	YOUR KITCHEN IS ADORNED WITH GRANITE, A HEAT RESISTANT MATERIAL WITH A TIMELESS AURA AND APPEAL WHICH MAKES FOR A PERFECT COOKTOP.
	TOILET	CP SANITARY BRAND/ SELECTION	JAGUAR/HINDWARE/PARRYWARE/EQUIVALENT	BEAUTIFUL DESIGNS ARE CHOSEN FOR YOUR BATHROOM TO MATCH YOUR LIFESTYLE.
	POWER	POWER ALLOTTED TO FLAT	1 BHK-2.5 KW, 2 BHK-3 KW, 3 BHK-4 KW	THE POWER SUPPLY IS ADEQUATE TO MEET ALL YOUR STANDARD REQUIREMENTS.
	BALCONY RAILINGS	RAILING	MS RAILING	WHEN IT COMES TO HANDRAILS IT IS EXTREMELY IMPORTANT TO KEEP SAFETY IN MIND. WE HAVE CHOSEN MILD STEEL, A STRONG, AESTHETICALLY APPEALING AND TIME TESTED MATERIAL TO ENSURE YOUR SAFETY.
	CAR PARKING TYPE	OPEN/COVERED	COVERED AND OPEN CAR PARKING	EVERY APARTMENT IS ALLOTTED A BASEMENT OR OPEN CAR PARKING
	POWER BACKUP	DG BACKUP TO FLAT	1 BHK- 0.75 KW 2 BHK - 1 KW; 3 BHK - 1 KW	ENJOY UNINTERRUPTED POWER SUPPLY AT ANY POINT OF TIME WITH ADEQUATE POWER BACKUP TO ENSURE YOUR HOUSE IS LIT AT ALL TIMES.
	RETICULATED PIPED GAS SYSTEM	PIPED GAS	RETICULATED PIPED GAS SYSTEM	A VALUE ADDING FEATURE THAT PROMISES AN UNINTERRUPTED SUPPLY OF COOKING GAS AND FEWER WORRIES ABOUT REPLACING THE GAS CYLINDER ON A REGULAR BASIS.

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A PERFECT LIFE

NOW MEETS

AVENUES OF HAPPINESS



RETAIL
HIGH STREET

SUPERMARKET	ONE OF THE OLDEST SUPERMARKET CHAINS IN INDIA WITH ORIGINS DATING BACK TO 1905 – NILGIRIS SUPERMARKET WILL NOW CATER TO ALL YOUR GROCERY NEEDS.
PHARMACY	ASIA'S LARGEST HEALTHCARE GROUP, APOLLO HOSPITALS, BRINGS TO YOU ITS PHARMACY SERVICES – APOLLO PHARMACY WHICH ENSURES HEALTHCARE IS ALWAYS FIRST PRIORITY.
CLINIC	CONSULTATION AND DIAGNOSTIC SERVICES IN THE CLINIC BY OMEGAA DIAGNOSTICS AND HEALTHCARE ENSURES CARING FOR YOUR KIDS AND THE ELDERLY HAS NEVER BEEN EASIER WITH THE CONVENIENCE OF HOME SAMPLE COLLECTION AND THE AVAILABILITY OF A GENERAL PHYSICIAN 7 DAYS A WEEK.
RESTAURANT	ENJOY YOUR FAVOURITE FOOD AT THE RESTAURANT WITH FAMILY AND FRIENDS, WITHOUT THE HASSLE OF TRAVELLING FAR FOR THIS EXPERIENCE.



CLUBHOUSE
TERRACE
LOUNGE

STAR GAZING AREA	A QUIET AND PEACEFUL AREA WITH A TELESCOPE WHICH IS THE PERFECT PLACE TO STAR GAZE AND ENJOY IN QUIETITUDE UNDER A STARLIT SKY.
BARBEQUE AREA WITH SEATING	A SPACE THAT IS DESIGNED TO BRING TOGETHER FAMILY AND FRIENDS GIVING YOU AMPLE TIME TO BUILD RELATIONSHIPS.
ACUPRESSURE PATHWAY	THIS IS A SIMPLE YET VERY EFFECTIVE THERAPY FOR HEALTHY LIVING. A WALK ON THE ACUPRESSURE PATHWAY CAN UNWIND YOUR MIND AND BODY FROM A BUSY SCHEDULE.
SOCIALIZING AREA WITH HAMMOCKS	IT IS ESSENTIAL TO CONNECT WITH FAMILY AND FRIENDS AND THIS AREA ALLOWS YOU TO DO JUST THAT. IT INFUSES A SENSE OF COLLECTIVENESS WHERE KIDS AND GROWN UPS CAN SPEND TIME WITH EACH OTHER.

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HEALTH AND FITNESS

JOGGING/WALKING/ CYCLING TRACK	AN EARLY MORNING RIDE ON A CYCLE/WALK/JOG ON THE MULTI-PURPOSE TRACK WILL GIVE YOU AN OPPORTUNITY TO MAINTAIN A HEALTHY LIFESTYLE AND STAY FRESH THE ENTIRE DAY.
HEALTH CLUB	RELAX AFTER A LONG DAY AT WORK AND ENJOY AT THE MASSAGE OR STEAM ROOM IN THE HEALTH CLUB.



WORK FRIENDLY

VIDEO CONFERENCING IN THE BUSINESS CENTRE WI-FI ENABLED HOMES	THESE FEATURES ALLOW YOU TO CONNECT TO YOUR WORK PLACE FROM HOME, GIVING YOU AN OPPORTUNITY TO STAY CLOSE TO FAMILY WITHOUT COMPROMISING ON YOUR WORK COMMITMENTS.
EXCELLENT ROAD ACCESS	SPEND ABUNDANT TIME WITH YOUR LOVED ONES BY REDUCING YOUR TRAVEL TIME. THE PROJECT LOCATION OFFERS EASY ACCESS TO NEARBY INFORMATION TECHNOLOGY PARKS AND OTHER IMPORTANT HUBS OF THE CITY.
LAUNDRY FACILITY	OPEN YOUR WARDROBE TO CLEAN, IRONED CLOTHING EVERYDAY WITH THE MODERN DAY CONVENIENCE OF A LAUNDRY FACILITY AT YOUR DOORSTEP.



EXTENSIVE SPORTS FACILITIES

CRICKET PITCH TENNIS COURT	USE YOUR TIME TO PRACTICE AND SHARPEN YOUR SKILLS AT A GAME OF CRICKET OR TENNIS.
OUTDOOR AND KIDS SWIMMING POOL	THE SWIMMING POOL WILL COOL YOU DOWN IN THE SUMMER MONTHS AND YOUR KIDS CAN LEARN TO SWIM IN THE POOL SPECIFICALLY DESIGNED FOR CHILDREN. THE PRESENCE OF A DECK NEXT TO THE POOL GIVES YOU SPACE FOR A POOL PARTY WITH FAMILY AND FRIENDS.
GYM	FULFILL YOUR RESOLUTION TO STAY FIT WITH CERTIFIED TRAINERS FROM SNAP FITNESS INDIA WHO WILL HELP TRANSFORM YOUR DREAM OF A HEALTHY LIFESTYLE INTO REALITY.
INDOOR BADMINTONCOURT TABLE TENNIS ROOM	ENJOY THESE SPORTS FACILITIES HOUSED IN A CLUBHOUSE OF APPROXIMATELY 20,000 SQ.FT. EACH AMENITY HAS A DEDICATED SPACE WHICH ENSURES THERE IS SOMETHING OF INTEREST FOR EACH MEMBER OF THE FAMILY.



FAMILY SAFETY

24 X 7 SECURITY CCTV SURVEILLANCE IP BASED CAMERA	ENSURE YOUR FAMILY'S SAFETY WITH THE THREE TIER SECURITY SYSTEM THAT ALLOWS YOU TO LIVE SECURE 24*7.
BUS SHELTER	PARENTS CAN KEEP THEIR WORRY ABOUT THEIR SCHOOL GOING KIDS AT BAY AS THE BUS SHELTER ENSURES KIDS CAN WAIT FOR THEIR BUS WITHIN THE PROPERTY ITSELF.

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MULTIPLE
ENTERTAINMENT
OPTIONS AND
LEARNING AVENUES

CARDS ROOM, GAMING ROOM (CARROM, CHECKERS, CHESS, FOOS BALL, DART BOARDS), BILLIARDS	COMPETE WITH YOUR FRIENDS IN A GAME OF BILLIARDS, CHESS OR CARDS AND ENTERTAIN YOUR GUESTS TO AN ENJOYABLE EVENING IN THE CLUBHOUSE.
CHILDREN'S AND TODDLER'S PLAY AREA	THESE SPACES WILL ENSURE YOUR TODDLERS AND CHILDREN HAVE A FUN AND FROLIC FILLED EVENING AND THEY MAKE THE MOST OF THEIR CHILDHOOD DAYS.
MINI THEATRE	SPEND TIME DURING THE WEEKEND WATCHING YOUR FAVOURITE MOVIE ON THE BIG SCREEN. THE MINI THEATRE HAS BEEN BUILT WITH FEATURES THAT ALLOW YOU TO USE THIS SPACE AS A LEARNING AVENUE AS WELL.
MUSIC ROOM	YOUR KIDS CAN PURSUE THEIR PASSION FOR MUSIC IN THIS ROOM. WE HAVE ASSOCIATED WITH EARDRUMS, TO PROVIDE YOUR KIDS WITH A PLATFORM TO LEARN NEW MUSICAL INSTRUMENTS.
YOGA/DANCE ROOM	EXPLORE THE INDIAN CLASSICAL DANCE FORM OF "KATHAK" THROUGH OUR PARTNERSHIP WITH NOOPUR PERFORMING ARTS CENTRE AND PERFECT YOUR YOGA ASANAS IN THIS ROOM.
LIBRARY	MAKE BEST USE OF THIS SPACE READING NOVELS OF YOUR CHOICE. WE HAVE PARTNERED WITH JUST BOOKS TO EQUIP THE LIBRARY WITH A LARGE COLLECTION OF BOOKS FOR ALL AGES.
GUEST ROOM	THE GUEST ROOM PROVIDES HOTEL LIKE STAY WITHIN THE CLUBHOUSE ITSELF AND ENSURES ENTERTAINING GUESTS AT HOME HAS NEVER BEEN MORE CONVENIENT.
SENIOR CITIZEN COURT	A DEDICATED SPACE FOR THE ELDERLY TO ENJOY THE WARMTH OF THE MORNING SUN AND THE SERENE LANDSCAPE OF THE VICINITY.
MULTI-PURPOSE HALL	THE MULTI-PURPOSE HALL OFFERS A SPACE TO CELEBRATE EVERY OCCASION: BIRTHDAYS, FESTIVALS AND WEDDING ANNIVERSARIES.
CRÈCHE	A SPACE IN THE CLUBHOUSE WHICH ENSURES THE SAFETY AND WELL BEING OF THE CHILDREN WHILE FREEING UP THE MIND OF ANY CONCERN WORKING MOTHERS MAY HAVE.

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AREA STATEMENT

TOTAL LAND AREA	= 17,580 sq. m
WATERED LAND	= 17,580 sq. m
NET LAND AREA FOR FSI	= 15,000 sq. m

BUILDING COVERAGE STATEMENT

AREA OF PLOT	= 17,580 sq. m
TOTAL AREA OF ROAD	= 1,500 sq. m
NET PLOT AREA FOR GROUND COVERAGE	= 15,000 sq. m
TOTAL PLOT AREA	= 17,580 sq. m
PROPOSED GROUND COVERAGE	= 38.33% ± 0.01%
PROPOSED F.A.R.	= 1.40 ± 0.01
PROPOSED F.A.R. AREA	= 21,000 sq. m

HEIGHT OF THE BUILDING TO TOP OF TERRACE = 32.25 m

REMARKS:

- 1. THE TOTAL AREA OF THE PLOT IS 17,580 SQ. M.
- 2. THE TOTAL AREA OF THE ROAD IS 1,500 SQ. M.
- 3. THE NET PLOT AREA FOR GROUND COVERAGE IS 15,000 SQ. M.
- 4. THE TOTAL PLOT AREA IS 17,580 SQ. M.
- 5. THE PROPOSED GROUND COVERAGE IS 38.33% ± 0.01%.
- 6. THE PROPOSED F.A.R. IS 1.40 ± 0.01.
- 7. THE PROPOSED F.A.R. AREA IS 21,000 SQ. M.

REMARKS:

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PRADHAN MANTRI AWAS YOJANA

PRADHAN MANTRI AWAS YOJANA (PMAY) AIMS TO MAKE THE GOAL OF “HOUSING FOR ALL” A REALITY.



ELIGIBILITY

- The beneficiary should not hold a pucca house in his/her name in any part of India
- For married couple either spouse or both eligible for single house
- Should not have availed any other benefits from other government housing schemes



BENEFITS UNDER SCHEME

- The scheme is applicable for people under MIG-1 (6-12 lac annual income) and MIG-2 (12-18 lac annual income)
- Maximum loan amount applicable is 9 lac and 12 lac respectively for MIG-1 and MIG-2 on loan tenure of upto 20 years
- The Maximum subsidy value for MIG-1 and MIG- 2 is 2.35 lac and 2.3 lac respectively



ASSUMPTIONS

- 20-year loan tenure
- SBI Home Loan rate of 8.5% has been assumed

PRADHAN MANTRI AWAS YOJANA

PARAMETERS	CLSS(MIG-1)	CLSS(MIG-2)
Income range	6-12 lacs	12-18 lacs
Max carpet area of house	968.76 sq.ft.	1184.04 sq.ft.
Max Loan amount eligible for subsidy	Upto 9 lacs	Upto 12 lacs
Subsidy percentage	4%	3%
Max loan tenure of loan	20 years	20 years
Max subsidy amount	2.35 lacs	2.30 lacs

ADVANTAGE OF BUYING IN A RERA PROJECT

CONTROLLED WITHDRAWAL

The developer will have to transfer 70 percent money received from home buyers to an escrow account. This money will be withdrawn as per the stages of construction, approved by engineers and chartered accountants of builders.

APPROVALS BEFORE SELLING

Developers will be able to sell projects only after the necessary approvals. Under RERA, builders and agents will have to register themselves with the regulator and get all projects with more than eight apartments registered before launch. This will take care of common malpractices such as selling property before getting the necessary clearances.

NO LAST MINUTE SURPRISES

The developer cannot make changes to the project without the consent of 2/3rd of the buyers.

IN CASE OF DELAYS

Compensation would be as per any material in the agreement in case of a delay & also penalty on the developer.

GODREJ PROPERTIES

Pan-India Presence | Cutting-edge Design | Quality of Construction | On-time Delivery
Sustainable Development

GODREJ ONE

Actual Photograph.

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ZEST

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