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DREAM FLATS ARE AVAILABLE. **SARASWATI ABODE**

East Gola Road, Patna

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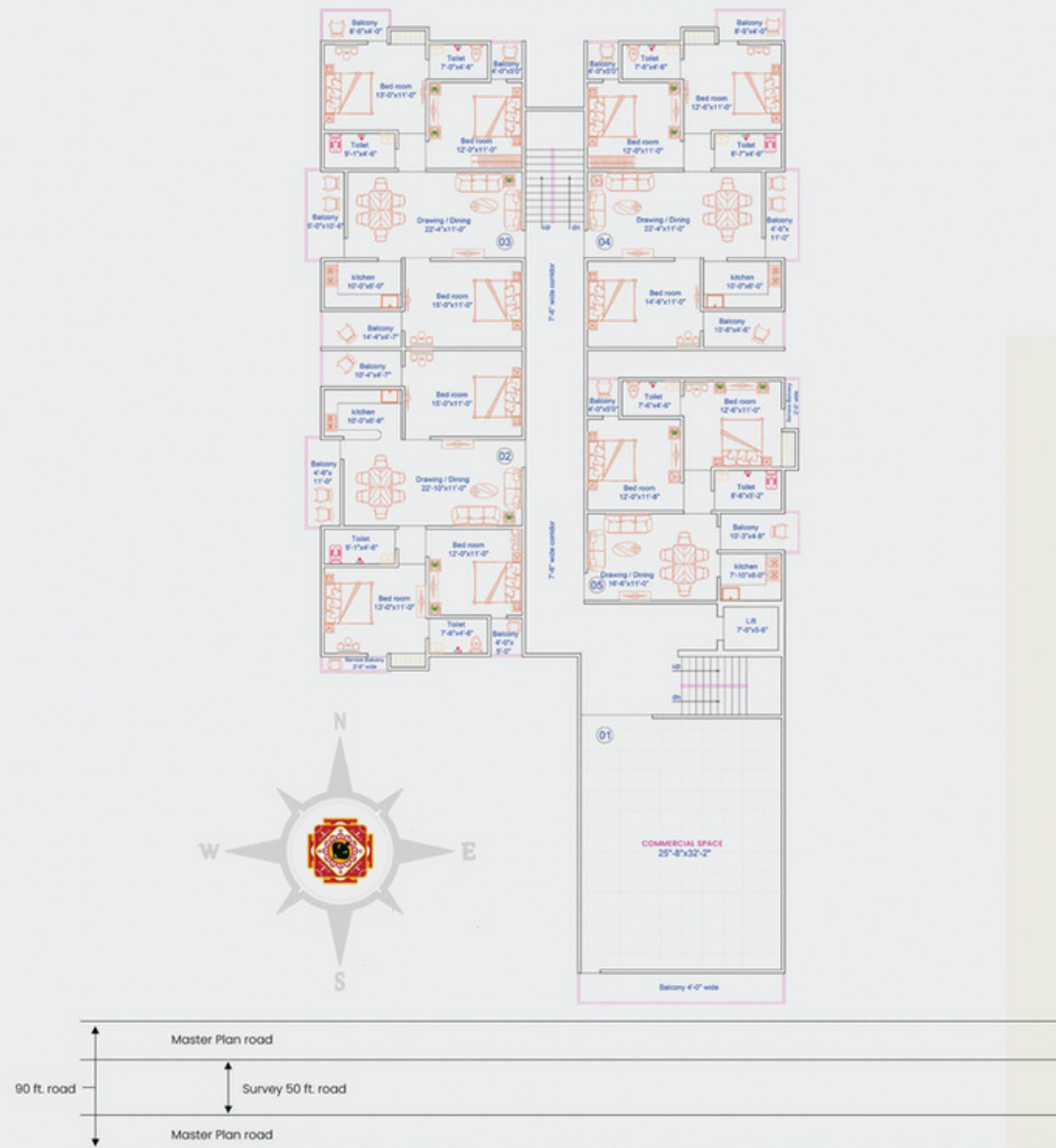
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G+1 to G+4 Floor Plan



Property	Carpet Area	Balcony Area	Builtup Area	Super Builtup Area	Description
1	829.40 Sq.Ft.	106.03 Sq.Ft.	874.00 Sq.Ft.	1280.00S.q.Ft.	Commercial Space
2	888.00 Sq.Ft.	135.00 Sq.Ft.	1080.00 Sq.Ft.	1558.00S.q.Ft.	3 BHK Flat
3	882.00 Sq.Ft.	159.00 Sq.Ft.	1098.00 Sq.Ft.	1582.00S.q.Ft.	3 BHK Flat
4	867.00 Sq.Ft.	154.00 Sq.Ft.	1083.00 Sq.Ft.	1562.00S.q.Ft.	3 BHK Flat
5	639.00 Sq.Ft.	82.00 Sq.Ft.	775.00 Sq.Ft.	1121.00S.q.Ft.	2 BHK Flat

SPECIFICATIONS

STRUCTURE:

Ground+4(Four) Floor. R.C.C. Frame Structure as per drawing & design with earthquake resistant

CIVIL WORK:

First Quality black work in cement, sand mortar as per drawing & design

FINISHING:

All internal walls finish with plaster of paris and surface with weather coat only in front and rest all three sides with cement base paint from asian paint company.

DOORS:

Sal wood Chaukhat with 30mm water proof flush door.

WINDOWS:

UPVC glass windows with sound dampening.

BALCONY:

UPVC and Glass finish balcony railings

FLOORING:

1. Ceramic tiles
2. Granite flooring in stair.
3. Checked Tiles in parking space.

KITCHEN:

1. Provision of Black Granite platform and Wall of Ceramic tiles upto 2ft. height.
2. One premium steel sink with hot water function.

PAYMENT SCHEDULE

1. (a) 10% at the time booking
(b) Balance in five quarterly instalments.
(c) Full and final settlement of accounts has to be done one month before delivery of possession.
2. Discount against full payment at the time of booking may be availed.

HOUSING LOANS

The developer will help in arranging long term housing loans for the flat buyers from bank/ HDFC, ICICI and other housing Institutions.

AMENITIES:

Automatic Lift 8 person, Generator, 1 parking, Plantiation along Boundary wall, and Beautification and plantation on terrace with a walking track and sitting area.

ELECTRICAL:

Concealed PVC conduit with copper wiring with anchors Fittings or equivalent make with adequate light and power points in bed rooms, kitchen, both toilet and dinning space. provision of exhaust point in kitchen & toilet.

P.H.E. WORK:

Common water tank for the block. each. Each toilet finished with geyser point, washbasin, I.W.C. or E.W.C. pan with cistern and all tdp fittings of C.P. of standard make Jal all sanitary Euro will be done with PVC & CPVC Astral pipes. all water connection with ISI approved. Gland PVC pipe and fittings,

PLASTER:

15mm and 18mm plaster in CM 1:6 on RCC source and brick surface.

TOILET:

Premium ceramic tiles upto 7ft. height bathroom fittings of premium make.

OTHER FEATURE:

Boring will be fitted with submersible pump as per design. One wash basin in dinning space.

OTHER CHARGES:

Parking, Lift and Generator

Note : The Brochure is purely conceptual and not a legal Documents.

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&
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