

PROJECT FEASIBILITY REPORT

“HIMGIRI CO. OPERATIVE HOUSING SOCIETY LTD”

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PROJECT FEASIBILITY REPORT

PREAMBLE

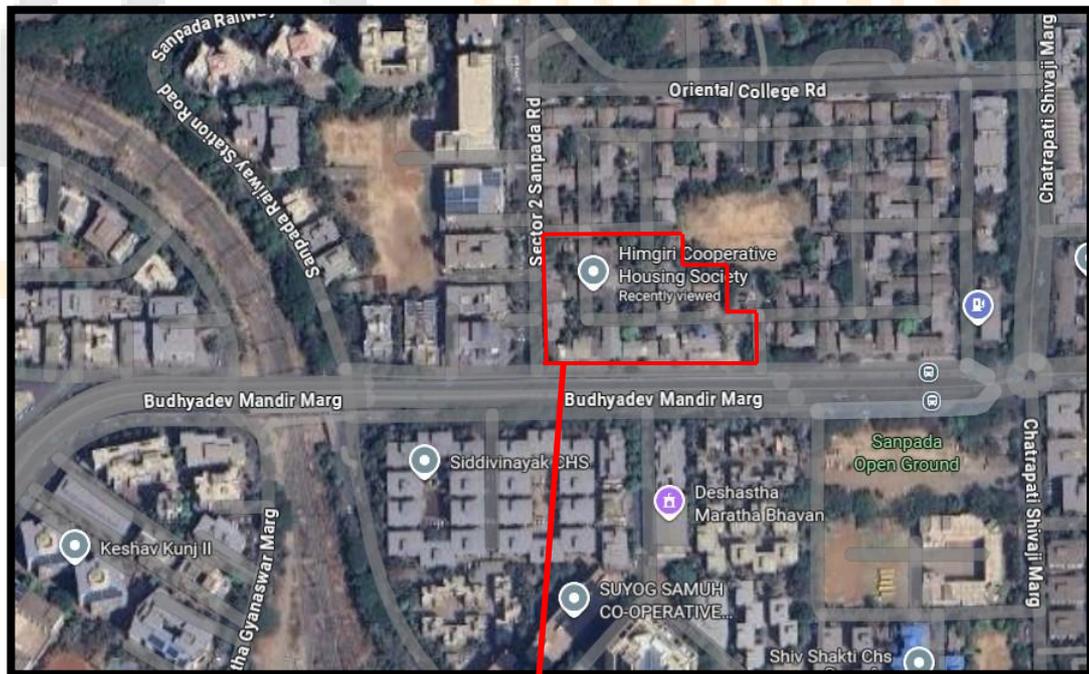
Himgiri Co-operative Housing Society Ltd consists of total 149 units (Flat -143, Shop - 06) in total 33 buildings, Sector-03, Sanpada. The buildings were constructed 30 years ago, facing a lot of problems of leakages, falling of concrete and cracks from structural members etc.

The Society is intending to carry out Redevelopment of their building after demolishing the existing building and re-constructing the new buildings thereby giving new residential flats to existing residential members in lieu of right to sell and dispose the additional flats/shops in new buildings by utilizing permissible FSI.

The Redevelopment / Reconstruction of building will be done as per Regulation No 10.10.2 of UDCPR which has been sanctioned by State Government on date 02/12/2020 vide Government Notification TPS 1818/CR.236/18/Section 20 (3)/UD13. Further the provisions of Maharashtra Co-Op Societies Act 1960 are applicable along with the guidelines issued on 04/07/2019 under section 79A of the Act.

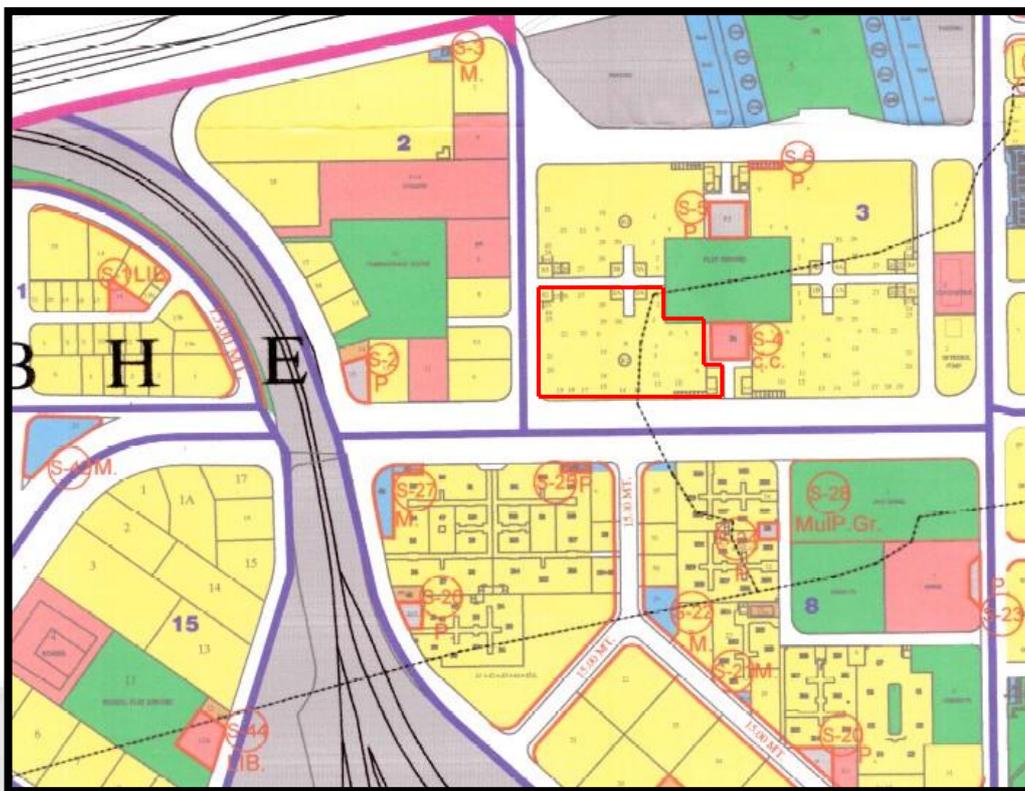
The report has been prepared on relevant documents pertaining with the existing structure such as CIDCO Agreement, Demarcation (condominium) Plan, & unit drawings.

SITE ANALYSIS



PROPOSED SITE

DP PLAN



The site is located at a strategic location in Sanpada. Further this site is in very close vicinity of Railway Station, Bus terminus, National Highway, various Educational Institutes, Hospital, Market, Garden etc.

The plot in proposal is abutting on 6m, 15m & 30m, wide road, The properties are well connected with water & sewer connections.

CONCEPT OF REDEVELOPMENT

Redevelopment consist of the process of reconstruction of the residential premises after demolition of the existing structure/s and construction of new structure/s with new technology and with new dimensions and amenities. This is done by utilizing the potential of the land by exploiting existing FSI& ancillary FSI as specified in UDCPR. The basis of calculation of Entitlement of Rehab Area is the carpet area of CIDCO constructed Unit.

The Society can adopt self-development or appoint a Developer by virtue of resolution passed and consent given by majority of members of society to redevelop the plot on its behalf.

NECESSITY FOR REDEVELOPMENT OF EXISTING BUILDINGS/APARTMENTS

- 1) Existing Buildings age is more than 30 years and are beyond repair or in need of extensive repairs.
- 2) Association starved of necessary funds required to carry such repairs
- 3) On one hand the society does not have the resources and expertise to handle the repairs on their own and on the other hand the families of the Apartment Owners have grown and they need larger space to accommodate themselves.

DRAWBACKS OF OLD BUILDINGS

- a) Perennial leakage in the structure.
- b) Unavailability of elevators causing suffering to heart patients and the elderly members.
- c) Absence of proper firefighting system.
- d) Room sizes being small & less space to accommodate increased family members.
- e) Lack of attached toilets in bedrooms.
- f) Plumbing/electrical lines lying open and are constructed in old systems.
- g) Lack of surveillance services.
- h) Absence of common facilities like fitness Centre, Society office, recreation area.
- i) Unavailability of parking space.
- j) Buildings are not earthquake resistant
- k) Low resale value due to poor condition of the building.
- l) Absence of electrical back up such as generators.

BENEFITS OF REDEVELOPMENT

- 1) The members will be provided new bigger/spacious flats free of cost thus having a value addition to property.
- 2) The members will be provided or will be compensated for alternate accommodation during the course of reconstruction from the date of vacation of the existing buildings.
- 3) The newly constructed buildings will be Earthquake resistant as well and will be designed to take care of the wind load. Hence more durable against the natural calamity.
- 4) New building/s will be planned to suit the modern living style.
- 5) New building/s will be constructed with modern technology and with modern Elevation features to give a beautiful attractive look. This will indirectly amount to the price appreciation of the whole property.
- 6) Latest and modern amenities including Lifts, Society Office, fitness Centre, beautiful entrance lobby, light, fans, etc. will be provided in the newly constructed building.
- 7) Latest and well-designed services like piped gas supply, adequate water storage tanks, CCTV cameras, well designed storm water drainage, lighting system to the whole compound, firefighting services, rain water harvesting, solar panels etc.
- 8) New building/s will be constructed keeping in mind the latest IS quality standards and hence will not require major repairs.
- 9) New building with green building concepts & with environmentally friendly features such as rain water harvesting, solar panels, disposal of solid waste etc.

- 10) The problem of existing building will be dealt with now and not pass on to the next generation.
- 11) Corpus Fund will subsidize future maintenance of society.

DOCUMENTS FOR APPROVAL

I. Property related documents:

- 1) True Copy of Lease Deed from CIDCO.
- 2) True Copy of Registration of Co Op Housing Society from Deputy-Registrar.
- 3) Authority Letter given to Office Bearers of Society in Original.
- 4) True Copy of Development Agreement and Power of Attorney (if applicable).
- 5) Irrevocable Consent on Rs100 stamp paper for Redevelopment and appointment of developer from members of Society in original.
- 6) List of members with tenement details duly certified from CIDCO Ltd.
- 7) Proof of Buildings regarding Age of Buildings above 30 years
OR building is dilapidated.
- 8) Resolutions passed in the SGM of society regarding redevelopment.

II. Area related Documents -

- 1) True Copy of Demarcation plan from CIDCO Ltd.
- 2) True Copy of CIDCO Tenement Plan giving details of Carpet Area and Built-Up area.
- 3) Layout of Plot showing Rehabilitation buildings, Open spaces, Amenity spaces, internal Roads approved and signed by Authorized Signatories of society in original.
- 4) Individual tenement plans giving details of Carpet area and Built-up Area

III. Appointment Letters and related Documents-

1. Appointment of Architect along with Acceptance Letter, Form of Supervision, Declaration, Copy of License from Architect.
2. Appointment of Structural Engineer along with Acceptance Letter, Form of Supervision, Declaration, Copy of License from Structural Engineer.
3. Acceptance Letter, Form of Supervision, Copy of License from Licensed Plumber.
4. D.P. Remarks giving details of Road Widening, Amenity Area and Recreational Open spaces.
5. Actual Site survey of plot done by the licensed Surveyor.

IV. Undertakings in prescribed formats -

1. Undertaking for Open to Sky Terrace and Stilt.
2. Undertaking for CESS / LBT NOC.
3. Undertaking for Non-stacking of Debris.
4. Undertaking for Earthquake Resistant Structural Design.

5. Undertaking for surrender of area under Road widening, Amenity space and tenements to be handed over to CIDCO and NMMC, if any.
6. Undertaking for payment of Infrastructure Charges.
7. Undertaking for Corpus Fund.
8. Undertaking for timely possession of Rehabilitation tenements.
9. Indemnity Bond in favour of NMMC for litigations and court cases.

V. No Objection Certificates –

1. NOC from Assessment Dept., NMMC for Property tax & water department for water bill.
2. NOC from Fire Officer, NMMC.
3. NOC from CIDCO & Deputy Registrar of Society,
4. NOC from AAI/Competent Authority for allowable height.
5. NOC from MOEF, for Environmental Clearance. (if required)
6. NOC from City Engineering Section for Road Widening. (if any)
7. NOC from society for Transit Accommodation or Alternative provision.
8. NOC from Tree Authority.

SEQUENCE OF OPERATION

In order to implement the proposed Redevelopment Project, the following Sequence of Operations must be followed:

A. STATUTORY APPROVAL RELATED OPERATIONS:

- 1) Submission to NMMC for identification of Project for Redevelopment after receipt of Structural Audit Report and obtaining approval for the same.
- 2) NOC of Deputy registrar (CIDCO).
- 3) Submission to CIDCO for obtaining Redevelopment NOC.
- 4) Submission to NMMC for Scrutiny of Project proposal as per UDCPR.
- 5) Submission to NMMC for Fire Brigade NOC and obtaining the same.
- 6) Procuring various 'No Objection Certificates' related to Redevelopment.
- 7) Payment of Fees and Charges after compliances of various documents.
- 8) Scrutiny of Project proposal as per prevailing UDCPR for NMMC and obtaining LOI for Environmental Clearance.
- 9) Submission to MoEF for Environmental Clearance and obtaining the same.
- 10) Payment of fees and premium to NMMC, CIDCO
- 11) Obtaining Commencement Certificate for the entire Project.
- 12) Execution of the work up to Plinth after obtaining permission for Tree cutting and Transplantation.

- 13) Submission of Plinth Completion Certificate and obtaining Plinth Checking Certificate and further Commencement Certificate.
- 14) Execution of balance work including finishing and obtaining all requisite documents and 'No Objection Certificates' after compliances as prescribed in UDCPR and Building Permission.
- 15) Application for Occupancy Certificate and obtaining the same.
- 16) Connections of various services such as water, electricity, gas pipeline, internet



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B. EXECUTION RELATED OPERATIONS:

- 1) Approval to Project Feasibility Report and draft tender document by the members of Society.
- 2) Appointment of Developer by following Tender process and in presence of Deputy Registrar.
- 3) Structural Audit from registered structural engineer or from IIT/VJTI or similar reputed Institution.
- 4) Finalization of the list of Amenities.
- 5) Executing Development Agreement.
- 6) Carrying out Soil investigation and Site Survey.
- 7) Obtaining all necessary permissions for commencement of work.
- 8) Shifting of members and vacating the premises as planned.
- 9) Demolition of the existing buildings and Site clearance.
- 10) Construction of new buildings along with execution of infrastructure work.
- 11) Completion of finishing work and Cleaning Site.
- 12) Handing over Possession to the existing and new members.



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PROJECT FEASIBILITY REPORT – PART 2

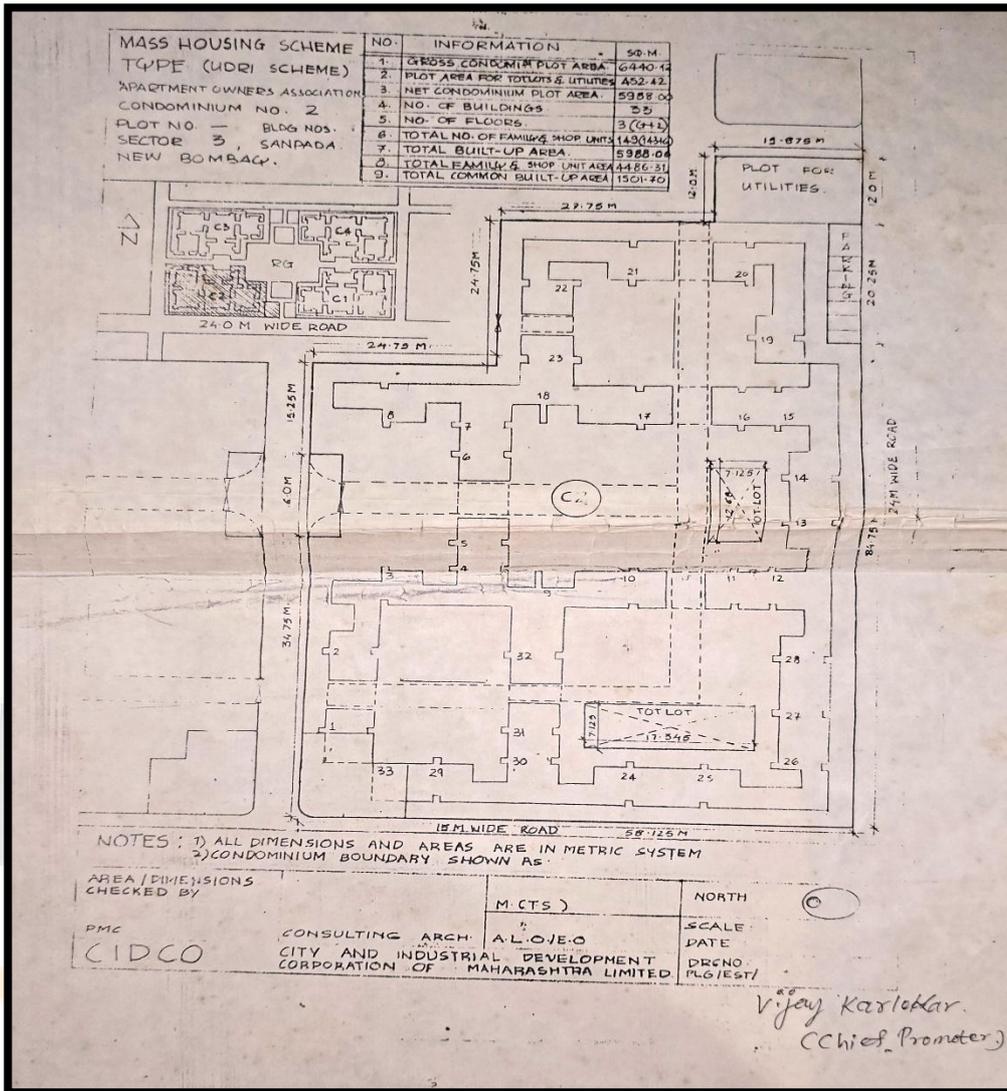
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- As per the Redevelopment Policy the authorized Carpet Area shall be considered for Redevelopment Area calculation i.e., based on the unit drawings of the Apartments issued by the CIDCO.
- The carpet area shall mean, the total area covered inside the flats, finished wall to finished wall of all rooms, passages, toilets, baths, WC's, etc.,
- Project Feasibility Report is based on the Unified Development Control and promotion Regulations applicable within the jurisdiction of Navi Mumbai Municipal Corporation along with its amendments from time to time, its policies in force and our understanding & interpretation of the same.
- The policies for redevelopment of dangerous / dilapidated buildings in a Housing Schemes of CIDCO containing houses or tenements for EWS / LIG / MIG / HIG were modified vide UDCPR-2020 as sanctioned on 02.12.2020. Applicable regulation for our project is 10.10.2 of the UDCPR.
- **10.10.2: Reconstruction / Redevelopment of Building in CIDCO / NMMC Areas**
Regulation for reconstruction / redevelopment schemes undertaken by CIDCO/Owner's Association / Co-operative Housing Society (CHS) in respect of **the authorized buildings previously constructed by CIDCO** but subsequently destroyed by natural calamities or accidental fires or which have collapsed by aging or are demolished or being demolished under a lawful order of the Municipal Commissioner etc.: -

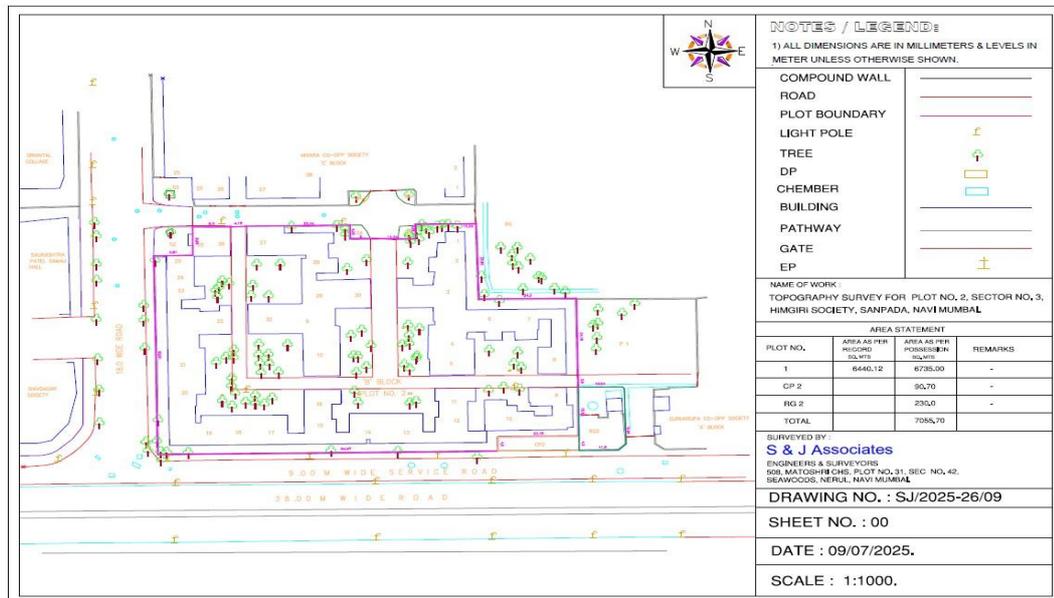
Reconstruction / Redevelopment, in whole or in part of a building, previously constructed by CIDCO (not being a building wholly occupied by warehousing / Industrial user and also not being an individually owned structures, which has ceased to exist for the reasons mentioned above) or a building constructed by CIDCO which has been declared dilapidated by the Commissioner NMMC or a building constructed by CIDCO which is above 30 years of age, irrespective of its status of dilapidation, (hereinafter collectively referred to as "dangerous / dilapidated building") shall be permissible in accordance with the following Regulations.

DEMARCATON PLAN



As per condominium plan the plot area is **6440.42 Sq.mt**

Plan as per Actual Site Survey



a) As measured on site, the actual plot area found more than that mentioned in the condominium plan which need to be confirmed by CIDCO. Further once confirmed by CIDCO, it will be made available by payment of premium as decided by CIDCO as per their policy. For this feasibility report, the plot area is considered as in the condominium plan i.e. 6440.42 SQM and further the plot derives access from 6m, 15m and 30 m wide road.

The redevelopment will be governed by following provisions of UDCPR and the total permissible FSI shall as specified in Table below or Rehab + Incentive FSI as defined under UDCPR- 2020 whichever is more.

Table 10 C of Regulation 10.10.2 of UDCPR

Table No -10 C		
Sr. No.	Category	Permissible FSI
i)	Plot area of 1000 sq.mt. or more and having access road of minimum 15 m width.	3.00
ii)	Plots area of 1000 sq.mt. or more and having access road of minimum 9m. width	2.00
iii)	All other plots having access road below 9m width.	1.80 or Authorisedly consumed FSI + 50% Incentive whichever is less

IN OUR CASE, FSI- 3:00 will be applicable, or Rehab + Incentive whichever is more

ROAD	FSI APPLICABLE	PLOT AREA SQMT	PERMISSIBLE BUILTUP AREA SQMT
30 M	3.00	6440.42	19321.26

b) As per Regulation No 10.10.2 of UDCPR, Basic entitlement of Rehab area of each member is 35% additional on existing carpet area previously constructed by CIDCO subject to a minimum of 300 SFT. However, in present case since the Plot area is more than 4000 SQM, an additional entitlement would be available in addition to 10% of existing carpet area of the flat as per table below

Table 10 D of Regulation 10.10.2 of UDCPR

Table No - 10 D	
Area of the Plot under Redevelopment	Additional Entitlement (As % of the Carpet Area of the Existing Tenement)
Upto 4000 sq.m.	Nil
Above 4000 sq.m. to 2 hect	10%
Above 2 hect to 5 hect	15%
Above 5 hect to 10 hect	20%

Note: - As per UDCPR, the regulation is applicable for structure previously constructed by CIDCO and which is more than 30-year-old or dilapidated. Hence, the Carpet Area mentioned on CIDCO Unit Plan/Document shall be considered for entitlement area calculation as per above provisions. So, the extension done by taking CC & or OC cannot be considered for entitlement area calculation. The same is applicable for terrace area if any as it does not come under the definition of Carpet Area.

IN OUR CASE, CALCULATIONS FOR CARPET AREA ENTITLEMENT FOR MEMBERS:

In the present case since the Plot Area is more than 4000 sq.mtr. following calculation shall be applicable. Accordingly, a tentative calculation is given as under:

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No. of Units	Existing Carpet Area	Basic Entitled Carpet Area for Rehab including 35% on existing carpet area for Residential and for shops 20 % on existing carpet area	Basic Entitled Carpet Area for Rehab including 35% on existing carpet area MIN. 300 SQFT for Residential and for shops 20 % on existing carpet area	Additional Entitled Carpet area (10% of Existing Carpet Area) if plot size above 4000 sq mtrs for residential only not applicable for shops	Gross Entitled Carpet Area for Rehab including Additional Entitled area	Gross Entitled BUA for Rehab	Total BUA entitlement
	in sqm	in sqm	in sqm	in sqm	in sqm	in sqm	in sqm
A	B	C= B x 1.35	D=C or 27.87 whichever is more	E = B x 0.1	F=D+E	G+E*1.35	H+G*A
14	18.130	24.48	27.87	1.81	29.68	40.07	561.01
19	15.480	20.90	27.87	1.55	29.42	39.71	754.57
2	16.950	22.88	27.87	1.70	29.57	39.91	79.83
3	17.900	24.17	27.87	1.79	29.66	40.04	120.12
22	24.860	33.56	33.56	2.49	36.05	48.66	1070.60
5	26.060	35.18	35.18	2.61	37.79	51.01	255.06
7	23.440	31.64	31.64	2.34	33.99	45.88	321.19
8	26.810	36.19	36.19	2.68	38.87	52.48	419.84
1	27.590	37.25	37.25	2.76	40.01	54.01	54.01
1	40.900	55.22	55.22	4.09	59.31	80.06	80.06
17	37.440	50.54	50.54	3.74	54.29	73.29	1245.91
14	40.130	54.18	54.18	4.01	58.19	78.55	1099.76
5	46.660	62.99	62.99	4.67	67.66	91.34	456.68
2	43.100	58.19	58.19	4.31	62.50	84.37	168.74
2	35.660	48.14	48.14	3.57	51.71	69.80	139.61
1	49.090	66.27	66.27	4.91	71.18	96.09	96.09
1	44.250	59.74	59.74	4.43	64.16	86.62	86.62
10	51.090	68.97	68.97	5.11	74.08	100.01	1000.09
2	59.840	80.78	80.78	5.98	86.77	117.14	234.27
1	54.390	73.43	73.43	5.44	78.87	106.47	106.47
3	50.550	68.24	68.24	5.06	73.30	98.95	296.85
2	65.910	88.98	88.98	6.59	95.57	129.02	258.04

1	51.500	69.53	69.53	5.15	74.68	100.81	100.81
2	17.890	21.47	21.47	0.00	21.47	28.98	57.96
4	13.670	16.40	16.40	0.00	16.40	22.15	88.58
149							9152.781

c) Incentive FSI on Rehab Component would be available as per Table 10E as below

Table No – 10 E	
Basic Ration (LR/RC)	Incentive (As % of Admissible Rehabilitation Area)
Above 3.00	70%
Above 2.00 and upto 3.00	80%
Above 1.00 and upto 2.00	90%
Upto 1.00	100%

IN OUR CASE,

LAND RATE	43500	RATIO IS BETWEEN 1 AND 2, So, 90% INCENTIVE APPLICABLE, INCENTIVE AREA = 9152.78 X 90% = 8237.50 SQMT
CONSRTUCTION RATE	27951	
RATIO	1.56	

d) Any balance FSI shall be shared between Society & CIDCO / NMMC in the as per Table D and as per UDCPR.

Table 10 F of Regulation 10.10.2 of UDCPR

IN OUR CASE,

1	TOTAL BUA AREA AS PER FSI 3	19321.26 SQ.MT
2	REHAB BUA	9152.78
3	INCENTIVE BUA	8237.50
4	REHAB BUA + INCENTIVE BUA	17390.28
5	BALANCE BUA FOR SHARING	1930.98
6	CIDCO/NMMC SHARE	965.49
7	SOCIETY SHARE	965.49

- e) Over and above basic FSI as above, Ancillary area @ 60 % for residential and 80% for commercial is permissible with payment of premium as per regulation No 6.3. This area is primarily for the common areas such as staircases, lobby, passages, lift walls and its lobbies, gym, society office, driver room, common toilets, amenity area and any other habitable area as required by society.
- f) Further the entitlement carpet area as per above calculation, we can able to achieve more carpet area considering the balance ancillary area after the consumption for common area and keeping in mind the financial viability of the project for a developer to complete the project with his own cost.
- g) Further as per UDCPR 10.10.2, 5% of Plot Area to be given to NMMC as Social Amenity. Carpet area equivalent to 5% of the area of the plot Under redevelopment to be constructed within the scheme, providing separate access, and handed over to NMMC free of cost as social amenity.

NOTE: This Project Feasibility Report is based on the assumptions listed therein, present market condition, prevailing cost of construction, cost of building materials etc. and assumptions made as stated earlier. Any material changes in these conditions or change in Govt. / NMMC policies may change the final package offered by the Developer at the time of tendering / bidding of this project. Report is prepared based on the documents received from the Society. Some documents such as DP remarks from NMMC, NOC from civil Aviation Department is not received. If any additional reservation / setback / restriction becomes applicable at a later date the same would affect the feasibility of the proposal.

Note: SQFT = Square Feet; SQM = Square Meters

PLOT AREA	6440.42
BASIC FSI	3.00
Total Built-up Area	19321.26
COMM BUA- 10% OF PLOT AREA MAX	644.042
RESI BUA - (Total Built-up Area - COMM BUA)	18677.22
COMM ANCILLARY AREA- 80% OF COMM BUA	515.23
RESI ANCILLARY AREA- 60% OF RESI BUA	11206.33
Total Ancillary area	11721.56
Gross BUA - (TOTAL BUA + TOTAL ANCILLARY AREA) SQM	31042.82

TENTATIVE CONSIDERATIONS FOR PROJECT COST

A. Monitory requirements of members.

SR. NO.	DESCRIPTION	PARTICULAR
1.	TEMPORARY ACCOMODATION	
a)	Minimum Rent per month per member to be paid to the Existing Members from the Vacation Date till the date of offering repossession of new flats in the newly constructed building subject to receipt of Occupation Certificate.	FLATS – <ul style="list-style-type: none">• Rs 15,000/-• Rs 20,000/-• Rs 25,000/-• Rs 30,000/- SHOPS – <ul style="list-style-type: none">• Rs 25,000/- with 10% Annual increment
b)	Refundable deposit for transit accommodation	05 Months Rent
c)	Relocation Cost (Both Ways Shifting & Re shifting to new Flat)	Rs 15,000/- on each side
d)	Brokerage for obtaining temporary accommodation.	One month rent Per member.

A. Fees, Premium Charges for Approval

Navi Mumbai Municipal Corporation (NMMC) is planning Authority for the area. We need to take Fire DEPT NOC and Commencement Certificate from NMMC. We have to pay fees, deposits, premium for additional FSI, Ancillary FSI as per the rates mentioned in the UDCPR. All the charges are linked with Annual Schedule Rates of Govt of Maharashtra. For calculation rates of year 2025-26 are considered.

STATUTORY PAYMENTS OF MUNICIPAL CORPORATION

Statutory Payments / Municipal Dues for proposed Redevelopment in NMMC jurisdiction.				
Sr.No.	Description / Particulars	Figure	Unit	Remarks
F1	Ready Reckoner Rate of open land	43500.00	Rs/- per sqm	ASR 2025-26, Zone No. 27/331
F2	Ready Reckoner Rate of Residential area	133800.00	Rs/- per sqm	
F3	CFO Scrutiny Fee	71.89	Rs in Lakhs	[F3= Gross Construction Area x 0.5% x Rs. 27951/- per sqm]
F4	Scrutiny Fee	2.57	Rs in Lakhs	[F4 = Gross BUA x Rs. 5/sqm]
F5	Security Deposit.	7.72	Rs in Lakhs	[F5 = Gross BUA x Rs. 15/sqm]
F6	Development Charges for Land Component	28.02	Rs in Lakhs	[F6 = Plot Area x ASR (land) x 0.5%]
F7	Development Charges for Residential Bldg. Component	270.07	Rs in Lakhs	[F7 = Res. BUA x ASR x 2%]
F8	Development Charges for Commercial Bldg. Component	20.17	Rs in Lakhs	[F8 = Com. BUA x ASR x 4%]
F9	Ancillary Area Premium	509.89	Rs in Lakhs	[F9 = ancillary area x ASR x 10%]
F10	Infrastructure charges	560.32	Rs in Lakhs	(F10 = Additional FSI X ASR X 10%)
F11	Debris Deposit	1.29	Rs in Lakhs	[F11 = plot area X 20/sq.m.]
F12	SD for Mosquito	1.29	Rs in Lakhs	[F12 = plot area X 20/sq.m.]
F13	Tree Plantation deposit	0.32	Rs in Lakhs	[F13 = per tree X 500]
F14	Labour Cess	143.79	Rs in Lakhs	[F14 = K4 x Rs. 27951/- x 1%]
F15	Metro Vital Cess	318.26	Rs in Lakhs	[F15 = Equivalent to development charges]
FA	Total Municipal Dues / Statutory Payments	1935.59	Rs in Lakhs	SUM OF F3 TO F15
		19.36	Rs in Crores	

B. BG /TRANSIT HARDSHIP/ TAXES

F15	Bank Guarantee interest	176.38	Rs in Lakhs	[F15 = BG – Equivalent to 7 CR]
F16	Corpus Fund	149.00	Rs in Lakhs	[F 16 = Rs. 1.00 lacs per member]
F17	Residential Rehab Rent + Brokerage	1322.75	Rs in Lakhs	[F 17 = Rs 15000, Rs 20000, Rs 25000, Rs 30000 & Rs 25000 for 36 months plus 1 month brokerage + 10 % Annual increment]
F18	Deposit & Shifting Charges to existing members	193.70	Rs in Lakhs	[F18 = nos of members*Rs 1,30,000/member]
F19	GST	948.85	Rs in Lakhs	[F19= 5% of RR x Area of members and cidco]
F20	DA registration cost	450.00	Rs in Lakhs	[F20 = As Per Calculations]
FB	Total Expenses	3240.68	Rs in Lakhs	[FY = SUM OF F15 TO F20]
		32.41	Rs in Crores	

D. CONSTRUCTION COST

CONSTRUCTION COST				
Sr.No.	Description / Particulars	Figure	Unit	Remarks
K1	FSI AREA	31397.05	sqm	
K2	Construction Cost	108.15	Rs. In Crs	[K1 x Rs. 3200 / sq.ft.]
K3	NON FSI AREA	20045.78	sqm	
K4	Construction Cost	38.84	Rs. In Crs	[K3 x Rs. 1800 / sq.ft.]
	TOTAL	146.99	Rs. In Crs	

TOTAL PROJECT COST

Sr.No.	Description / Particulars	Figure	Unit	Remarks
L1	Total Construction Cost with GST	146.99	Rs. In Crs	
L2	Project Management consultant fees	2.60	Rs. In Crs	[L1 x 1.5.%] +GST
L3	Other Consultants	6.61	Rs. In Crs	[L1 x 4.5.]+GST
L4	Sales & Marketing Cost	5.69	Rs. In Crs	[2% of Revenue generated]
L5	Total Statutory Payments + RENT & OTHER. Expenses	51.76	Rs. In Crs	
L6	Interest on initial investment	6.21	Rs. In Crs	12% annual Interest in 2 years
L7	Contingency	8.31	Rs. In Crs	
L8	Total Project Cost	228.18	Rs. In Crs	[Sum of L1 to L7]



Sale / Revenue Cost / Project Profitability

Sr.No.	Description / Particulars	Figure	Unit	Remarks
M1	Total Carpet Area of the Sale Component, Residential	9193.43	sqm	Residential Rera CA for Sale
M2	Total Sale Price for Residential Flats	227.60	Rs. In Crs	Rs 23000/-on Rera CA
M3	Total Carpet Area of the Sale Component, commercial	1066.53	sqm	Commercial Rera CA for Sale
M4	Total Sale Price for shops	45.92	Rs. In Crs	Rs 40,000/- on Rera CA
M5	Total Parking for sale flats	140	Nos.	
M6	Total cost for Car Parking	11.20	Rs. In Crs	Rs 8.00 lakh per car
M7	Total Revenue generated	284.72	Rs. In Crs	
M8	Total Project Profit	56.55	Rs. In Crs	Revenue - Total Project Cost (M7- L8)
% Of Project Profit		25	%	

Considering the FSI permissible as per the Regulations mentioned above and as per the financial viability, the Built-up area required for Developer and accordingly that will be available for members is as under.

SR. NO	DESCRIPTION	AREA DETAILS SQ.MT
1	Total BUA WITH FSI 3	19321.26
2	Ancillary BUA	11721.56
3	Total BUA Potential with Ancillary	31042.82
4	CIDCO/NMMC Sharing	965.49
5	BUA required for Common space	5699.70
6	BUA required for sale considering financial viability of project	11160.02
7	BUA available for society =3-(4+5+6)	13217.61
8	CA available for society as per BUA above 7	11493.58

CONCLUSION:

Based on the above Feasibility Report, the total available carpet area is proposed to be distributed among the members considering the following parameters:

1. Residential Units:

- For 38 units having a carpet area ranging from 15.18 sq.m. to 18.13 sq.m., the minimum entitlement shall be 27.87 sq.m. & 10% additional entitlement as plot area more than 4000 sqm. as per UDCPR provisions.
- For all other residential flats, the basic entitlement shall be 35% over and above the carpet area allotted by CIDCO & 10% additional entitlement as plot area more than 4000 sqm.

2. Shops / Commercial Units:

- For the 06 shops, the basic entitlement shall be 20% over and above the carpet area allotted by CIDCO & no additional entitlement in accordance with UDCPR provisions.

3. Terraces:

- Certain flats have attached terraces as per the original CIDCO unit plans. Since UDCPR does not provide any provision for inclusion of terrace areas in entitlement calculations, these areas cannot be directly considered.
- However, to compensate for the same, one-third (1/3rd) of the terrace area is considered as an additional carpet area benefit over and above the basic entitlement.

4. Extensions / Additions:

- Some flats have carried out extensions or additions after obtaining Commencement Certificates (CC) and/or Occupation Certificates (OC).
- As per UDCPR, such additional areas are not eligible for direct entitlement consideration.
- To ensure fair compensation, 60% of the additional carpet area (where OC is obtained) and 40% of the additional carpet area (where only CC is obtained) are considered as added carpet area benefit over and above the basic entitlement.

5. Additional Carpet Area Over & Above Entitlement Area:

Further, over and above the entitlements as per UDCPR, additional carpet area is being made available to the members from the balance development potential, after considering the overall financial viability of the redevelopment project. The details as per existing size wise are as under.

ABSTRACT

ORIGINAL CA	TOTAL NO	TOTAL PROPOSED CA
15.48	19	823.06
16.95	2	94.50
17.90	3	151.88
18.13	14	709.05
23.44	7	390.51
24.86	22	1335.35
26.06	5	326.54
26.81	8	521.76
27.59	1	70.37
35.66	2	173.31
37.44	17	1589.93
40.13	14	1420.39
40.9	1	99.95
43.1	2	221.65
44.25	1	105.32
44.66	5	585.43
49.09	1	135.15
50.55	3	380.65
51.09	10	1302.23
51.5	1	122.57
54.39	1	133.24
59.84	2	288.63
65.91	2	318.53
SHOP	6	193.64
TOTAL	149	11493.64

EXISTING CARPET AREA 26.06

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138 %	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
03	0-1	26.06	30.59	0.00	6.89	5.51	OC	62.02	0.00	3.31	0.00	65.33
11	0-2	26.06	30.59		7.35	5.88	OC	62.02	0.00	3.53	0.00	65.55
16	0-1	26.06	30.59		4.57	3.66	OC	62.02	0.00	2.19	0.00	64.22
22	0-2	26.06	30.59		9.23	7.39	OC	62.02	0.00	4.43	0.00	66.45
30	0-2	26.06	30.59		9.27	7.42	CC	62.02	0.00	0.00	2.97	64.99
		130.3										326.54

EXISTING CARPET AREA 26.81

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138 %	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
01	0-1	26.81	34.79	0.00			NA	63.81	0.00	0.00	0.00	63.81
01	0-2	26.81	30.38	0.00			NA	63.81	0.00	0.00	0.00	63.81
07	0-3	26.81	34.79		7.82	6.26	OC	63.81	0.00	3.75	0.00	67.56
09	0-3	26.81	34.79		8.18	6.54	CC	63.81	0.00	0.00	2.62	66.43
20	0-1	26.81	34.79		5.19	4.15	CC	63.81	0.00	0.00	1.66	65.47
27	0-1	26.81	34.79				NA	63.81	0.00	0.00	0.00	63.81
28	0-1	26.81	30.38		6.8	5.44	OC	63.81	0.00	3.26	0.00	67.07
28	0-2	26.81	34.79				NA	63.81	0.00	0.00	0.00	63.81
TOTAL		214.48										521.76

EXISTING CARPET AREA 27.59

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
33	0-3	27.59	32.82		9.795	7.84	OC	65.66	0.00	4.70	0.00	70.37

EXISTING CARPET AREA 40.13

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
05	1-2	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
06	1-2	40.13	60.69	6.44	22	17.60	CC	95.51	2.15	0.00	7.04	104.70
11	1-1	40.13	60.69	6.44	36.10	28.88	CC	95.51	2.15	0.00	11.55	109.21
13	1-2	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
14	1-1	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
16	1-2	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
17	1-2	40.13	60.69	6.44	31.99	25.59	CC	95.51	2.15	0.00	10.24	107.89
18	1-1	40.13	60.69	6.44	31.99	25.59	CC	95.51	2.15	0.00	10.24	107.89
21	1-1	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
22	1-1	40.13	60.69	6.44	22	17.60	CC	95.51	2.15	0.00	7.04	104.70
24	1-2	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
28	1-1	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
30	1-1	40.13	60.69	6.44	14.8	11.84	OC	95.51	2.15	7.10	0.00	104.76
32	1-1	40.13	60.69	6.44		0.00	NA	95.51	2.15	0.00	0.00	97.66
TOTAL		561.82										1420.39

EXISTING CARPET AREA 40.9

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
31	1-2	40.9	61.85	7.82			NA	97.34	2.61	0.00	0.00	99.95

EXISTING CARPET AREA 43.1

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
01	1-1	43.1	60.26	8.39			NA	102.58	2.80	0.00	0.00	105.37
28	1-2	43.1	60.26	8.39	22.71	18.168	OC	102.58	2.80	10.90	0.00	116.28
TOTAL		86.2										221.65

EXISTING CARPET AREA 44.25

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
03	1-2	44.25	62.74	0.00			NA	105.32	0.00	0.00	0.00	105.32

EXISTING CARPET AREA 46.66

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC 60%	CC40%	PROPOSED CA
01	1-2	46.66	66.16	6.89			NA	111.05	2.30	0.00	0.00	113.35
07	1-1	46.66	66.16	6.89	22.88	18.304	OC	111.05	2.30	10.98	0.00	124.33
20	1-2	46.66	66.16	6.89			NA	111.05	2.30	0.00	0.00	113.35
27	1-2	46.66	66.16	6.89			NA	111.05	2.30	0.00	0.00	113.35
33	1-2	46.66	66.16	6.89	24.1	19.28	CC	111.05	2.30	0.00	7.71	121.06
TOTAL		233.3										585.43

EXISTING CARPET AREA 49.09

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC 40%	PROPOSED CA
09	1-1	49.09	65.43	8.38	32.33	25.864	OC	116.83	2.79	15.52	0.00	135.15

EXISTING CARPET AREA 50.55

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
07	1-2	50.55	75.49	7.87			NA	120.31	2.62	0.00	0.00	122.93
09	1-2	50.55	75.49	7.87	24.7	19.76	OC	120.31	2.62	11.86	0.00	134.79
19	1-2	50.55	75.49	7.87			NA	120.31	2.62	0.00	0.00	122.93
TOTAL		151.65										380.65

EXISTING CARPET AREA 51.09

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CCCA 40%	PROPOSED CA
02	1-1	51.09	76.90	10.65	25.3	20.24	OC	121.59	3.55	12.14	0.00	137.29
02	1-2	51.09	76.90	10.65	26.32	21.06	OC	121.59	3.55	12.63	0.00	137.78
12	1-1	51.09	76.90	10.65		0.00	NA	121.59	3.55	0.00	0.00	125.14
12	1-2	51.09	76.90	10.65		0.00	NA	121.59	3.55	0.00	0.00	125.14
15	1-1	51.09	76.90	10.65		0.00	NA	121.59	3.55	0.00	0.00	125.14
15	1-2	51.09	76.90	10.65	0.88	0.70	CC NO AREA	121.59	3.55	0.00	0.28	125.43
23	1-1	51.09	76.90	10.65	26.32	21.06	OC	121.59	3.55	12.63	0.00	137.78
23	1-2	51.09	76.90	10.65		0.00	NA	121.59	3.55	0.00	0.00	125.14
29	1-1	51.09	76.90	10.65		0.00	NA	121.59	3.55	0.00	0.00	125.14
29	1-2	51.09	76.90	10.65	27.29	21.83	OC	121.59	3.55	13.10	0.00	138.24
TOTAL		510.9										1302.23

EXISTING CARPET AREA 51.5

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
27	1-1	51.5	77.52				NA	122.57	0.00	0.00	0.00	122.57

EXISTING CARPET AREA 54.39

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
20	1-1	54.39	77.11	11.37			NA	129.45	3.79	0.00	0.00	133.24

EXISTING CARPET AREA 59.84

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
08	1-1	59.84	73.85	5.69			NA	142.42	1.90	0.00	0.00	144.32
10	1-1	59.84	73.85	5.69			NA	142.42	1.90	0.00	0.00	144.32
TOTAL		119.68										288.63

EXISTING CARPET AREA 65.91

BUILDING NO	FLAT NO	CA	BUA	TERRACE	EX-BUA	EX-CA	CC/OC	CA+138%	1/3 TERRACE	OC CA 60%	CC CA 40%	PROPOSED CA
04	1-1	65.91	77.97	7.20			NA	156.87	2.40	0.00	0.00	159.27
31	1-1	65.91	77.97	7.20			NA	156.87	2.40	0.00	0.00	159.27
TOTAL		131.82										318.53

ATMA
& SOLUTION

LIST OF AMENITIES

Amenities

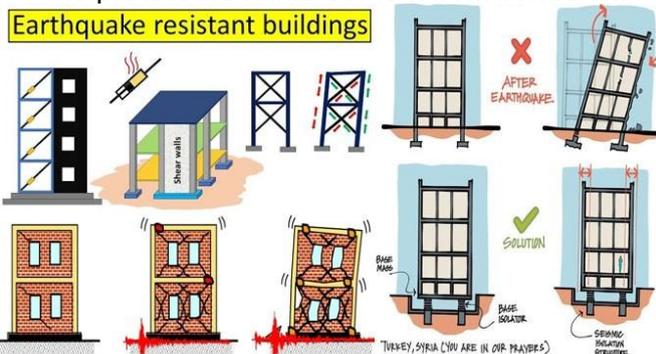
All amenities to be provided shall be of highest quality in workman like manner. All fittings and fixtures to be used as specified in list of approved materials & suppliers and of ISI standard. The further details of amenities, electrical points, plumbing layout, door & window schedules, flooring, tiling, dado's, kitchen platforms etc. shall be worked out at the time of finalizing the working drawings based on following list of amenities & list of approved materials & suppliers. These specifications are not intended to cover the minute details.

General

- 1) The total construction shall be as per relevant Indian Standard Code of Practice.
- 2) All Construction Specifications irrespective of being individually specified or not will be as per latest BIS / NBC Codes.
- 3) Material's Specifications will be of ISI or Quality Standards exceeding to ISI of Top / First Quality and as per National Building Code.
- 4) All materials for incorporation into the works shall be of the best quality, of their respective kinds as specified herein and will adhere to the requirements of the latest edition of the relevant Bureau of Indian Standards or any other equivalent quality standards prevailing in the Trade and / or approved by the Society in consultation with the NMMC.
- 5) The specifications are indicative as minimum specification.

RCC

- 1) The RCC structure shall be framed structure designed for earthquake resistance as per relevant IS code and National Building code.
- 2) All the RCC works viz. pile foundation open footings, plinth beams, floor, beams, columns, staircase, lift well, overhead tanks, underground tanks, lift machine rooms, lofts etc. shall be as per IS 456 and shall be designed for earthquake forces and wind forces as per IS 1893 and as per Drawings of Structural Engineer.
- 3) The type of construction / foundation will be as per the geological soil investigation report.
- 4) The minimum grade of concrete for all RCC work shall be as per standards approved by Structural Engineer.
- 5) The minimum grade of reinforcing steel shall be Tor TMT 500 of ISI make.
- 6) Columns on RAFT foundation as per Structural Engineers requirement.
- 7) Horizontal tie beams at the stilt level to enhance structural stability of the building.
- 8) Appropriate and approved construction chemicals & concrete additives shall be used to protect the reinforcement from corrosion.

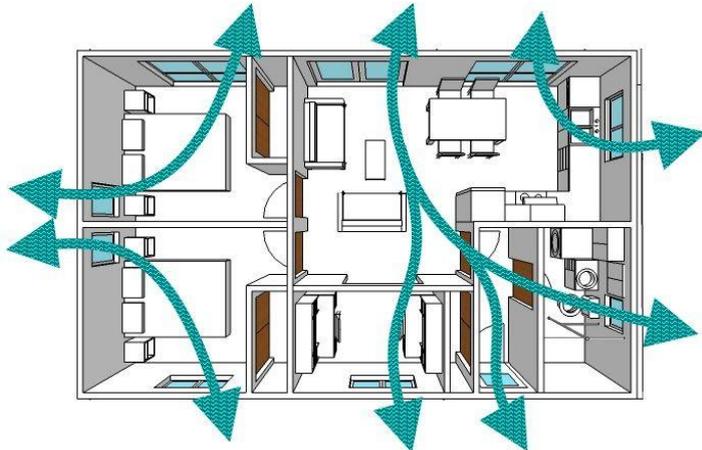


Structure

- 1) All external walls shall be minimum 150 mm thick Autoclaved Aerated Concrete (AAC) Blocks with thin bed mortar.
- 2) All internal walls shall be minimum 100 mm thick Autoclaved Aerated Concrete (AAC) Blocks with thin bed mortar.
- 3) Internal Walls between Flats shall be of minimum 150 mm thick AAC Blocks
- 4) All internal surfaces shall be finished with coat cement mortar plaster finished with gypsum surface plaster (POP finish) of approved brands.

Planning

- 1) The buildings will be planned for High-rise residential tower with ultra-modern elevation.
- 2) Society office with toilet, intercom, telephone facilities, cupboards for storage, etc. complete; of maximum permissible area as per NMMC norms.
- 3) Adequate refuge areas as per NMMC fire norms.
- 4) Adequate care shall be taken for proper ventilation and natural lighting in all flats.
- 5) The external elevation shall be well treated to give elegant modern aesthetic looks.
- 6) The plot shall be filled to make formation level at-least 1'-6" above existing road level & the still level shall be at-least 0'-6" above the formation level.



Common Areas

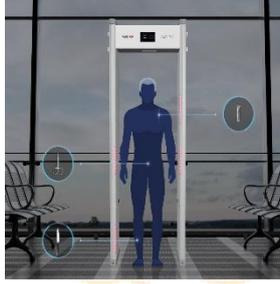
- 1) Designer entrance lobby including full height dado as per approved design.
- 2) Minimum 2 automatic high-speed lift per wing of capacity 7 / 8 persons or more as specified including 1 stretcher lift and /or as per the architectural design.
- 3) Designer lift lobby to be provided at all floors including Granite or Marble jambs around lift openings at all floors
- 4) Common Passage shall be naturally ventilated.
- 5) Cabling for telephone/Internet line shall be provided to all units.
- 6) Uniform Decorative name plate should be provided to all flats at all floors
- 7) Decorative railing for staircase as per approved design & specification.
- 8) Decorative compound wall with Decorative Pillars / Gates.
- 9) Paver blocks / Chequered Tiles for open ground.
- 10) Tre mix Concrete Flooring with Joints for open ground.
- 11) Common toilets for servants / watchman / drivers etc.
- 12) Sufficient Lighting in common areas.
- 13) Landscaping/Garden/Play Area at Ground or/and Podium Level.
- 14) Provision for sufficient parking spaces precisely 1 parking for each Residential unit.

15) Fitness Centre/Society Office.



Security System

- 1) CCTV area surveillance systems for the complete surrounding area, lobby, passages, staircases, lifts & all common areas connected to the Security Desk on Ground Floor & Society Office.
- 2) All entry and exit shall have a watchman / security cabin with surveillance equipment.
- 3) All entrances halls of all wings shall have security desk with intercom & video connection to all units in the whole complex.
- 4) All such security desk shall be inter-connected to all flats and central security room.
- 5) All surveillance equipment shall have capacity for 60 days storage of recordings
- 6) Intercom & Video Door Phone (from security desk to flat & internal flat to flat).



Common Services

- 1) Adequate capacity underground & overhead RCC water storage tank with bore well & dual water supply system as per NMMC norms.
- 2) Underground RCC water storage tank shall be provided with submersible pumps, auto level controller, starters etc. complete of approved make.
- 3) Firefighting System along with fire alarm, automatic sprinkler / hooter system etc. complete as per CFO's requirement and as specified.
- 4) Firefighting requirements for RCC underground & overhead water storage tank as per statutory requirements and as per CFO's NOC.
- 5) Electric Sub-station of adequate capacity as per statutory requirements
- 6) Adequate generator power backup for all essential common services.
- 7) Solar water heating system and Solar common lighting shall be provided.
- 8) Rain water harvesting as per statutory requirements.
- 9) Vermi-culture pits as per statutory requirements.
- 10) Well-designed garbage disposal system should be provided
- 11) Anti-termite treatment to complete project.
- 12) Water proofing to all wet surfaces including toilets, baths, WCs, kitchen nahani's, terraces, chajja's, canopies etc. To be executed from approved agencies with guarantee to be given by the water proofing company in favour of Society on stamp

- paper.
- 13) Brick bat coba waterproofing shall be done for all the floors of toilets, baths, WCs, terrace and also for laying of underground drainage plumbing lines. China mosaic flooring on terrace.
 - 14) Bore wells including the necessary electrical connection along with submersible pumps and automatic water controller shall be provided as per NMMC rules and regulations for flushing purposes
 - 15) Meter room of adequate size at ground floor
 - 16) Adequate Infrastructure like layout roads, storm water drains, street lighting etc. and as approved by statutory bodies
 - 17) Adequate lighting to whole complex including stilts, podiums, pavements & all other common areas.
 - 18) Compound wall.



Electrification

- 1) Adequate provision for electric points for lights, fans, exhaust fans, bell points, plug points, power points etc. as per design & specification.
- 2) Adequate electrical points in kitchen for lighting, fan, exhaust fan, kitchen chimney, refrigerator, microwave, water filters, mixtures, power points, plug points etc. as per design & specification.
- 3) Adequate electrical points in toilets / bath / WC for lighting, exhaust fans, water heating purposes etc. as per design & specification.
- 4) All switches, switchboards, fittings & fixtures shall be modular of approved make.
- 5) All light & fan fittings & fixtures in all rooms.
- 6) TV / Cable Point in living room.
- 7) Wiring for telephone in all habitable rooms & kitchen.
- 8) MCB and ELCB shall be provided in each flat with independent circuits & circuit breakers.
- 9) Electrical supply with proper ear thing to all units
- 10) The total electrification shall be concealed and the fittings & fixtures provided shall be of 1st quality of approved make.
- 11) Excellent quality concealed electrification with fire retardant ISI mark cables, wires, pipes etc. of approved make.

- 12) Adequate provisions for all electrical works in compound, gate, common service areas, stilts, staircase, common passages, terrace, lift machine room, etc. where ever required.
- 13) All electrical works to comply with regulation of electricity board and electric supply & company.
- 14) Location, type of fitting & fixtures should be approved by the Society before starting electrical work
- 15) All electrical fixtures shall be of at least 3-star rating

Plumbing

- 1) Excellent quality of concealed plumbing, pipes & fittings.
- 2) Total concealed plumbing shall be of 1st quality U-PVC of ISI mark.
- 3) UPVC pipes and ring pipe fittings of approved make for external looping and down-takes.
- 4) External drainage pipes should be UPVC pipes of approved make
- 5) The Under Ground Drainage pipes shall be of the best quality S. W.G. pipes and fitting with box connecting.
- 6) All vertical drainage and rain water pipe lines and water supply work up and including drainage connection to the Sewage line and water connection to the NMMC water main including Water master and be carried out through Licensed as per NMMC requirement.
- 7) All vertical down take water supply & drainage pipes shall have spacers
- 8) All junctions of vertical down take water supply pipes shall use Strainers
- 9) Necessary points for water purifier, washing machine shall be provided at suitable location
- 10) Drainage chambers as per NMMC specifications

Kitchen

- 1) MGL gas connection in Kitchen for cooking & heating
- 2) Kitchen platform shall be either „L' shaped, „U' shaped or on opposite walls as per approved design & specification.
- 3) Main kitchen platform with conventional 675mm wide, 19mm thick granite platform on top & below with Kadapa infrastructure including granite facia Patti with moulding as per approved design & specification.
- 4) Stainless steel sink with a minimum size of 600 x 450 x 250 mm
- 5) The kitchen sink shall be provided with mixture sprout as per approved design & specification.
- 6) Exhaust fans in Kitchen of approved make.

Bath, WC & Toilets

- 1) All Sanitary fittings & fixtures provided shall be of 1st quality
- 2) Wall mounted toilets with dual flush system with soft closer seat cover.
- 3) Branded electric storage type water heaters in all bath / toilets of approved make.
- 4) Exhaust fans in bath / WC / toilet of approved make.
- 5) Loft in all bathroom & toilets.
- 6) Hot & cold-water diverter including sprout & shower etc. complete in bathroom & toilets of approved make as per approved design & specification.
- 7) UPVC pipes and ring pipe fittings for external looping and down-takes as specified.
- 8) Proper arrangement for washing machine like power, water supply & drainage.



Paints

- 1) Velvet Touch / Luster paint for all internal surfaces.
- 2) Acrylic emulsion weather coat paint to all external surfaces.
- 3) internal walls should be finished with Gypsum and finally wall putty. Paint shall be applied later.

Tiling & Flooring's

- 1) 800 x 800 mm joint-free, homogeneous full body vitrified or matt finish flooring in living room as per approved design & specification. 100 mm high vitrified tile skirting flush to wall matching with design of flooring.
- 2) 600 x 600 mm joint-free, homogeneous full body vitrified flooring in all bedrooms, passages as per approved design & specification. 100 mm high vitrified tile skirting flush to wall matching with design of flooring.
- 3) 300 x 300 mm anti-skid tiles in flooring & 300 x 300 mm full height ceramic tile dado in kitchen of approved make as per approved design & specification. 100 mm high vitrified tile skirting flush to wall matching with design of flooring.
- 4) 300 x 300 mm Anti-skid tiles in flooring & 300 x 300 mm full height ceramic tile dado in bath / toilets / WC. All tiles will be designer colour tiles of approved make as per approved design & specification.

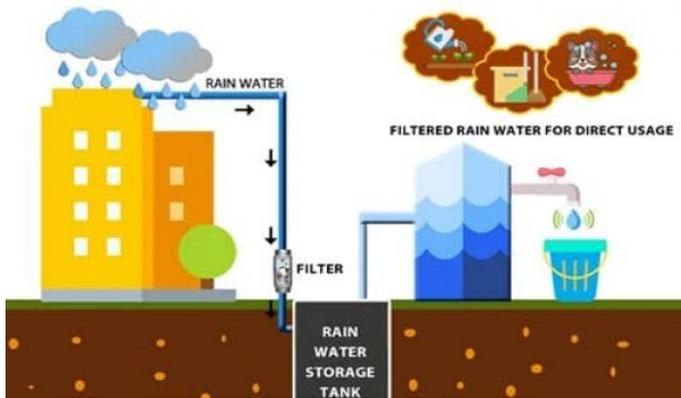
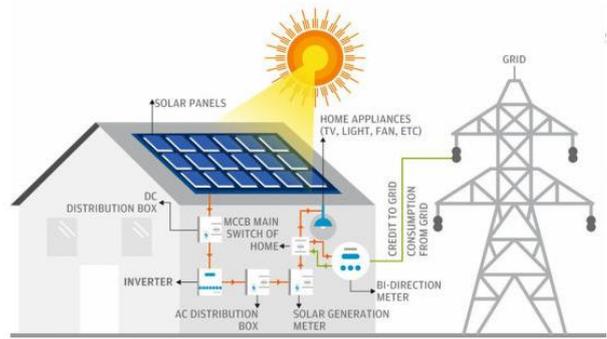
Door

- 1) 35 MM (1 1/2") thick Decorative entrance door with laminate finish / molded panel flush door having designer skin with all hardware fittings including safety chain, lock, aldop, tower bolt, telescopic peep hole, handle, door stopper etc. complete of approved make as per approved design & specification.
- 2) 35 MM (1 1/2") thick with laminate finish / molded panel flush door to all rooms with all hardware fittings including mortis lock, tower bolt, handle, door stopper etc. complete of approved make as per approved design & specification.
- 3) Fiber Reinforced Glass doors to Bath / WC /Toilet with all hardware fittings & fixtures including locks etc. complete of approved make as per approved design & specification.
- 4) Main door frames shall be of Teak Wood with double patties including molding
- 5) All other Door frames shall be of Granite with double patties including molding
- 6) All hardware fittings shall be of brass CP / brass powder coated of premium quality as per approved design & specification.

Windows

- 1) Anodized / Powder Coated Aluminum Sliding Windows of 1 ¼" or 1 ½" series with plain / frosted / tinted glass with all hardware fittings & fixtures including locks etc. complete of approved make as per design & specification approved.
- 2) Granite / marble sills with double patties including moulding to all windows.
- 3) Window frames shall be of Granite / marble with double patties including moulding.
- 4) All hardware fittings shall be of brass CP / brass powder coated of premium quality as per approved design & specification.

Mandatory Provisions: -



ADDITIONAL COMMON AMMINITIES



CHILDREN PLAY AREA



MEDITATION AREA



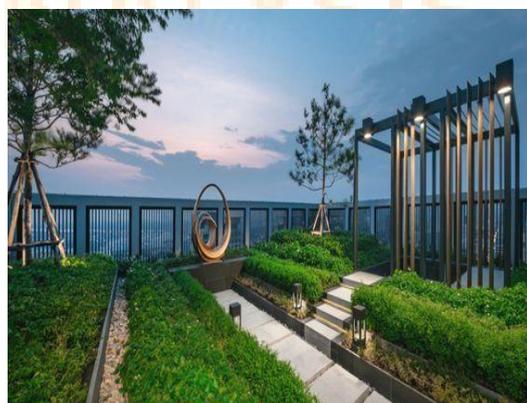
JOGGING TRACK



MULTIPURPOSE TURF



ROOF TOP AMMENITIES



RECREATIONAL AREA



AMPHITHEATRE



COMMUNITY GATHERING AREA

Redevelopment process:

- 1) Collection of documents from members as per list enclosed below.**
 1. Agreement of first owner with CIDCO.
 2. Chain of documents in case of resale (agreement of each transaction).
 3. CIDCO transfer letter in case of resale.
 4. PAN Card copy.
 5. Aadhar Card Copy.
 6. Property tax and water bill recovery.
 7. Photos.
 8. Index II or stamp duty paid receipts from members.
- 2) Site survey to find out the actual size of plot on site.**
- 3) AAI Survey and NOC.**
- 4) Soil investigation to find out strata below ground.**
- 5) Structural Audit and Approval of Identification Committee**
- 6) Approval of Feasibility Report and Draft Tender Document by Society.**
- 7) Process of calling tender from various developers for the project.**
- 8) After receipt of tenders and its opening in front of members of society.**
- 9) Scrutiny of received bids by Project Management Consultant and committee. Bid evaluation report by PMC.**
- 10) Site visit and presentations of shortlisted developers.**
- 11) Approval of the members for appointment of developer in a SGM which will be conducted under observance of representative of Deputy registrar CIDCO. (79A Process)**
- 12) NOC of Deputy registrar.**
- 13) Preparation, approval of members to the Draft of Development agreement with developer, execution and registration of the same.**
- 14) Approval to the plans by members which will be submitted for building permission to NMMC /CIDCO NOC**
- 15) NOC of CIDCO, Fire Department, Environment Department, Tree Authority, Other Authorities, Commencement certificate with approval of plan by NMMC.**
- 16) Allotment of new flats to members as per approved plan**
- 17) PAAA between developer and individual members**
- 18) Vacating flats after receipt of deposit, shifting, brokerage and mode of transfer of monthly rent.**
- 19) Construction period.(usually of 36 months)**
- 20) Occupancy certificate from NMMC**
- 21) Connection of services connections (electricity, water, Gas)**
- 22) Handing over of keys to members**

SELF REDEVELOPMENT

Advantages of Self Redevelopment

There are various advantages of self-redevelopment as against opting for builder-led redevelopment.

- **In a self-redevelopment project, the society members have control over the project where they can decide on plans, designs and also setting development standards. The society members can also decide the amenities they want to have in the self-redeveloped society like parking spaces, play area for children etc.**
- **In the case of self-redevelopment, the members also get higher extra space as compared to builder led redevelopment.**
- **The surplus or profit created by selling off extra flats comes to society as no part of it has to be shared with the builder.**
- **Also, extra flats created can be purchased by the existing members on cost basis.**
- **The most important advantage of self-redevelopment is that during this entire process, all the documentation and plans are in society's name, i.e., the property rights are with the society.**

Challenges in Self Redevelopment

Self-Redevelopment has its own set of challenges that need to be considered before making the final decision.

- **Time, competence and inclination within the society members to manage a big self-redevelopment project.**
- **Getting consensus amongst members at the beginning and then at various stages of the project.**
- **Managing documentation through Government authorities.**

- **Recently RBI has issued guidelines that Housing Finance Institutes can finance/give loan for self-redevelopment projects. But such policies from finance institutes are still awaited. So, arranging for the society's part of the finance and making funds available for the entire project through bank finance is a challenge to the committee of society.**
- **Managing multiple experts at various intervals of time and the required coordination within them.**
- **Keeping a tab of the project development as per Government norms and better standards.**
- **Ability to sell the saleable flats for recovering the project cost.**
- **Managing the invoicing, taxation, and cost accounting of the project.**



URBANN
ANALYSIS
& SOLUTION

FLOOR PLANS

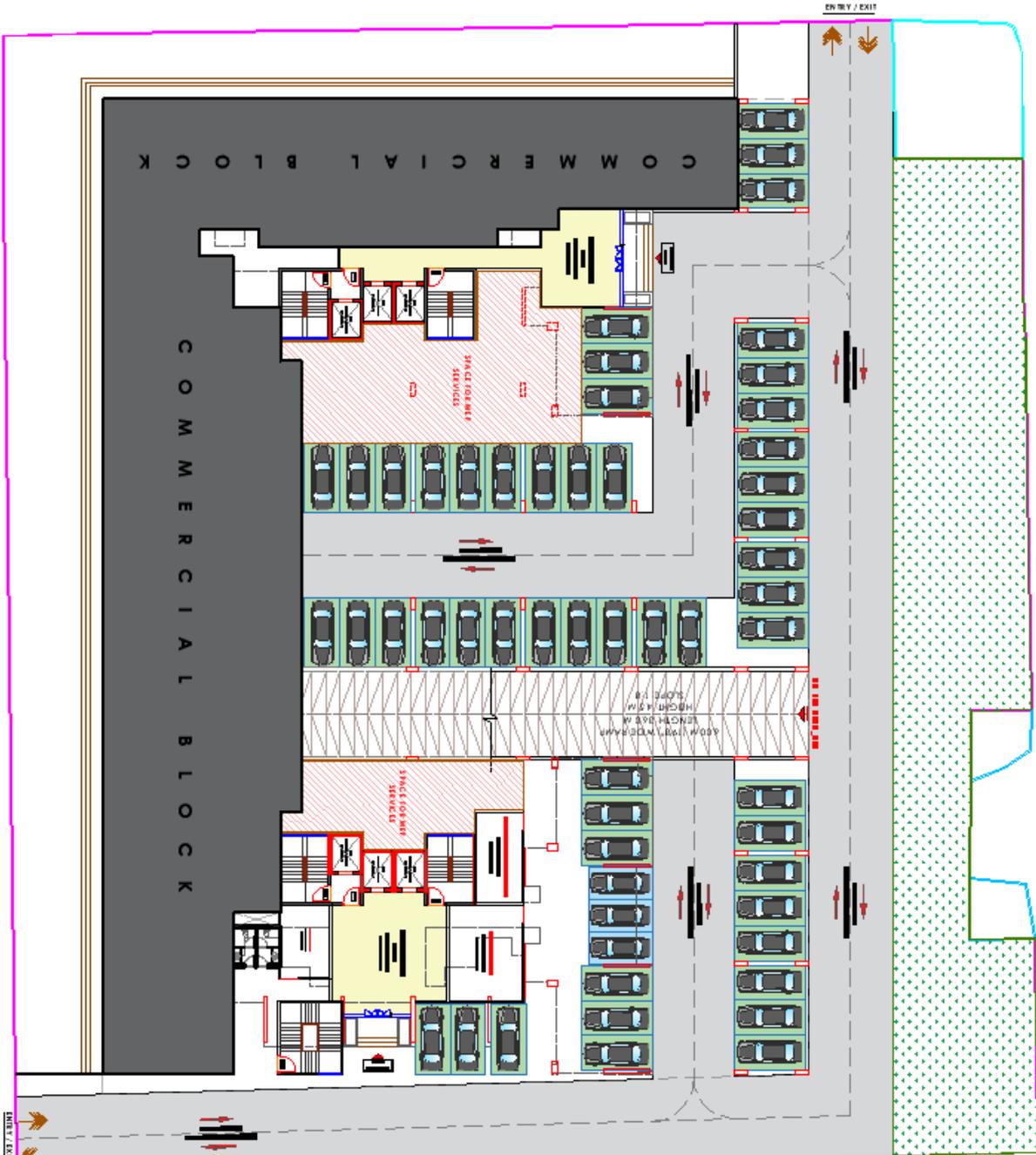


URBANN
ANALYSIS
& SOLUTION

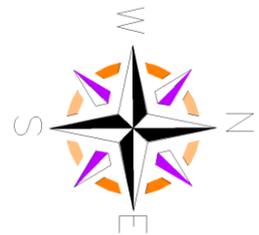
<<< 18 MT. WIDE ROAD >>>

<<< 38 MT. WIDE ROAD >>>

<<< 6 MT. WIDE ROAD >>>



R.G. 15%
(1048.74 SQM.)



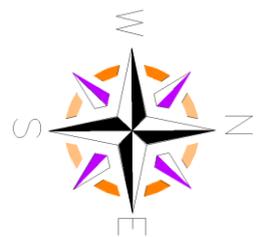
GROUND FLOOR PLAN

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<<< 6 MT. WIDE ROAD >>>

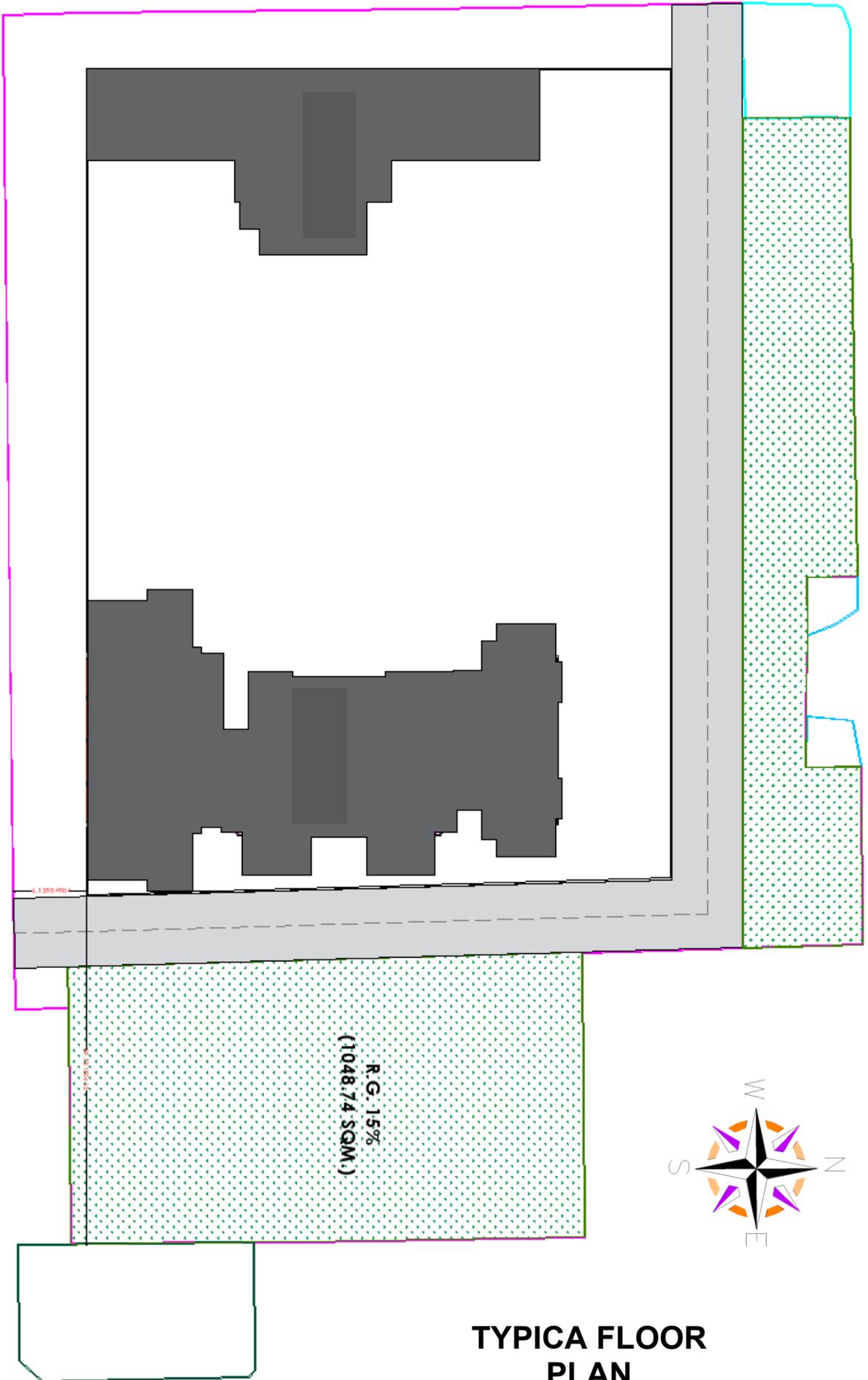


R.G. 15%
(1048.74 SQ.M.)



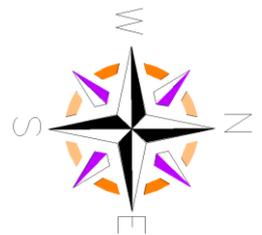
PODIUM FLOOR
PLAN

<<< 18 MT. WIDE ROAD >>>



<<< 6 MT. WIDE ROAD >>>

R.G. 15%
(1048.74 SQM.)



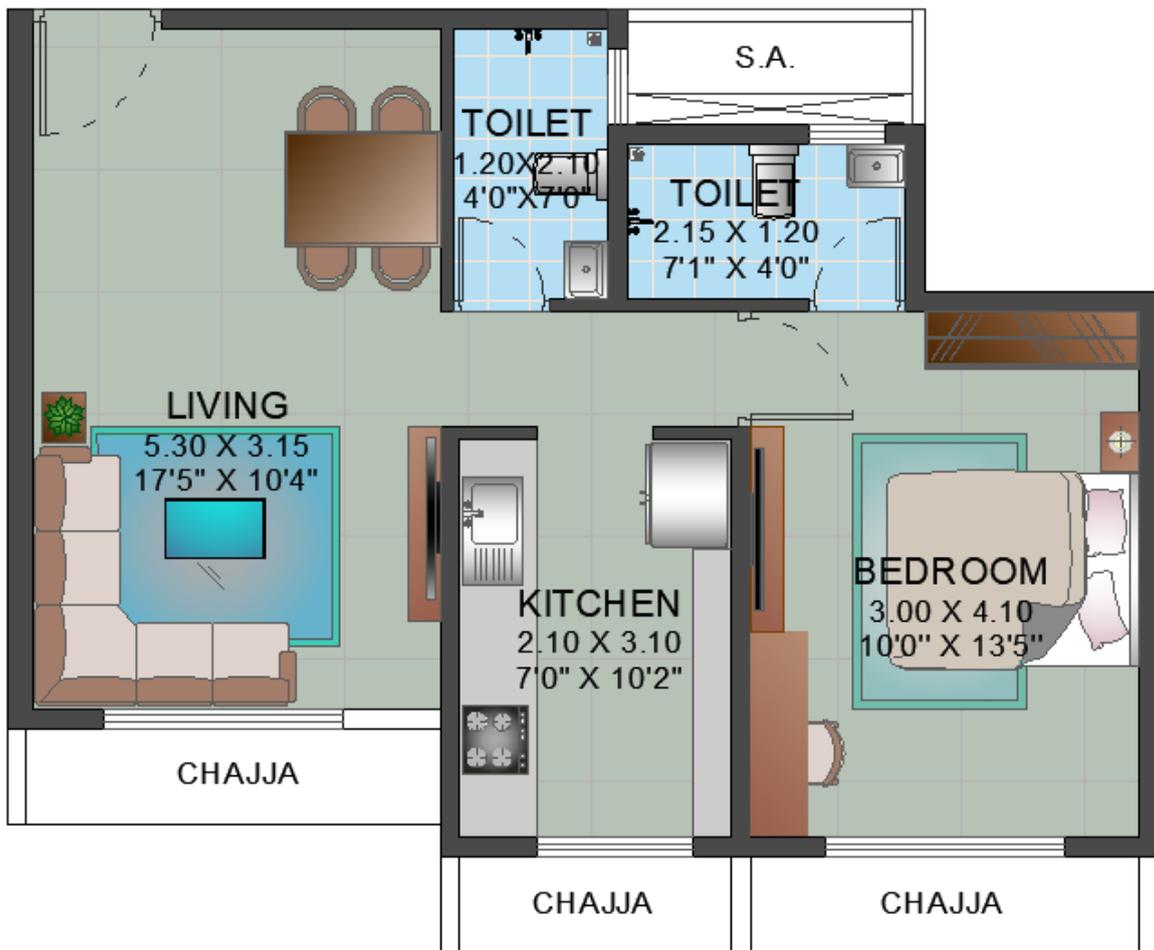
TYPICAL FLOOR PLAN

UNIT PLANS



URBANN
ANALYSIS
& SOLUTION

EXISTING CARPET AREA: 15.48 SQ.M. / 166.62 SQ.FT.



PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
1BHK	LIVING	5.30	X	3.15	16.70	179.70	
	KITCHEN	2.10	X	3.10	6.51	70.07	
	TOILET	1.20	X	2.10	2.52	27.13	
	BEDROOM 1	3.00	X	4.10	12.30	132.40	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.47	5.06	
	PASSAGE 1	2.30	X	0.90	2.07	22.28	
	CARPET AREA OF UNIT					43.15	464.41
	INTERNAL WALL AREA OF UNIT					1.54	16.58
	RERA CARPET AREA OF UNIT					44.68	480.99
MOFA CARPET AREA OF UNIT					43.15	464.41	
RERA CARPET AREA OF UNIT					44.68	480.99	

PROPOSED CARPET AREA : 43.15 SQ.M. / 464.41 SQ.FT.

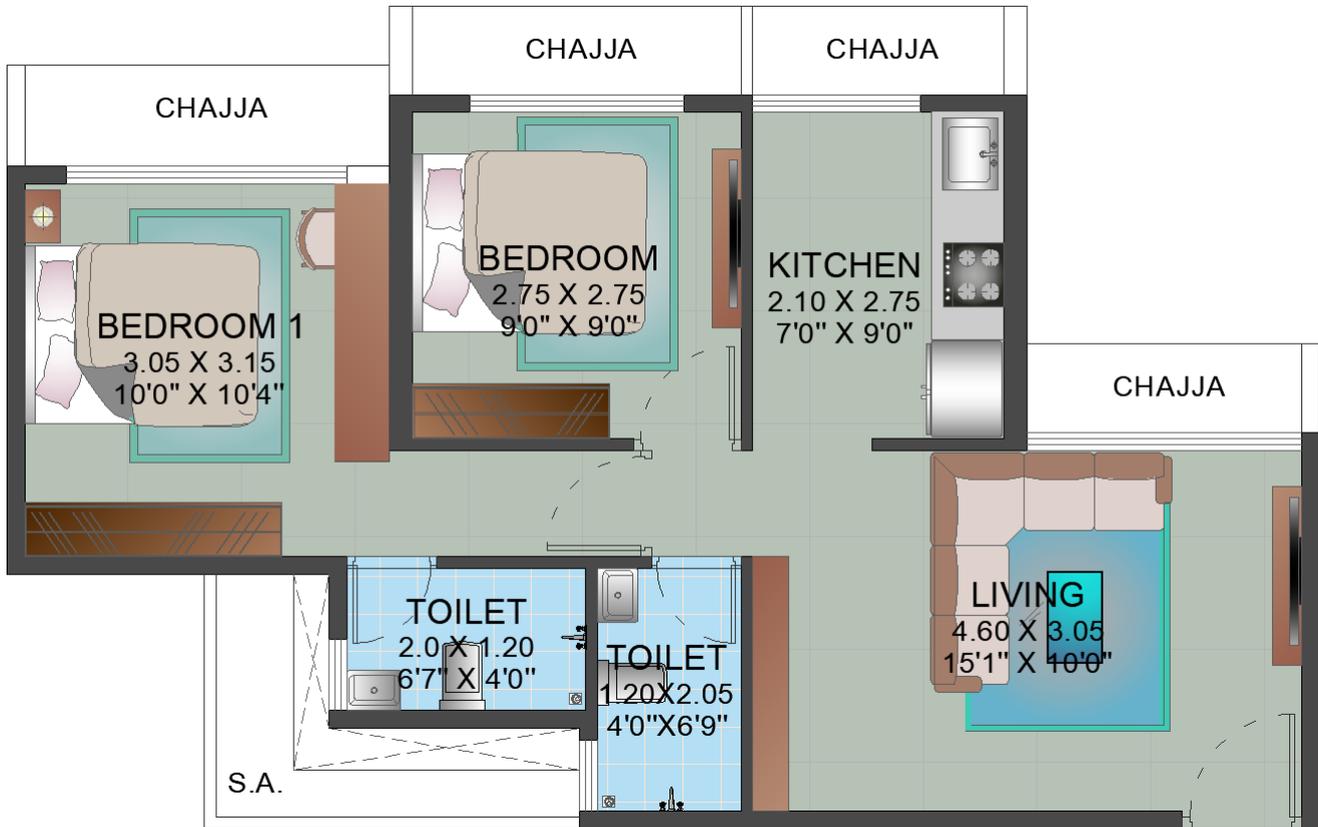
PROPOSED RERA CARPET AREA : 44.68 SQ.M. / 480.99 SQ.FT.

CHAJJA AREA : 6.22 SQ.M. / 66.92 SQ.FT.

SERVICE AREA : 1.21 SQ.M. / 13.02 SQ.FT.

BUILDING NO	FLAT NO	PROPOSE D C.A	NO .OF UNIT
23	0-1	43.15	1
02	0-2	43.15	1
04	0-2	43.15	1
04	0-3	43.15	1
07	0-1	43.15	1
08	0-3	43.15	1
09	0-1	43.15	1
10	0-2	43.15	1
12	0-1	43.15	1
15	0-2	43.15	1
17	0-3	43.15	1
19	0-1	43.15	1
20	0-3	43.15	1
27	0-3	43.15	1
29	0-1	43.15	1
31	0-2	43.15	1
31	0-3	43.15	1
TOAL			17

**EXISTING CARPET AREA: 15.48 SQ.M. / 166.62 SQ.FT. and extension with OC
BUILDING NO- 10, FLAT NO -05.**

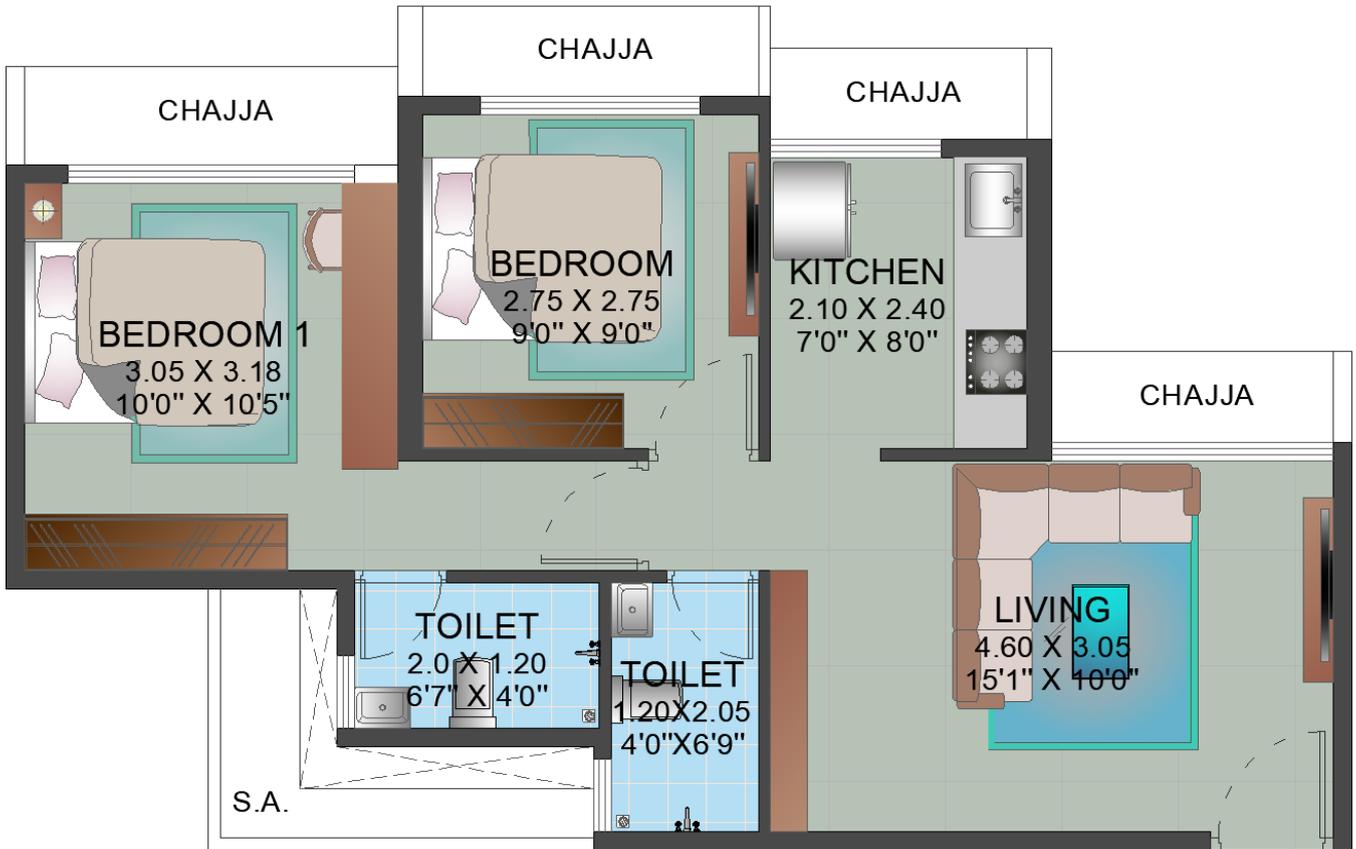


PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	4.60	X	3.05	14.03	151.02	
	KITCHEN	2.10	X	2.75	5.78	62.16	
	TOILET	1.20	X	2.05	2.46	26.48	
	BEDROOM 1	2.75	X	2.75	7.56	81.40	
	AT. TOILET 2	2.00	X	1.20	2.40	25.83	
	BEDROOM 1	3.05	X	3.15	9.61	103.42	
	DOOR JAMB				0.58	6.24	
	PASSAGE 1	1.95	X	0.90	1.76	18.89	
	PASSAGE 2	1.00	X	0.90	0.90	9.69	
	CARPET AREA OF UNIT					45.07	485.13
	INTERNAL WALL AREA OF UNIT					1.55	16.63
RERA CARPET AREA OF UNIT					46.62	501.76	
MOFA CARPET AREA OF UNIT					45.07	485.13	
RERA CARPET AREA OF UNIT					46.62	501.76	

PROPOSED CARPET AREA : 45.07 SQ.M. / 485.13 SQ.FT.
PROPOSED RERA CARPET AREA : 46.62 SQ.M. / 501.76 SQ.FT.

CHAJJA AREA : 7.65 SQ.M. / 82.34 SQ.FT.
SERVICE AREA : 1.21 SQ.M. / 13.02 SQ.FT.

EXISTING CARPET AREA: 15.48 SQ.M. / 166.62 SQ.FT. & EXTENSION WITH CC BUILDING NO-21, FLAT NO-02

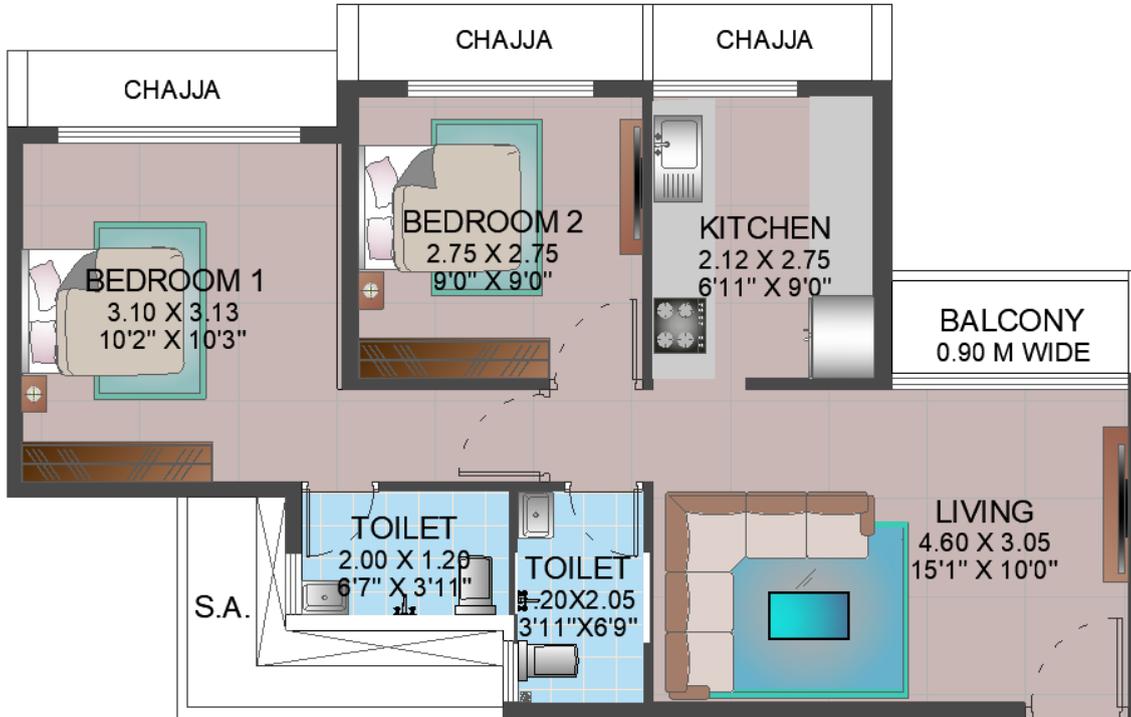


PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	4.60	X	3.05	14.03	151.02	
	KITCHEN	2.10	X	2.40	5.04	54.25	
	TOILET	1.20	X	2.05	2.46	26.48	
	BEDROOM 1	2.75	X	2.75	7.56	81.40	
	AT. TOILET 2	2.00	X	1.20	2.40	25.83	
	BEDROOM 1	3.05	X	3.18	9.70	104.40	
	DOOR JAMB				0.58	6.24	
	PASSAGE 1	1.95	X	0.90	1.76	18.89	
	PASSAGE 2	1.00	X	0.90	0.90	9.69	
	CARPET AREA OF UNIT					44.43	478.21
	INTERNAL WALL AREA OF UNIT					1.74	18.77
RERA CARPET AREA OF UNIT					46.17	496.97	
MOFA CARPET AREA OF UNIT					44.43	478.21	
RERA CARPET AREA OF UNIT					46.17	496.97	

PROPOSED CARPET AREA : 44.43 SQ.M. / 478.21 SQ.FT.
 PROPOSED RERA CARPET AREA : 46.17 SQ.M. / 496.97 SQ.FT.

CHAJJA AREA : 7.65 SQ.M. / 82.34 SQ.FT.
 SERVICE AREA : 1.21 SQ.M. / 13.02 SQ.FT.

**EXISTING CARPET AREA: 16.95 SQ.M. / 182.44 SQ.FT.
 BUILDING NO 08, FLAT NO 0-2
 BUILDING NO 10, FLAT NO 0-4**



					SQ.MT	SQ.FT	
2BHK	LIVING	4.60	X	3.05	14.03	151.02	
	KITCHEN	2.12	X	2.75	5.83	62.75	
	TOILET	1.20	X	2.05	2.46	26.48	
	BEDROOM 1	3.10	X	3.13	9.70	104.44	
	AT. TOILET 2	2.00	X	1.20	2.40	25.83	
	BEDROOM 2	2.75	X	2.75	7.56	81.40	
	DOOR JAMB				0.57	6.14	
	PASSAGE 1	3.00	X	0.90	2.70	29.06	
						0.00	
	CARPET AREA OF UNIT					45.26	487.13
	INTERNAL WALL AREA OF UNIT					1.37	14.80
	RERA CARPET AREA OF UNIT					46.63	501.93
	BALCONY 1	2.22	X	0.90	2.00	21.51	
	TOTAL BALCONY AREA OF UNIT					2.00	21.51
MOFA CARPET AREA OF UNIT (WITH BALCONY)					47.25	508.64	
RERA CARPET AREA OF UNIT (WITH BALCONY)					48.63	523.43	

PROPOSED CARPET AREA : 47.25 SQ.M. / 508.64 SQ.FT.
 PROPOSED RERA CARPET AREA : 46.63 SQ.M. / 501.92 SQ.FT.

CHAJJA AREA : 5.90 SQ.M. / 63.50 SQ.FT.
 SERVICE AREA : 2.33 SQ.M. / 25.08 SQ.FT.

EXISTING CARPET AREA: 17.9 SQ.M. / 192.67 SQ.FT.
BUILDING NO 07, FLAT NO 0-2
BUILDING NO 19, FLAT NO 0-2

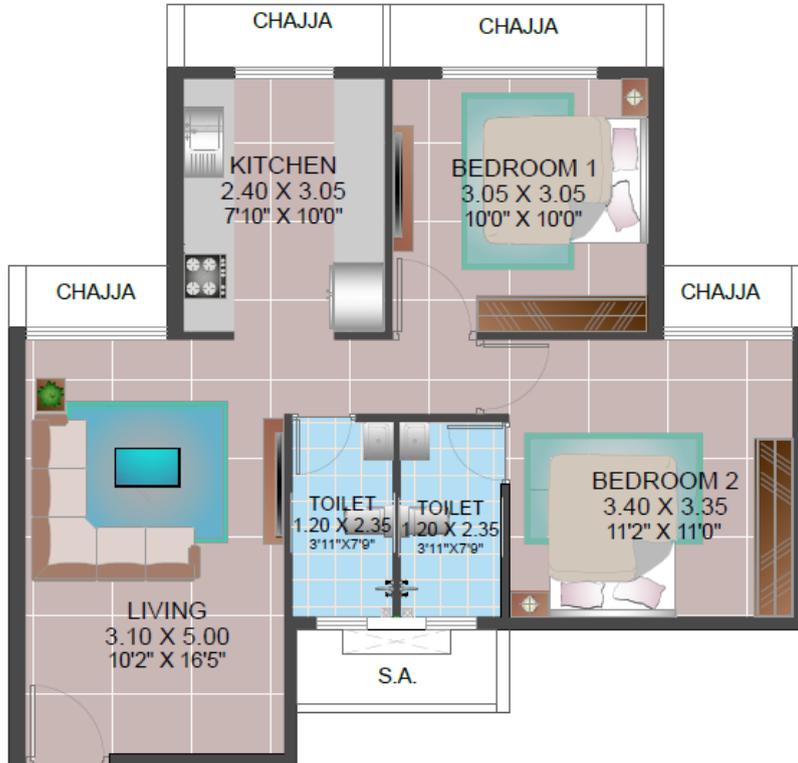


PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	4.62	X	3.05	14.09	151.68	
	KITCHEN	3.00	X	2.10	6.30	67.81	
	TOILET	2.50	X	1.20	3.00	32.29	
	BEDROOM 1	3.00	X	3.05	9.15	98.49	
	BEDROOM 2	3.75	X	3.05	11.44	123.11	
	AT. TOILET 2	2.10	X	1.20	2.52	27.13	
	DOOR JAMB				0.63	6.78	
	PASSAGE 1	2.60	X	0.90	2.34	25.19	
	PASSAGE 2	1.20	X	0.35	0.42	4.52	
	CARPET AREA OF UNIT					49.89	537.00
	INTERNAL WALL AREA OF UNIT					1.41	15.19
RERA CARPET AREA OF UNIT					51.30	552.19	
MOFA CARPET AREA OF UNIT					49.89	537.00	
RERA CARPET AREA OF UNIT					51.30	552.19	

PROPOSED CARPET AREA : 49.89 SQ.M. / 537.00 SQ.FT.
 PROPOSED RERA CARPET AREA : 51.30 SQ.M. / 552.19 SQ.FT.

CHAJJA AREA : 8.30 SQ.M. / 89.34 SQ.FT.
 SERVICE AREA : 2.66 SQ.M. / 28.63 SQ.FT.

EXISTING CARPET AREA : 17.90 SQ.M. / 192.67 SQ.FT. EXTENSION WITH CC BUILDING NO 09 FLAT NO 0-2

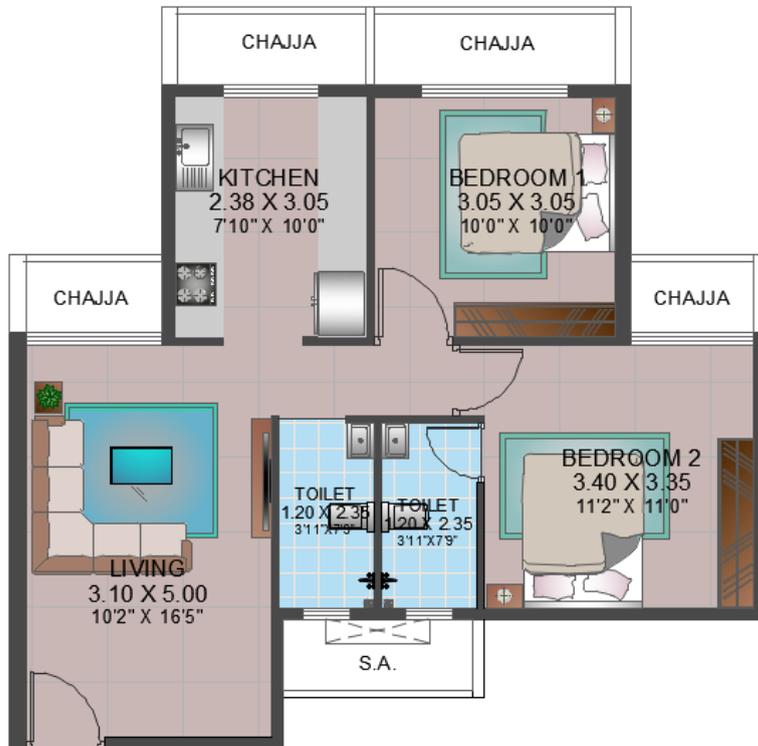


PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.10	X	5.00	15.50	166.84	
	KITCHEN	2.40	X	3.05	7.32	78.79	
	TOILET	1.20	X	2.35	2.82	30.35	
	BEDROOM 1	3.05	X	3.05	9.30	100.13	
	BEDROOM 2	3.40	X	3.35	11.39	122.60	
	AT. TOILET 2	1.20	X	2.35	2.82	30.35	
	DOOR JAMB				0.52	5.60	
	PASSAGE 1	2.70	X	0.90	2.43	26.16	
	CARPET AREA OF UNIT					52.10	560.83
	INTERNAL WALL AREA OF UNIT					1.47	15.80
RERA CARPET AREA OF UNIT					53.57	576.63	
MOFA CARPET AREA OF UNIT					52.10	560.83	
RERA CARPET AREA OF UNIT					53.57	576.63	

PROPOSED CARPET AREA : 52.10 SQ.M. / 560.83 SQ.FT.
 PROPOSED RERA CARPET AREA : 53.57 SQ.M. / 576.63 SQ.FT.

CHAJJA AREA : 6.44 SQ.M. / 69.32 SQ.FT.
 SERVICE AREA : 1.77 SQ.M. / 19.05 SQ.FT.

EXISTING CARPET AREA : 18.30 SQ.M. / 196.98 SQ.FT. EXTENSION WITH CC BUILDING NO 21, FLAT NO 0-1

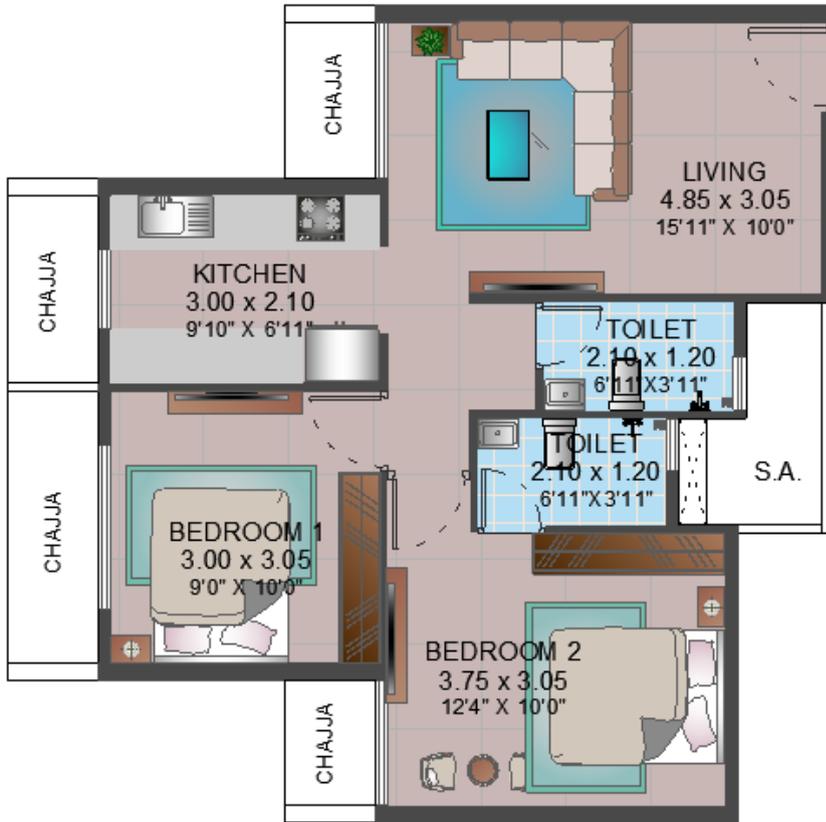


PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.10	X	5.00	15.50	166.84	
	KITCHEN	2.38	X	3.05	7.26	78.14	
	TOILET	1.20	X	2.35	2.82	30.35	
	BEDROOM 1	3.05	X	3.05	9.30	100.13	
	BEDROOM 2	3.40	X	3.35	11.39	122.60	
	AT. TOILET 2	1.20	X	2.35	2.82	30.35	
	DOOR JAMB				0.60	6.46	
	PASSAGE 1	2.60	X	0.90	2.34	25.19	
	CARPET AREA OF UNIT					52.03	560.07
	INTERNAL WALL AREA OF UNIT					1.48	15.91
RERA CARPET AREA OF UNIT					53.51	575.98	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					52.03	560.07	
RERA CARPET AREA OF UNIT (WITH BALCONY)					53.51	575.98	

PROPOSED CARPET AREA : 52.03 SQ.M. / 560.01 SQ.FT.
 PROPOSED RERA CARPET AREA : 53.51 SQ.M. / 575.98 SQ.FT.

CHAJJA AREA : 6.44 SQ.M. / 69.32 SQ.FT.
 SERVICE AREA : 1.77 SQ.M. / 19.05 SQ.FT.

EXISTING CARPET AREA : 18.13 SQ.M. / 195.15 SQ.FT.



PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	4.85	X	3.05	14.79	159.23	
	KITCHEN	3.00	X	2.10	6.30	67.81	
	TOILET	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	3.05	X	3.00	9.15	98.49	
	BEDROOM 2	3.75	X	3.05	11.44	123.11	
	AT. TOILET	2.10	X	1.20	2.52	27.13	
	DOOR JAMB				0.58	6.24	
	PASSAGE 1	0.90	X	1.90	1.71	18.41	
	PASSAGE 2	0.70	X	0.90	0.63	6.78	
	PASSAGE 3	0.75	X	1.20	0.90	9.69	
	CARPET AREA OF UNIT					50.54	544.01
	INTERNAL WALL AREA OF UNIT					1.46	15.72
	RERA CARPET AREA OF UNIT					52.00	559.73
MOFA CARPET AREA OF UNIT					50.54	544.01	
RERA CARPET AREA OF UNIT					52.00	559.73	

PROPOSED CARPET AREA : 50.54 SQ.M. / 544.01 SQ.FT.

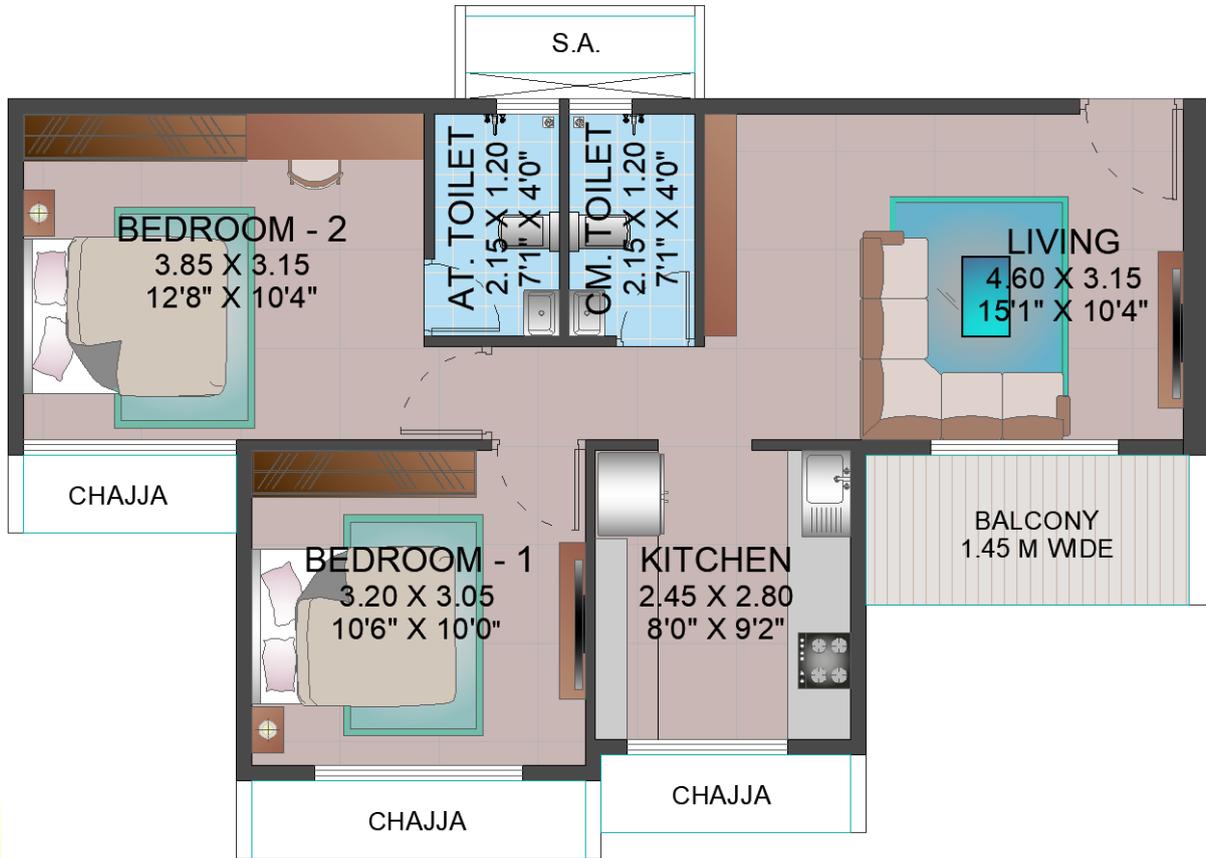
PROPOSED RERA CARPET AREA : 52.00 SQ.M. / 559.73 SQ.FT.

CHAJJA AREA : 8.30 SQ.M. / 89.34 SQ.FT.

SERVICE AREA : 2.67 SQ.M. / 28.73 SQ.FT.

BUILDING NO	FLAT NO	CA	PROPOSED CA
02	0-1	18.13	50.54
04	0-1	18.13	50.54
04	0-4	18.13	50.54
10	0-1	18.13	50.54
12	0-2	18.13	50.54
15	0-1	18.13	50.54
17	0-4	18.13	50.54
20	0-2	18.13	50.54
23	0-2	18.13	50.54
27	0-2	18.13	50.54
29	0-2	18.13	50.54
31	0-1	18.13	50.54
31	0-4	18.13	50.54

EXISTING CARPET AREA: 23.44 SQ.M. / 241.54 SQ.FT.



PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	4.60	X	3.15	14.49	155.97	
	KITCHEN	2.45	X	2.80	6.86	73.84	
	TOILET	2.15	X	1.20	2.58	27.77	
	BEDROOM 1	3.20	X	3.05	9.76	105.06	
	BEDROOM 2	3.85	X	3.15	12.13	130.54	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.56	6.03	
	PASSAGE 1	0.55	X	0.90	0.50	5.33	
	PASSAGE 2	2.05	X	0.90	1.85	19.86	
	CARPET AREA OF UNIT					51.30	552.17
	INTERNAL WALL AREA OF UNIT					1.44	15.53
	RERA CARPET AREA OF UNIT					52.74	567.69
	BALCONY 1	3.10	X	1.45	4.50	48.38	
	TOTAL BALCONY AREA OF UNIT					4.50	48.38
MOFA CARPET AREA OF UNIT (WITH BALCONY)					55.79	600.55	
RERA CARPET AREA OF UNIT (WITH BALCONY)					57.24	616.08	

PROPOSED CARPET AREA : 55.79 SQ.M. / 600.55 SQ.FT.

PROPOSED RERA CARPET AREA : 57.24 SQ.M. / 616.08 SQ.FT.

CHAJJA AREA : 5.73 SQ.M. / 61.67 SQ.FT.

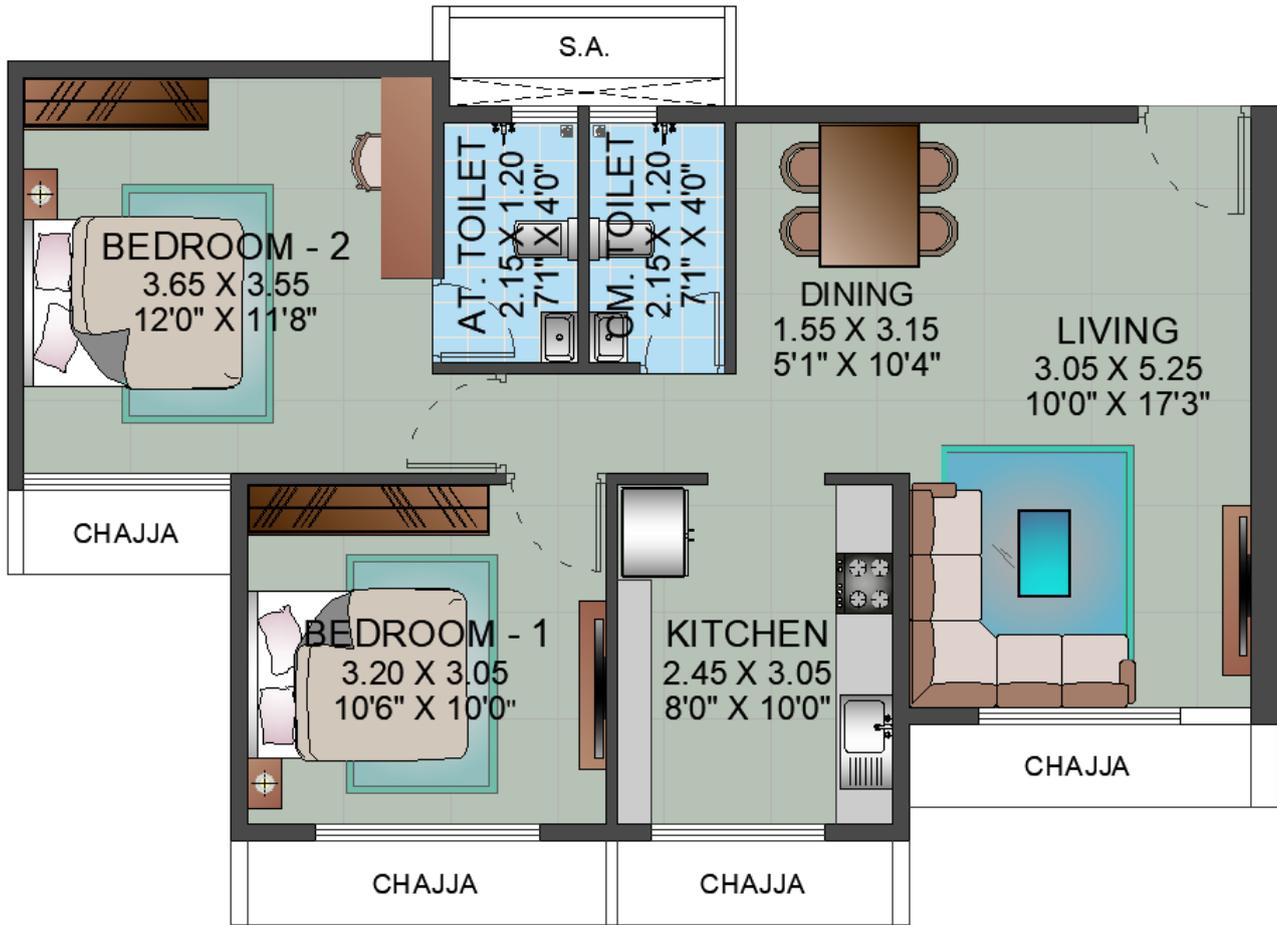
SERVICE AREA : 1.21 SQ.M. / 13.02 SQ.FT.

BUILDING NO	FLAT NO	PROPOSE D C.A	NO .OF UNIT
03	0-2	55.79	1
11	0-1	55.79	1
16	0-2	55.79	1
19	0-3	55.79	1
22	0-1	55.79	1
26	0-1	55.79	1
30	0-1	55.79	1
TOAL			7



ANALYSIS
& SOLUTION

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ.FT.



PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
2BHK	LIVING	3.05	X	5.25	16.01	172.36
	DINNING	1.55	X	3.15	4.88	52.56
	KITCHEN	2.45	X	3.05	7.47	80.43
	TOILET	2.15	X	1.20	2.58	27.77
	BEDROOM 1	3.20	X	3.05	9.76	105.06
	BEDROOM 2	3.65	X	3.55	12.96	139.47
	AT. TOILET 2	2.15	X	1.20	2.58	27.77
	DOOR JAMB				0.58	6.24
	PASSAGE 1	0.55	X	0.90	0.50	5.33
	PASSAGE 2	2.05	X	0.90	1.85	19.86
	CARPET AREA OF UNIT					59.17
INTERNAL WALL AREA OF UNIT					1.78	19.11
RERA CARPET AREA OF UNIT					60.94	655.96
MOFA CARPET AREA OF UNIT					59.17	636.85
RERA CARPET AREA OF UNIT					60.94	655.96

PROPOSED CARPET AREA : 59.17 SQ.M. / 636.85 SQ.FT.

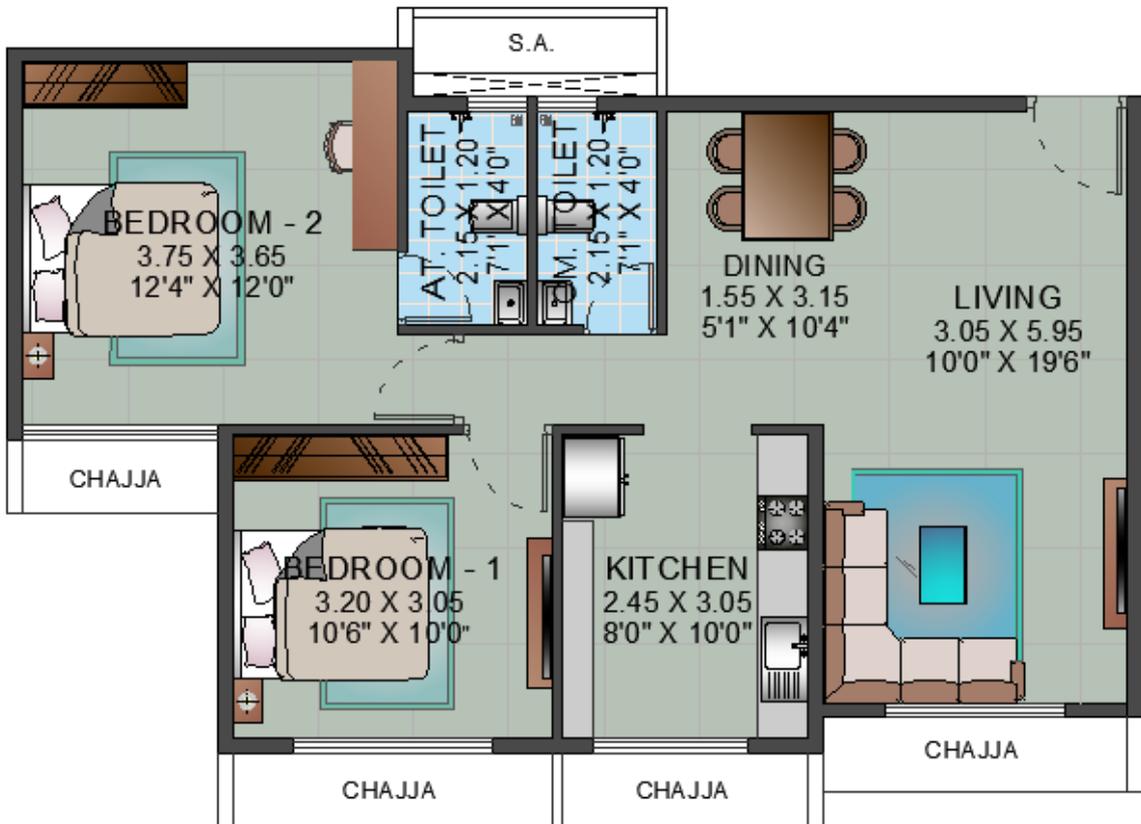
PROPOSED RERA CARPET AREA : 60.94 SQ.M. / 655.96 SQ.FT.

CHAJJA AREA : 7.91 SQ.M. / 85.14 SQ.FT.

SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

BUILDING NO	FLAT NO	CA	PROPOSED CA
05	0-1	24.86	59.17
05	0-2	24.86	59.17
06	0-2	24.86	59.17
08	0-1	24.86	59.17
13	0-2	24.86	59.17
14	0-1	24.86	59.17
18	0-1	24.86	59.17
18	0-2	24.86	59.17
24	0-1	24.86	59.17
32	0-1	24.86	59.17
32	0-2	24.86	59.17

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ. FT & EXTENSION WITH CC



BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
6	0-1	62.04	1
TOAL			1

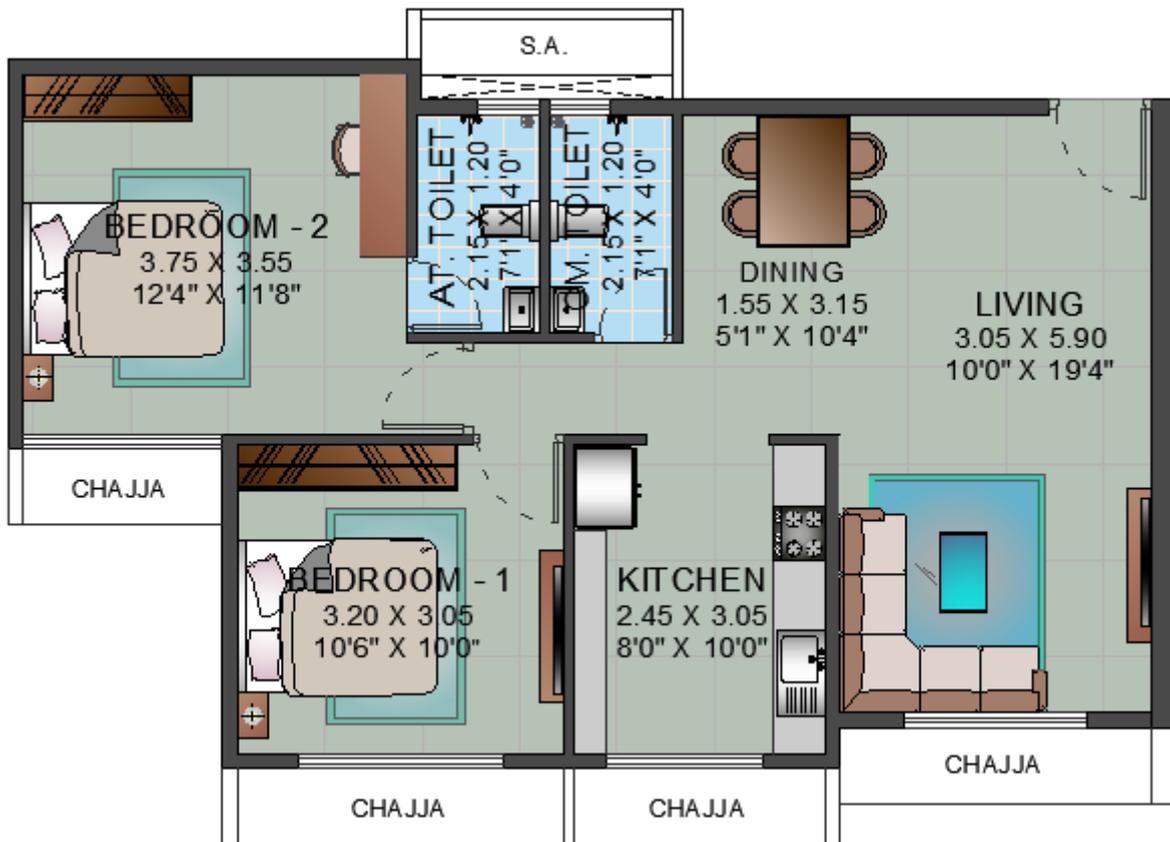
PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.05	X	5.95	18.15	195.34	
	DINNING	1.55	X	3.15	4.88	52.56	
	KITCHEN	2.45	X	3.05	7.47	80.43	
	TOILET	2.15	X	1.20	2.58	27.77	
	BEDROOM 1	3.20	X	3.05	9.76	105.06	
	BEDROOM 2	3.75	X	3.65	13.69	147.33	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.59	6.35	
	PASSAGE 1	0.55	X	0.90	0.50	5.33	
	PASSAGE 2	2.05	X	0.90	1.85	19.86	
	CARPET AREA OF UNIT					62.04	667.80
	INTERNAL WALL AREA OF UNIT					1.87	20.13
RERA CARPET AREA OF UNIT					63.91	687.93	
MOFA CARPET AREA OF UNIT					62.04	667.80	
RERA CARPET AREA OF UNIT					63.91	687.93	

PROPOSED CARPET AREA : 62.04 SQ.M. / 667.80 SQ.FT.

PROPOSED RERA CARPET AREA : 63.91 SQ.M. / 687.93 SQ.FT.

CHAJJA AREA : 7.99 SQ.M. / 86.00 SQ.FT.
SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ. FT & EXTENSION WITH CC



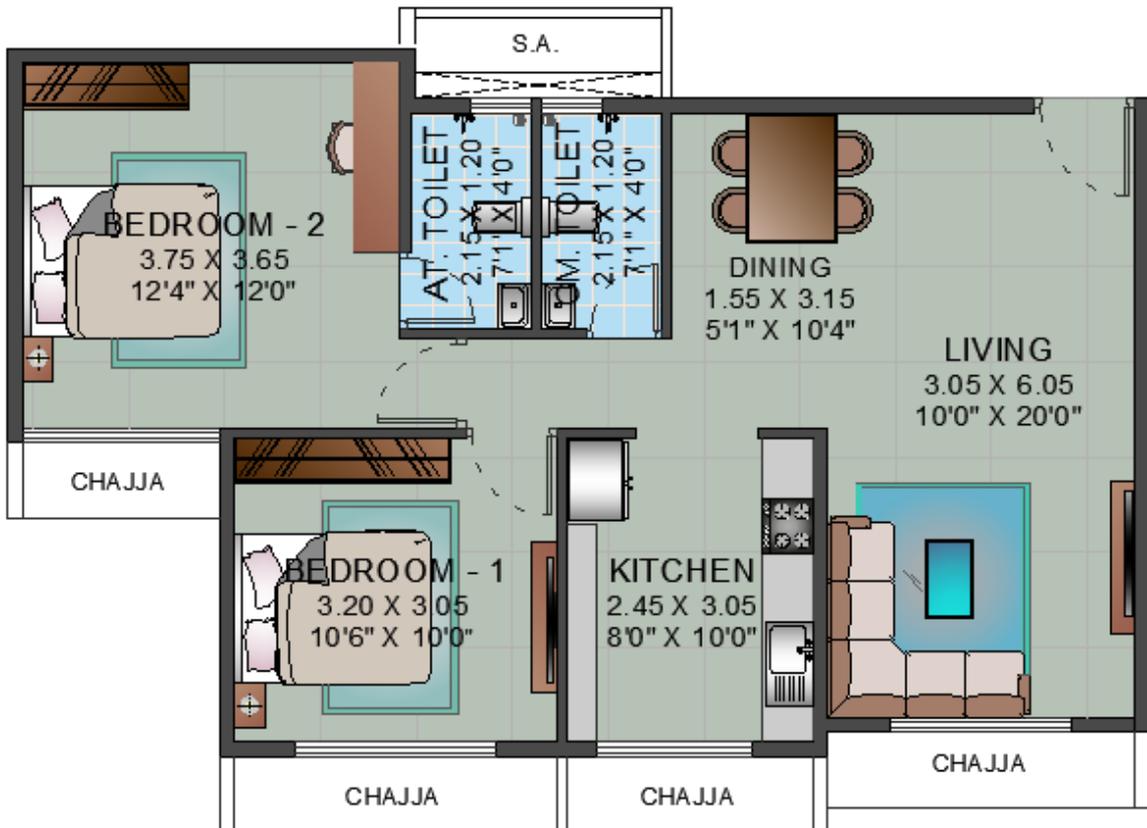
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
10	0-3	61.52	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
2BHK	LIVING	3.05	X	5.90	18.00	193.70
	DINNING	1.55	X	3.15	4.88	52.56
	KITCHEN	2.45	X	3.05	7.47	80.43
	TOILET	2.15	X	1.20	2.58	27.77
	BEDROOM 1	3.20	X	3.05	9.76	105.06
	BEDROOM 2	3.75	X	3.55	13.31	143.30
	AT. TOILET 2	2.15	X	1.20	2.58	27.77
	DOOR JAMB				0.60	6.46
	PASSAGE 1	0.55	X	0.90	0.50	5.33
	PASSAGE 2	2.05	X	0.90	1.85	19.86
CARPET AREA OF UNIT					61.52	662.23
INTERNAL WALL AREA OF UNIT					1.85	19.89
RERA CARPET AREA OF UNIT					63.37	682.11
MOFA CARPET AREA OF UNIT					61.52	662.23
RERA CARPET AREA OF UNIT					63.37	682.11

PROPOSED CARPET AREA : 61.52 SQ.M. / 662.23 SQ.FT.
 PROPOSED RERA CARPET AREA : 63.37 SQ.M. / 682.11 SQ.FT.

CHAJJA AREA : 7.99 SQ.M. / 86.00 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ. FT & EXTENSION WITH OC



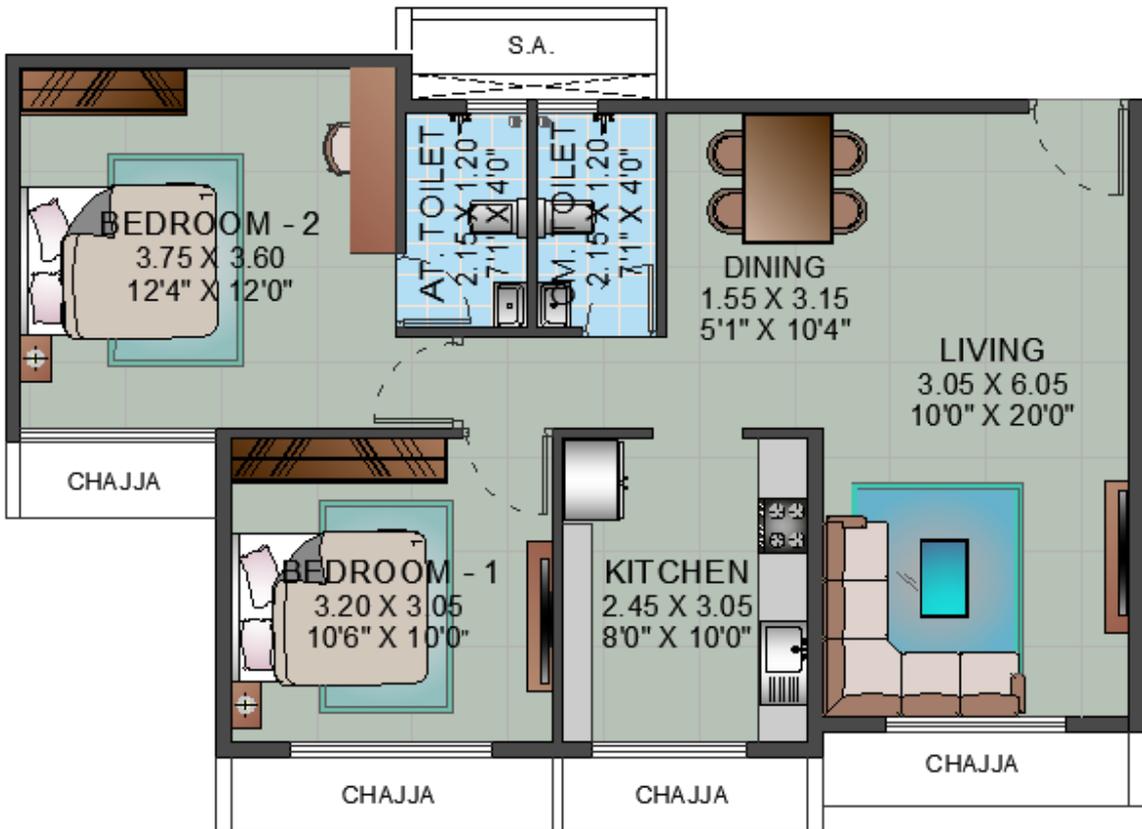
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
13	0-1	62.36	1
14	0-2	62.36	1
TOAL			2

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
2BHK	LIVING	3.05	X	6.05	18.45	198.62
	DINNING	1.55	X	3.15	4.88	52.56
	KITCHEN	2.45	X	3.05	7.47	80.43
	TOILET	2.15	X	1.20	2.58	27.77
	BEDROOM 1	3.20	X	3.05	9.76	105.06
	BEDROOM 2	3.75	X	3.65	13.69	147.33
	AT. TOILET 2	2.15	X	1.20	2.58	27.77
	DOOR JAMB				0.60	6.46
	PASSAGE 1	0.55	X	0.90	0.50	5.33
	PASSAGE 2	2.05	X	0.90	1.85	19.86
	CARPET AREA OF UNIT					62.36
INTERNAL WALL AREA OF UNIT					1.88	20.18
RERA CARPET AREA OF UNIT					64.23	691.37
MOFA CARPET AREA OF UNIT					62.36	671.19
RERA CARPET AREA OF UNIT					64.23	691.37

PROPOSED CARPET AREA : 62.36 SQ.M. / 671.19 SQ.FT.
 PROPOSED RERA CARPET AREA : 64.23 SQ.M. / 691.37 SQ.FT.

CHAJJA AREA : 7.99 SQ.M. / 86.00 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ. FT & EXTENSION WITH CC



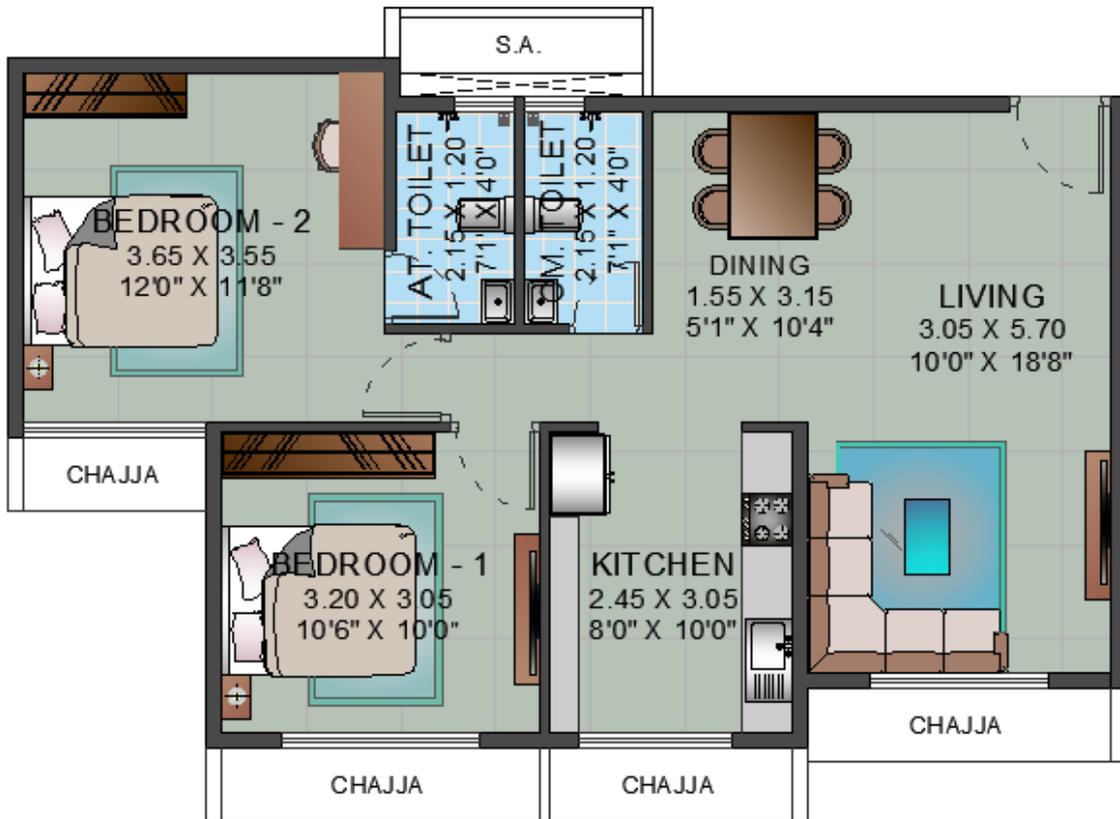
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
17	0-1	62.13	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
2BHK	LIVING	3.05	X	6.05	18.45	198.62
	DINNING	1.55	X	3.15	4.88	52.56
	KITCHEN	2.45	X	3.05	7.47	80.43
	TOILET	2.15	X	1.20	2.58	27.77
	BEDROOM 1	3.20	X	3.05	9.76	105.06
	BEDROOM 2	3.75	X	3.60	13.50	145.31
	AT. TOILET 2	2.15	X	1.20	2.58	27.77
	DOOR JAMB				0.56	6.03
	PASSAGE 1	0.55	X	0.90	0.50	5.33
	PASSAGE 2	2.05	X	0.90	1.85	19.86
	CARPET AREA OF UNIT					62.13
INTERNAL WALL AREA OF UNIT					1.91	20.59
RERA CARPET AREA OF UNIT					64.04	689.33
MOFA CARPET AREA OF UNIT					62.13	668.74
RERA CARPET AREA OF UNIT					64.04	689.33

PROPOSED CARPET AREA : 62.13 SQ.M. / 668.74 SQ.FT.
 PROPOSED RERA CARPET AREA : 64.04 SQ.M. / 689.33 SQ.FT.

CHAJJA AREA : 7.99 SQ.M. / 86.00 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA : 24.86 SQ.M. / 267.59 SQ.FT EXTENSION WITH CC



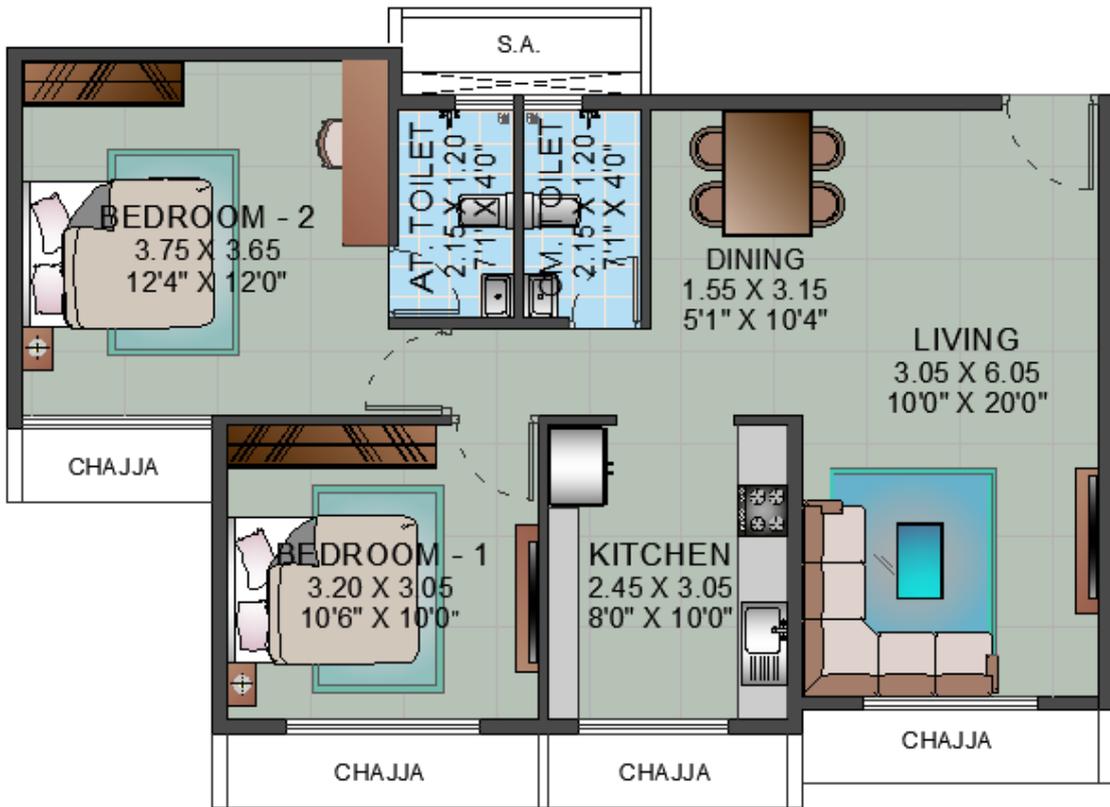
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
17	0-2	60.58	1
21	0-4	60.58	1
TOAL			2

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
2BHK	LIVING	3.05	X	5.70	17.39	187.13
	DINNING	1.55	X	3.15	4.88	52.56
	KITCHEN	2.45	X	3.05	7.47	80.43
	TOILET	2.15	X	1.20	2.58	27.77
	BEDROOM 1	3.20	X	3.05	9.76	105.06
	BEDROOM 2	3.65	X	3.55	12.96	139.47
	AT. TOILET 2	2.15	X	1.20	2.58	27.77
	DOOR JAMB				0.62	6.67
	PASSAGE 1	0.55	X	0.90	0.50	5.33
	PASSAGE 2	2.05	X	0.90	1.85	19.86
	CARPET AREA OF UNIT					60.58
INTERNAL WALL AREA OF UNIT					1.80	19.40
RERA CARPET AREA OF UNIT					62.38	671.46
MOFA CARPET AREA OF UNIT					60.58	652.06
RERA CARPET AREA OF UNIT					62.38	671.46

PROPOSED CARPET AREA : 60.58 SQ.M. / 652.06 SQ.FT.
 PROPOSED RERA CARPET AREA : 62.38 SQ.M. / 671.46 SQ.FT.

CHAJJA AREA : 7.91 SQ.M. / 85.14 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA : 24.86 SQ.M. / 267.59 SQ.FT & EXTENSION WITH OC



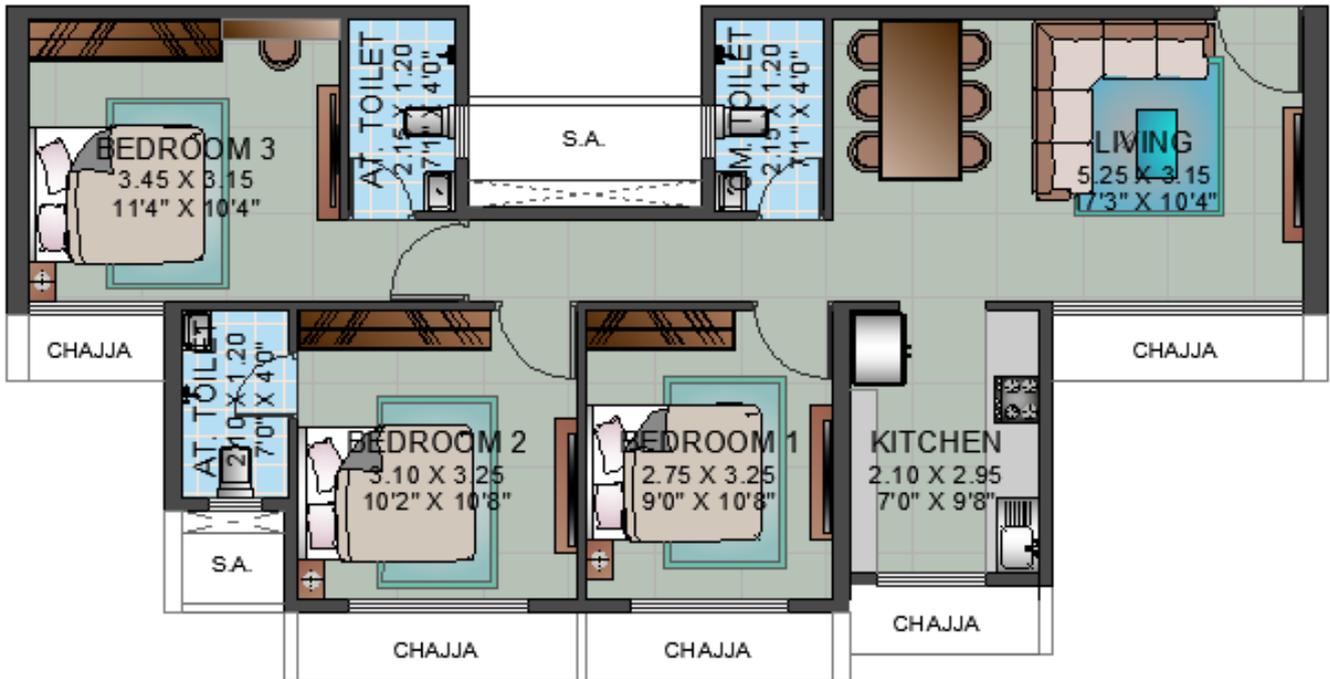
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
21	0-3	62.35	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.05	X	6.05	18.45	198.62	
	DINNING	1.55	X	3.15	4.88	52.56	
	KITCHEN	2.45	X	3.05	7.47	80.43	
	TOILET	2.15	X	1.20	2.58	27.77	
	BEDROOM 1	3.20	X	3.05	9.76	105.06	
	BEDROOM 2	3.75	X	3.65	13.69	147.33	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.59	6.35	
	PASSAGE 1	0.55	X	0.90	0.50	5.33	
	PASSAGE 2	2.05	X	0.90	1.85	19.86	
	CARPET AREA OF UNIT					62.35	671.08
	INTERNAL WALL AREA OF UNIT					1.89	20.29
RERA CARPET AREA OF UNIT					64.23	691.37	
MOFA CARPET AREA OF UNIT					62.35	671.08	
RERA CARPET AREA OF UNIT					64.23	691.37	

PROPOSED CARPET AREA : 62.35 SQ.M. / 671.08 SQ.FT.
 PROPOSED RERA CARPET AREA : 64.23 SQ.M. / 691.37 SQ.FT.

CHAJJA AREA : 7.99 SQ.M. / 86.00 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ.FT & EXTENSION WITH OC



BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
24	0-2	65.89	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01	
	KITCHEN	2.10	X	2.95	6.20	66.68	
	TOILET	1.20	X	2.15	2.58	27.77	
	BEDROOM 1	2.75	X	3.25	8.94	96.20	
	BEDROOM 2	3.10	X	3.25	10.08	108.45	
	AT. TOILET 2	1.20	X	2.10	2.52	27.13	
	BEDROOM 3	3.45	X	3.15	10.87	116.98	
	AT. TOILET 2	1.20	X	2.15	2.58	27.77	
	DOOR JAMB				0.74	7.97	
	PASSAGE 1	1.35	X	0.90	1.22	13.08	
	PASSAGE 2	4.05	X	0.90	3.65	39.23	
	CARPET AREA OF UNIT					65.89	709.27
	INTERNAL WALL AREA OF UNIT					2.27	24.41
RERA CARPET AREA OF UNIT					68.16	733.67	
MOFA CARPET AREA OF UNIT					65.89	709.27	
RERA CARPET AREA OF UNIT					68.16	733.67	

PROPOSED CARPET AREA : 65.89 SQ.M. / 709.27 SQ.FT.
 PROPOSED RERA CARPET AREA : 68.16 SQ.M. / 733.67 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.13 SQ.M. / 33.69 SQ.FT.

EXISTING CARPET AREA: 24.86 SQ.M. / 267.59 SQ.FT & EXTENSION WITH OC



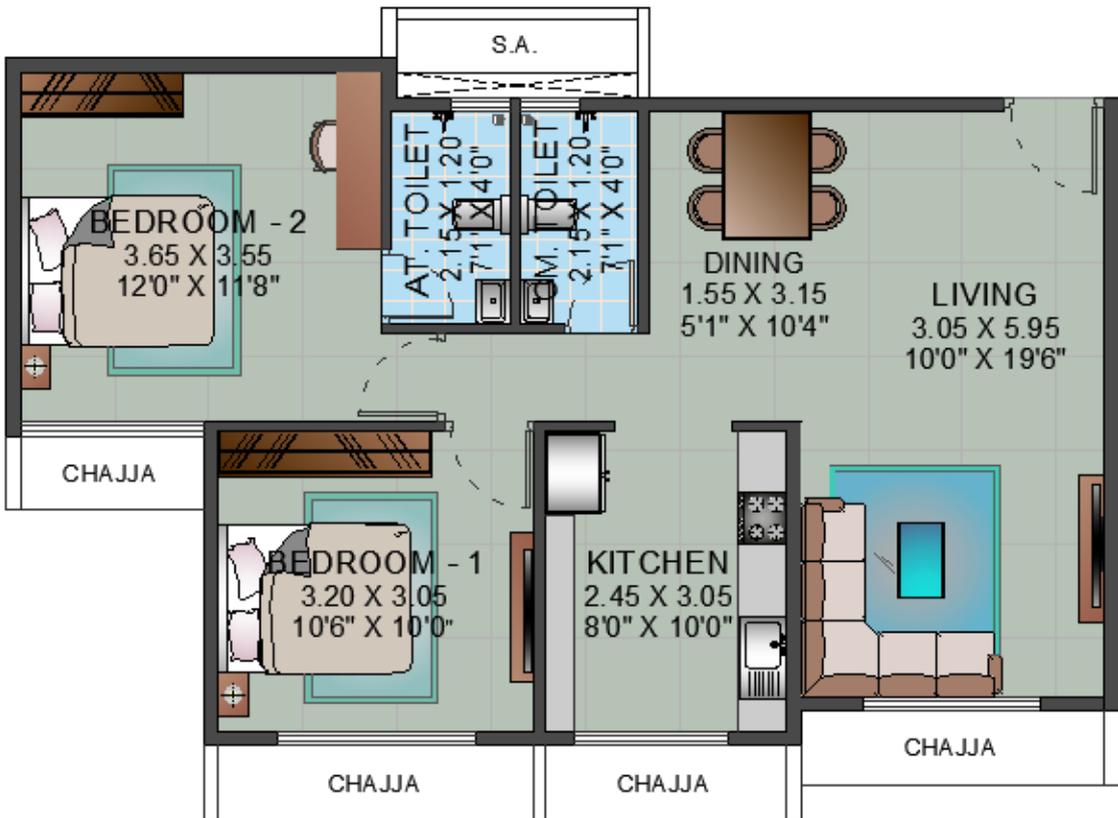
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
33	0-1	63.40	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.05	X	6.05	18.45	198.62	
	DINNING	1.55	X	3.15	4.88	52.56	
	KITCHEN	2.45	X	3.10	7.60	81.75	
	TOILET	2.15	X	1.20	2.58	27.77	
	BEDROOM 1	3.20	X	3.10	9.92	106.78	
	BEDROOM 2	3.85	X	3.75	14.44	155.41	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.61	6.57	
	PASSAGE 1	0.55	X	0.90	0.50	5.33	
	PASSAGE 2	2.05	X	0.90	1.85	19.86	
	CARPET AREA OF UNIT					63.40	682.41
	INTERNAL WALL AREA OF UNIT					1.86	20.05
RERA CARPET AREA OF UNIT					65.26	702.46	
MOFA CARPET AREA OF UNIT					63.40	682.41	
RERA CARPET AREA OF UNIT					65.26	702.46	

PROPOSED CARPET AREA : 63.40 SQ.M. / 682.41 SQ.FT.
 PROPOSED RERA CARPET AREA : 65.26 SQ.M. / 702.46 SQ.FT.

CHAJJA AREA : 8.06 SQ.M. / 86.76 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA : 24.86 SQ.M. / 267.59 SQ.FT & EXTENSION WITH OC



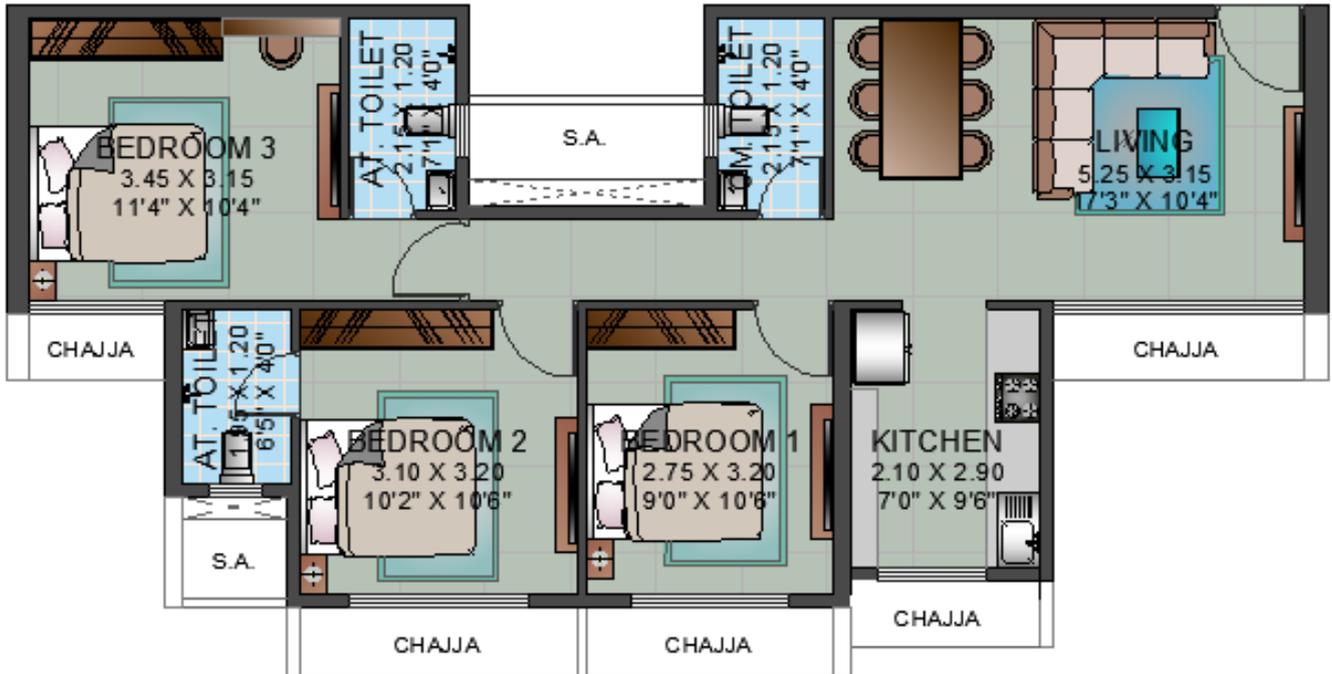
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
33	0-2	61.32	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.05	X	5.95	18.15	195.34	
	DINNING	1.55	X	3.15	4.88	52.56	
	KITCHEN	2.45	X	3.05	7.47	80.43	
	TOILET	2.15	X	1.20	2.58	27.77	
	BEDROOM 1	3.20	X	3.05	9.76	105.06	
	BEDROOM 2	3.65	X	3.55	12.96	139.47	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.60	6.46	
	PASSAGE 1	0.55	X	0.90	0.50	5.33	
	PASSAGE 2	2.05	X	0.90	1.85	19.86	
	CARPET AREA OF UNIT					61.32	660.05
	INTERNAL WALL AREA OF UNIT					1.86	20.02
RERA CARPET AREA OF UNIT					63.18	680.07	
MOFA CARPET AREA OF UNIT					61.32	660.05	
RERA CARPET AREA OF UNIT					63.18	680.07	

PROPOSED CARPET AREA : 61.32 SQ.M. / 660.05 SQ.FT.
 PROPOSED RERA CARPET AREA : 63.18 SQ.M. / 680.07 SQ.FT.

CHAJJA AREA : 7.91 SQ.M. / 85.14 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA : 26.06 SQ.M. / 280.51 SQ.FT & EXTENSION WITH OC



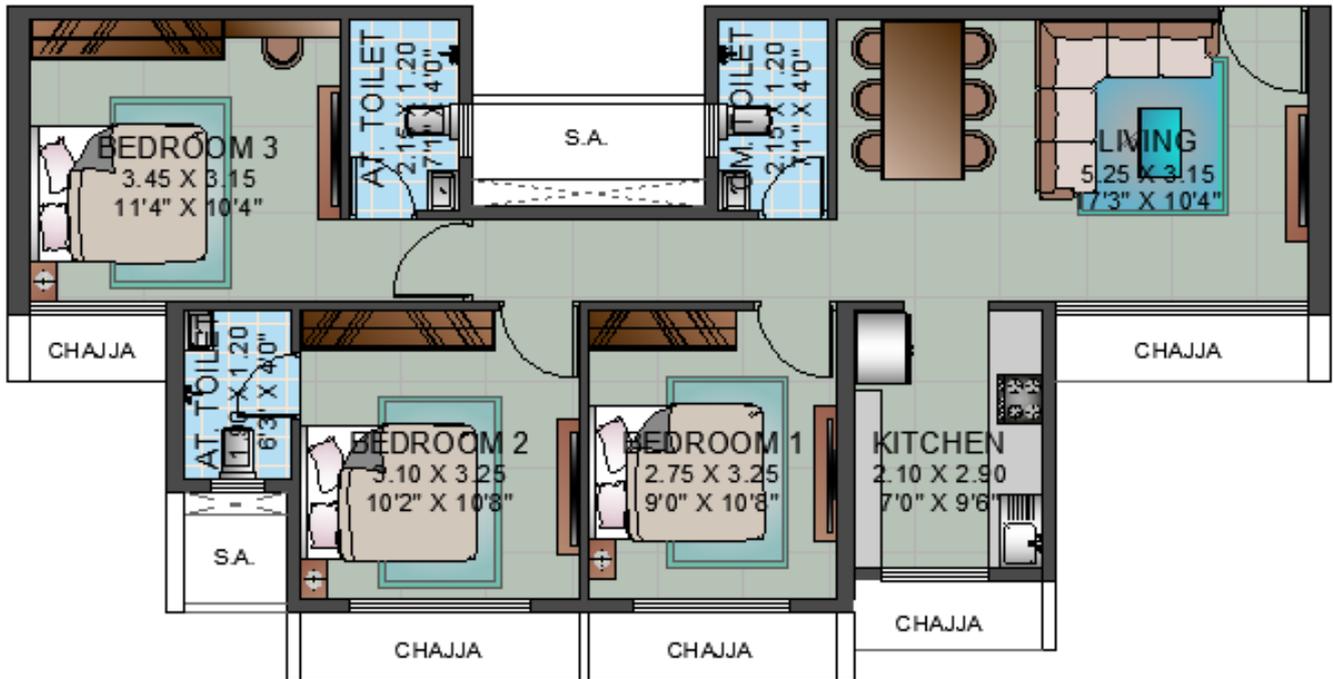
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
3	0-1	65.33	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01	
	KITCHEN	2.10	X	2.90	6.09	65.55	
	TOILET	1.20	X	2.15	2.58	27.77	
	BEDROOM 1	2.75	X	3.20	8.80	94.72	
	BEDROOM 2	3.10	X	3.20	9.92	106.78	
	AT. TOILET 2	1.20	X	1.95	2.34	25.19	
	BEDROOM 3	3.45	X	3.15	10.87	116.98	
	AT. TOILET 2	1.20	X	2.15	2.58	27.77	
	DOOR JAMB				0.75	8.07	
	PASSAGE 1	1.35	X	0.90	1.22	13.08	
	PASSAGE 2	4.05	X	0.90	3.65	39.23	
	CARPET AREA OF UNIT					65.33	703.16
	INTERNAL WALL AREA OF UNIT					2.24	24.06
RERA CARPET AREA OF UNIT					67.56	727.22	
MOFA CARPET AREA OF UNIT					65.33	703.16	
RERA CARPET AREA OF UNIT					67.56	727.22	

PROPOSED CARPET AREA : 65.33 SQ.M. / 703.16 SQ.FT.
 PROPOSED RERA CARPET AREA : 67.56 SQ.M. / 727.22 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.25 SQ.M. / 34.98 SQ.FT.

EXISTING CARPET AREA : 26.06 SQ.M. / 280.51 SQ.FT & EXTENSION WITH OC



BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
11	0-2	65.55	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01
	KITCHEN	2.10	X	2.90	6.09	65.55
	TOILET	1.20	X	2.15	2.58	27.77
	BEDROOM 1	2.75	X	3.25	8.94	96.20
	BEDROOM 2	3.10	X	3.25	10.08	108.45
	AT. TOILET 2	1.20	X	1.90	2.28	24.54
	BEDROOM 3	3.45	X	3.15	10.87	116.98
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.74	7.97
	PASSAGE 1	1.35	X	0.90	1.22	13.08
	PASSAGE 2	4.05	X	0.90	3.65	39.23
	CARPET AREA OF UNIT					65.55
INTERNAL WALL AREA OF UNIT					2.24	24.14
RERA CARPET AREA OF UNIT					67.79	729.69
MOFA CARPET AREA OF UNIT					65.55	705.55
RERA CARPET AREA OF UNIT					67.79	729.69

PROPOSED CARPET AREA : 65.55 SQ.M. / 705.55 SQ.FT.
 PROPOSED RERA CARPET AREA : 67.79 SQ.M. / 729.69 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.36 SQ.M. / 36.17 SQ.FT.

EXISTING CARPET AREA : 26.06 SQ.M. / 280.51 SQ.FT & EXTENSION WITH OC



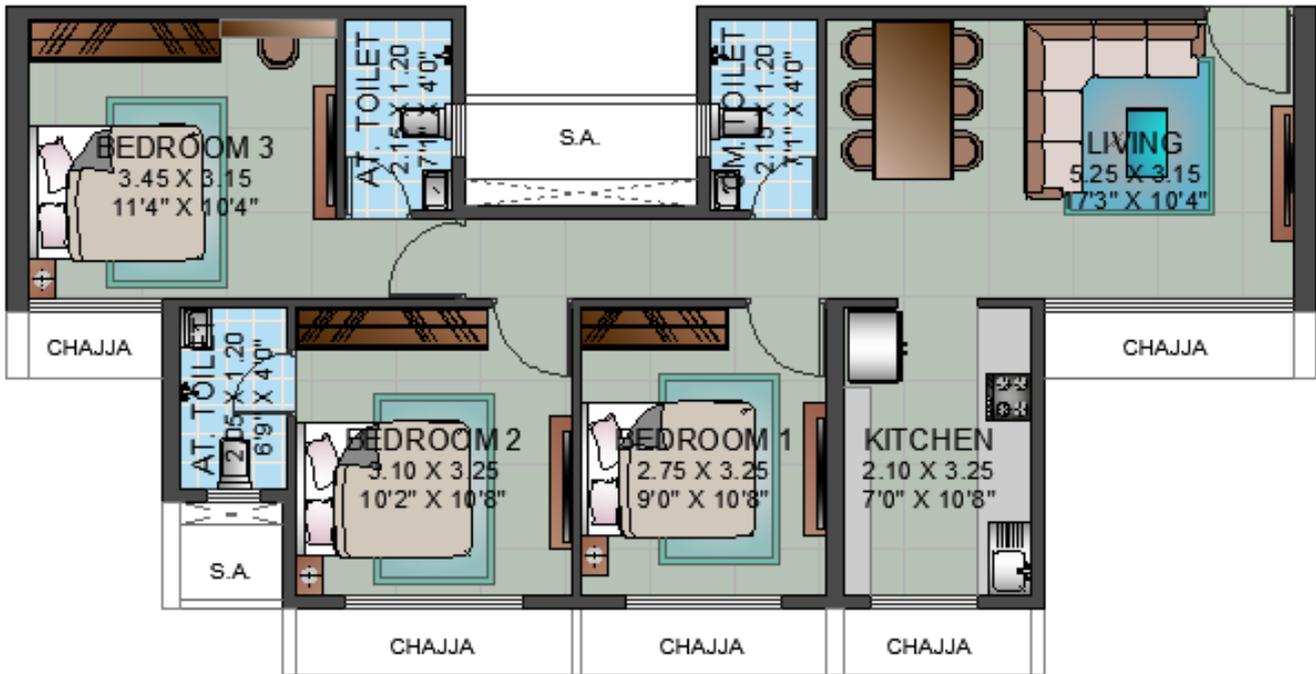
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
16	0-1	64.22	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01
	KITCHEN	2.10	X	2.90	6.09	65.55
	TOILET	1.20	X	2.15	2.58	27.77
	BEDROOM 1	2.75	X	3.05	8.39	90.28
	BEDROOM 2	3.10	X	3.05	9.46	101.77
	AT. TOILET 2	1.20	X	1.85	2.22	23.90
	BEDROOM 3	3.40	X	3.15	10.71	115.28
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.75	8.07
	PASSAGE 1	1.40	X	0.90	1.26	13.56
	PASSAGE 2	4.05	X	0.90	3.65	39.23
	CARPET AREA OF UNIT					64.22
INTERNAL WALL AREA OF UNIT					2.21	23.73
RERA CARPET AREA OF UNIT					66.42	714.94
MOFA CARPET AREA OF UNIT					64.22	691.21
RERA CARPET AREA OF UNIT					66.42	714.94

PROPOSED CARPET AREA : 64.22 SQ.M. / 691.21 SQ.FT.
 PROPOSED RERA CARPET AREA : 66.42 SQ.M. / 714.94 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.23 SQ.M. / 34.77 SQ.FT.

EXISTING CARPET AREA : 26.06 SQ.M. / 280.51 SQ.FT & EXTENSION WITH OC



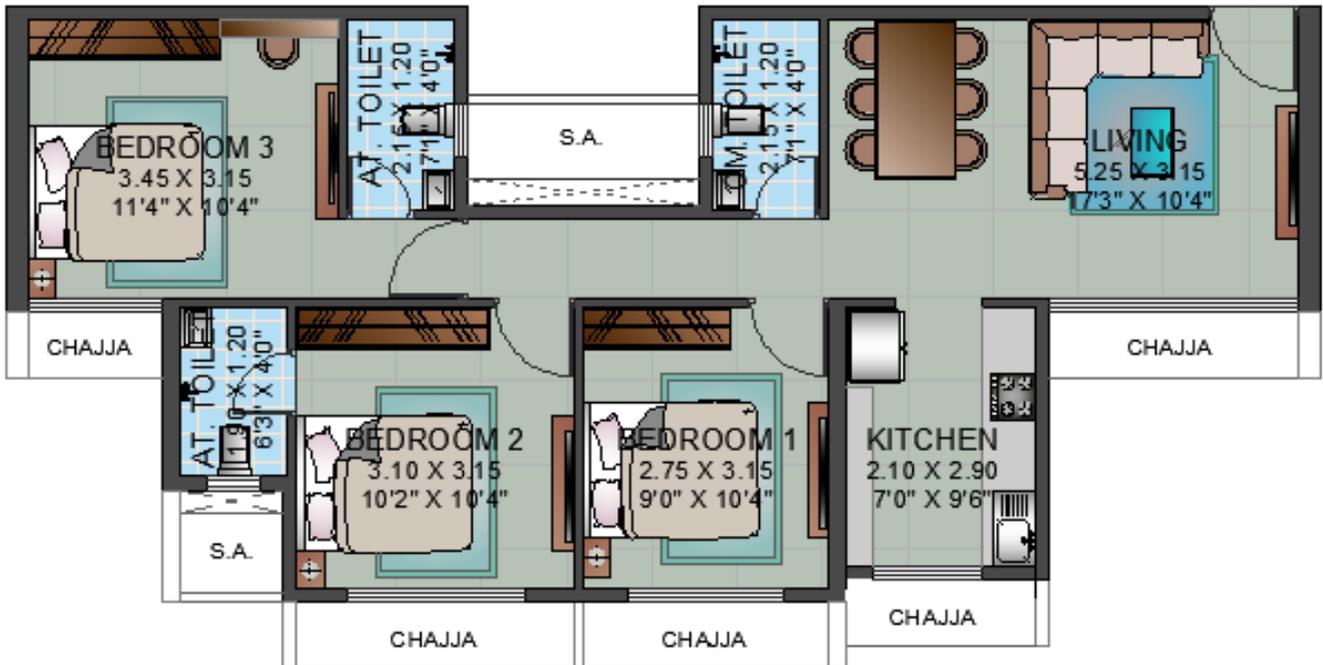
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
22	0-2	66.45	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01	
	KITCHEN	2.10	X	3.25	6.83	73.46	
	TOILET	1.20	X	2.15	2.58	27.77	
	BEDROOM 1	2.75	X	3.25	8.94	96.20	
	BEDROOM 2	3.10	X	3.25	10.08	108.45	
	AT. TOILET 2	1.20	X	2.05	2.46	26.48	
	BEDROOM 3	3.45	X	3.15	10.87	116.98	
	AT. TOILET 2	1.20	X	2.15	2.58	27.77	
	DOOR JAMB				0.73	7.86	
	PASSAGE 1	1.35	X	0.90	1.22	13.08	
	PASSAGE 2	4.05	X	0.90	3.65	39.23	
	CARPET AREA OF UNIT					66.45	715.29
	INTERNAL WALL AREA OF UNIT					2.34	25.16
	RERA CARPET AREA OF UNIT					68.79	740.46
MOFA CARPET AREA OF UNIT					66.45	715.29	
RERA CARPET AREA OF UNIT					68.79	740.46	

PROPOSED CARPET AREA : 66.45 SQ.M. / 715.29 SQ.FT.
 PROPOSED RERA CARPET AREA : 68.79 SQ.M. / 740.46 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.19 SQ.M. / 34.34 SQ.FT.

EXISTING CARPET AREA : 26.06 SQ.M. / 280.51 SQ.FT & EXTENSION WITH CC



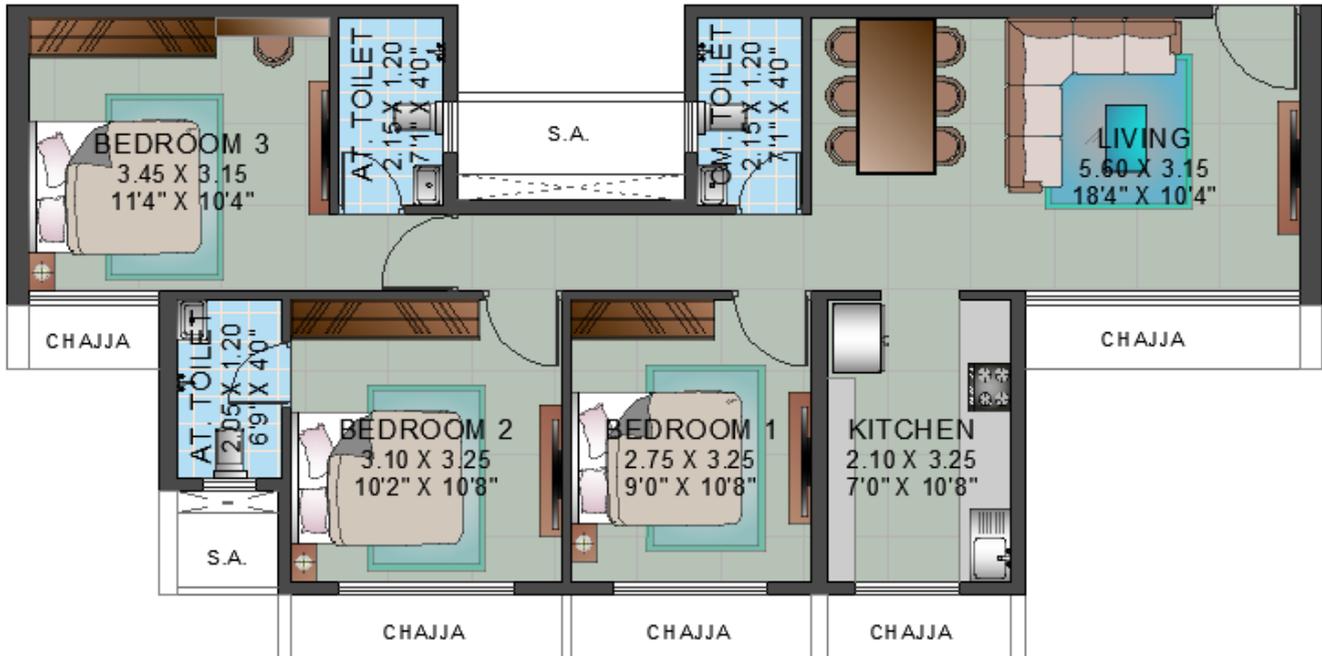
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
30	0-2	64.99	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01	
	KITCHEN	2.10	X	2.90	6.09	65.55	
	TOILET	1.20	X	2.15	2.58	27.77	
	BEDROOM 1	2.75	X	3.15	8.66	93.24	
	BEDROOM 2	3.10	X	3.15	9.77	105.11	
	AT. TOILET 2	1.20	X	1.90	2.28	24.54	
	BEDROOM 3	3.45	X	3.15	10.87	116.98	
	AT. TOILET 2	1.20	X	2.15	2.58	27.77	
	DOOR JAMB				0.77	8.29	
	PASSAGE 1	1.35	X	0.90	1.22	13.08	
	PASSAGE 2	4.05	X	0.90	3.65	39.23	
	CARPET AREA OF UNIT					64.99	699.58
	INTERNAL WALL AREA OF UNIT					2.20	23.65
RERA CARPET AREA OF UNIT					67.19	723.23	
MOFA CARPET AREA OF UNIT					64.99	699.58	
RERA CARPET AREA OF UNIT					67.19	723.23	

PROPOSED CARPET AREA : 64.99 SQ.M. / 699.58 SQ.FT.
 PROPOSED RERA CARPET AREA : 67.19 SQ.M. / 723.23 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.25 SQ.M. / 34.98 SQ.FT.

EXISTING CARPET AREA : 26.81 SQ.M. / 288.58 SQ.FT & EXTENSION WITH OC



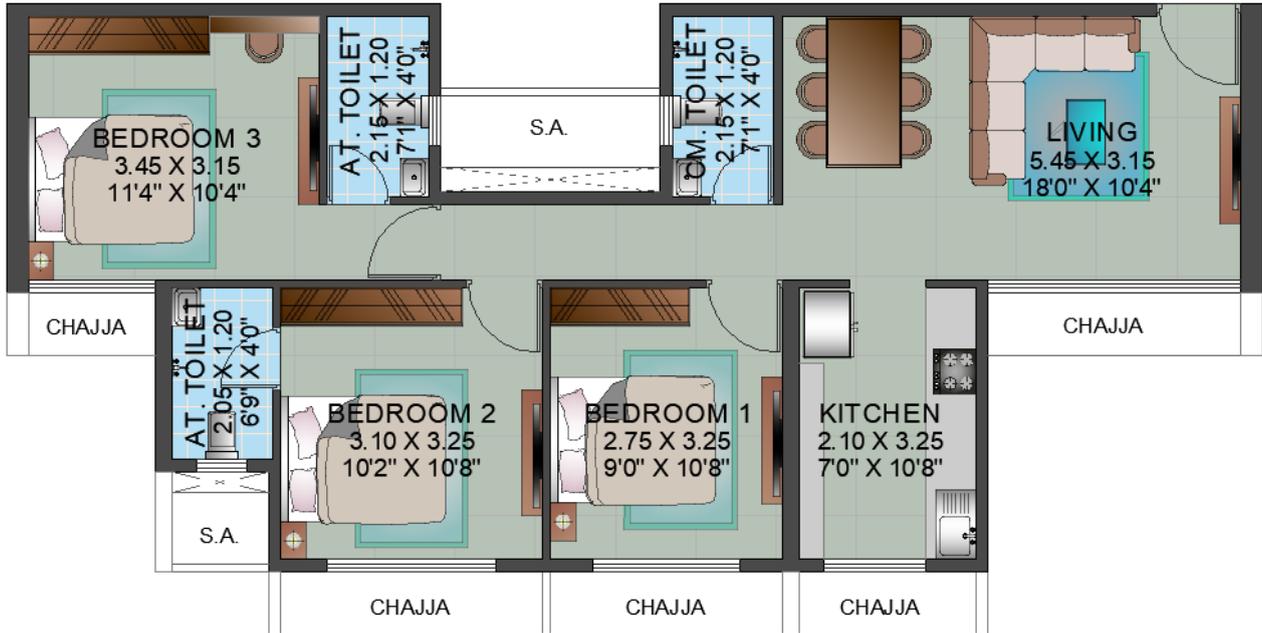
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
7	0-3	67.56	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	LIVING & DINING	5.60	X	3.15	17.64	189.88
	KITCHEN	2.10	X	3.25	6.83	73.46
	TOILET	1.20	X	2.15	2.58	27.77
	BEDROOM 1	2.75	X	3.25	8.94	96.20
	BEDROOM 2	3.10	X	3.25	10.08	108.45
	AT. TOILET 2	1.20	X	2.05	2.46	26.48
	BEDROOM 3	3.45	X	3.15	10.87	116.98
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.73	7.86
	PASSAGE 1	1.35	X	0.90	1.22	13.08
	PASSAGE 2	4.05	X	0.90	3.65	39.23
	CARPET AREA OF UNIT					67.56
INTERNAL WALL AREA OF UNIT					2.34	25.13
RERA CARPET AREA OF UNIT					69.89	752.30
MOFA CARPET AREA OF UNIT					67.56	727.16
RERA CARPET AREA OF UNIT					69.89	752.30

PROPOSED CARPET AREA : 67.56 SQ.M. / 727.16 SQ.FT.
 PROPOSED RERA CARPET AREA : 69.89 SQ.M. / 752.30 SQ.FT.

CHAJJA AREA : 9.45 SQ.M. / 101.72 SQ.FT.
 SERVICE AREA : 3.19 SQ.M. / 34.34 SQ.FT.

EXISTING CARPET AREA : 26.81 SQ.M. / 288.58 SQ.FT & EXTENSION WITH OC



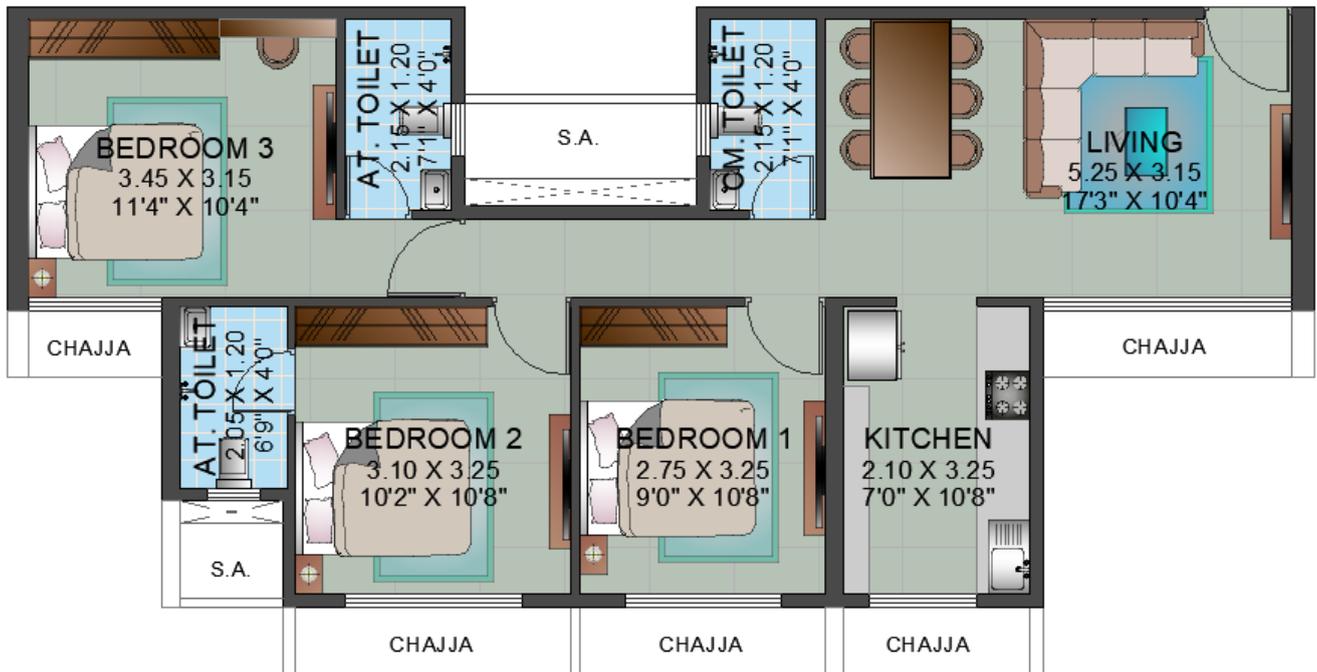
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
28	0-1	67.07	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	LIVING & DINING	5.45	X	3.15	17.17	184.79
	KITCHEN	2.10	X	3.25	6.83	73.46
	TOILET	1.20	X	2.15	2.58	27.77
	BEDROOM 1	2.75	X	3.25	8.94	96.20
	BEDROOM 2	3.10	X	3.25	10.08	108.45
	AT. TOILET 2	1.20	X	2.05	2.46	26.48
	BEDROOM 3	3.45	X	3.15	10.87	116.98
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.72	7.75
	PASSAGE 1	1.35	X	0.90	1.22	13.08
	PASSAGE 2	4.05	X	0.90	3.65	39.23
	CARPET AREA OF UNIT					67.07
INTERNAL WALL AREA OF UNIT					2.35	25.27
RERA CARPET AREA OF UNIT					69.42	747.24
MOFA CARPET AREA OF UNIT					67.07	721.97
RERA CARPET AREA OF UNIT					69.42	747.24

PROPOSED CARPET AREA : 67.07 SQ.M. / 721.97 SQ.FT.
 PROPOSED RERA CARPET AREA : 69.42 SQ.M. / 747.24 SQ.FT.

CHAJJA AREA : 9.34 SQ.M. / 100.54 SQ.FT.
 SERVICE AREA : 3.19 SQ.M. / 34.34 SQ.FT.

EXISTING CARPET AREA : 26.81 SQ.M. / 288.58 SQ.FT & EXTENSION WITH CC



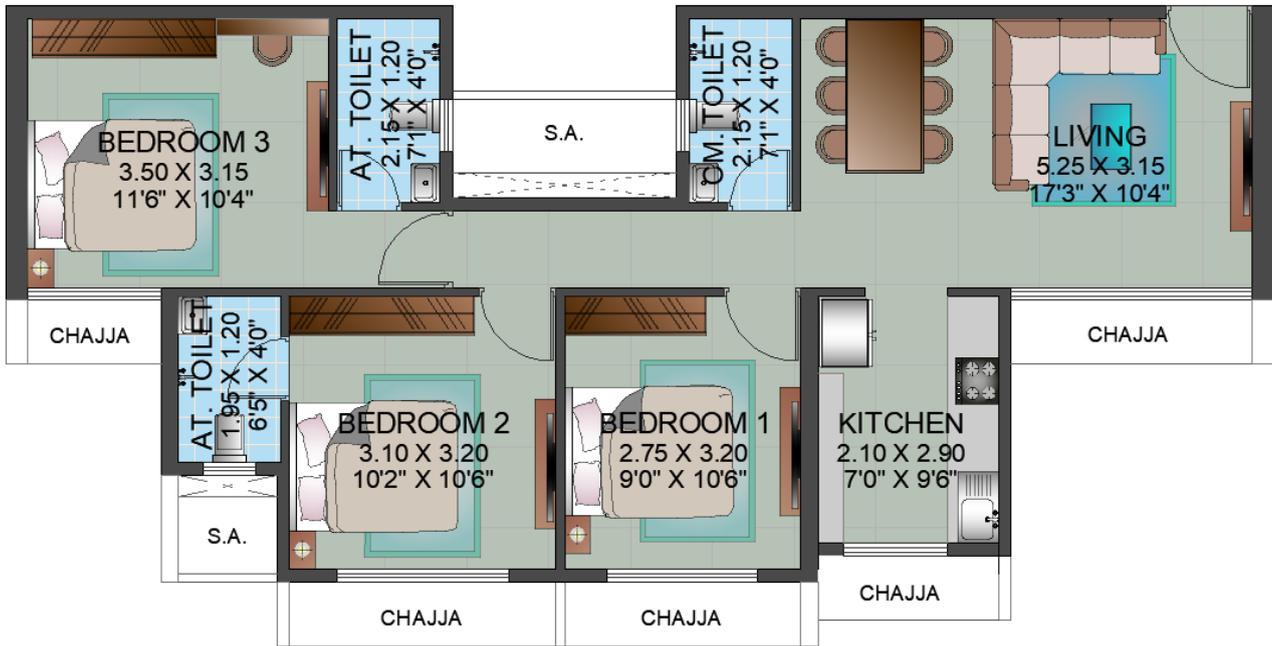
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
9	0-3	66.43	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01	
	KITCHEN	2.10	X	3.25	6.83	73.46	
	TOILET	1.20	X	2.15	2.58	27.77	
	BEDROOM 1	2.75	X	3.25	8.94	96.20	
	BEDROOM 2	3.10	X	3.25	10.08	108.45	
	AT. TOILET 2	1.20	X	2.05	2.46	26.48	
	BEDROOM 3	3.45	X	3.15	10.87	116.98	
	AT. TOILET 2	1.20	X	2.15	2.58	27.77	
	DOOR JAMB				0.71	7.64	
	PASSAGE 1	1.35	X	0.90	1.22	13.08	
	PASSAGE 2	4.05	X	0.90	3.65	39.23	
	CARPET AREA OF UNIT					66.43	715.08
	INTERNAL WALL AREA OF UNIT					2.36	25.38
RERA CARPET AREA OF UNIT					68.79	740.46	
MOFA CARPET AREA OF UNIT					66.43	715.08	
RERA CARPET AREA OF UNIT					68.79	740.46	

PROPOSED CARPET AREA : 66.43 SQ.M. / 715.08 SQ.FT.
 PROPOSED RERA CARPET AREA : 68.79 SQ.M. / 740.46 SQ.FT.

CHAJJA AREA : 9.19 SQ.M. / 98.92 SQ.FT.
 SERVICE AREA : 3.19 SQ.M. / 34.34 SQ.FT.

EXISTING CARPET AREA : 26.81 SQ.M. / 288.58 SQ.FT & EXTENSION WITH CC



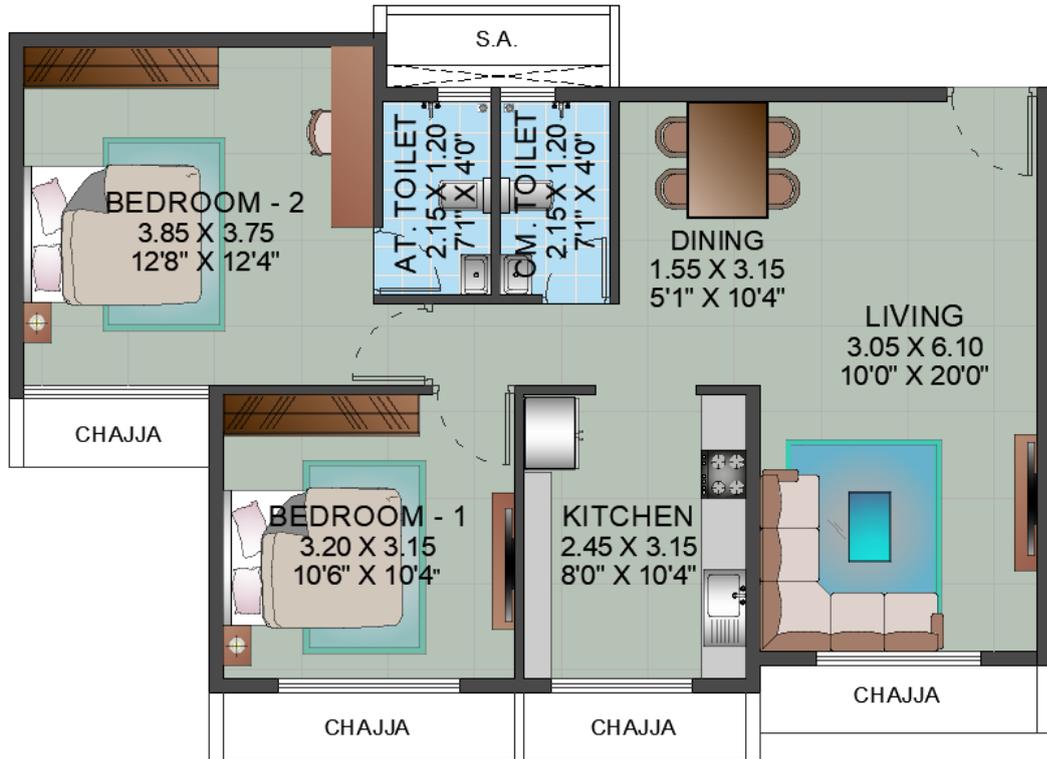
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
20	0-1	65.47	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	LIVING & DINING	5.25	X	3.15	16.54	178.01
	KITCHEN	2.10	X	2.90	6.09	65.55
	TOILET	1.20	X	2.15	2.58	27.77
	BEDROOM 1	2.75	X	3.20	8.80	94.72
	BEDROOM 2	3.10	X	3.20	9.92	106.78
	AT. TOILET 2	1.20	X	1.95	2.34	25.19
	BEDROOM 3	3.50	X	3.15	11.03	118.67
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.74	7.97
	PASSAGE 1	1.35	X	0.90	1.22	13.08
	PASSAGE 2	4.05	X	0.90	3.65	39.23
	CARPET AREA OF UNIT					65.47
INTERNAL WALL AREA OF UNIT					2.24	24.08
RERA CARPET AREA OF UNIT					67.71	728.83
MOFA CARPET AREA OF UNIT					65.47	704.75
RERA CARPET AREA OF UNIT					67.71	728.83

PROPOSED CARPET AREA : 65.47 SQ.M. / 704.75 SQ.FT.
 PROPOSED RERA CARPET AREA : 67.71 SQ.M. / 728.83 SQ.FT.

CHAJJA AREA : 9.22 SQ.M. / 99.24 SQ.FT.
 SERVICE AREA : 3.25 SQ.M. / 34.98 SQ.FT.

EXISTING CARPET AREA : 26.81 SQ.M. / 288.58 SQ.FT.



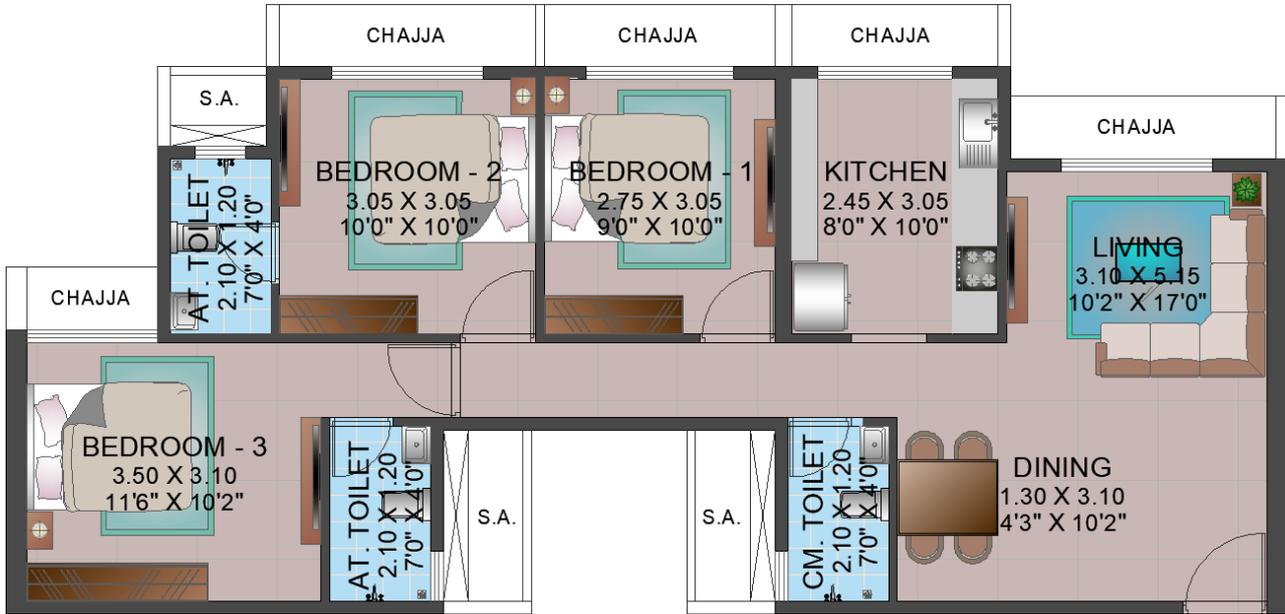
BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
1	0-1, 0-2	63.81	2
27	0-1	63.81	1
28	0-2	63.81	1
TOAL			4

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	LIVING	3.05	X	6.10	18.61	200.26	
	DINNING	1.55	X	3.15	4.88	52.56	
	KITCHEN	2.45	X	3.15	7.72	83.07	
	TOILET	2.15	X	1.20	2.58	27.77	
	BEDROOM 1	3.20	X	3.15	10.08	108.50	
	BEDROOM 2	3.85	X	3.75	14.44	155.41	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	DOOR JAMB				0.59	6.35	
	PASSAGE 1	0.55	X	0.90	0.50	5.33	
	PASSAGE 2	2.05	X	0.90	1.85	19.86	
	CARPET AREA OF UNIT					63.81	686.88
	INTERNAL WALL AREA OF UNIT					1.90	20.42
RERA CARPET AREA OF UNIT					65.71	707.30	
MOFA CARPET AREA OF UNIT					63.81	686.88	
RERA CARPET AREA OF UNIT					65.71	707.30	

PROPOSED CARPET AREA : 63.81 SQ.M. / 686.88 SQ.FT.
 PROPOSED RERA CARPET AREA : 65.71 SQ.M. / 707.30 SQ.FT.

CHAJJA AREA : 8.06 SQ.M. / 86.76 SQ.FT.
 SERVICE AREA : 1.35 SQ.M. / 14.53 SQ.FT.

EXISTING CARPET AREA : 27.59 SQ.M. / 296.97 SQ.FT & EXTENSION WITH OC



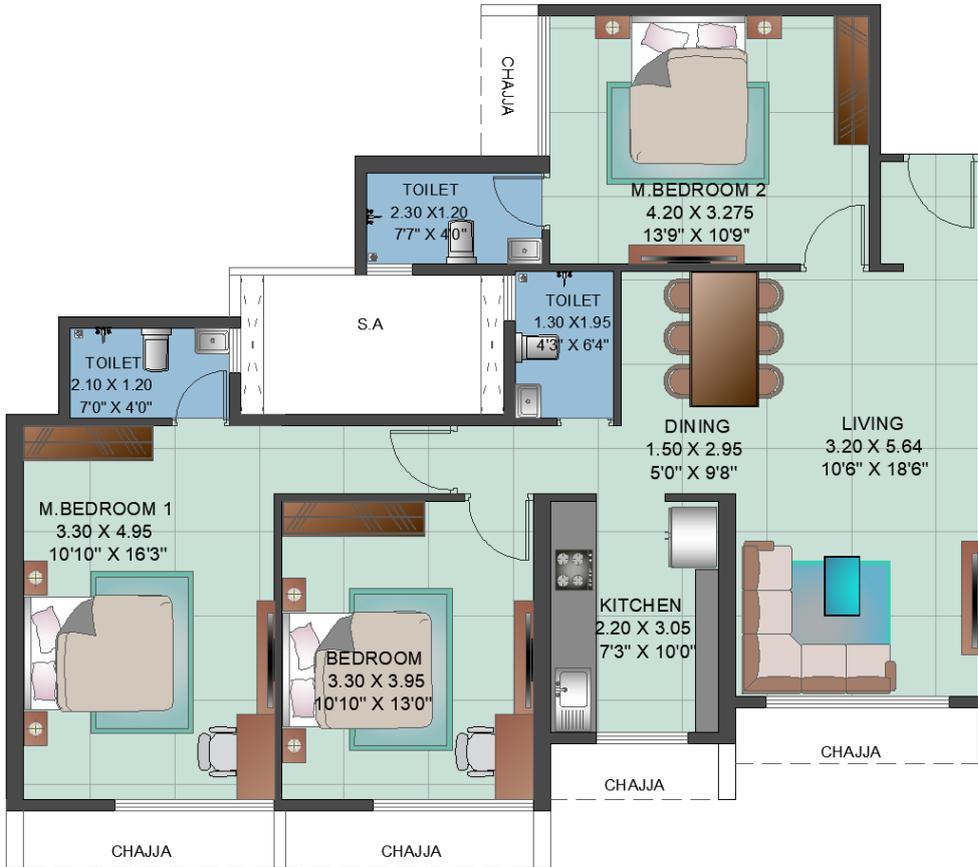
BUILDING NO	FLAT NO	PROPOSED C.A	NO. OF UNIT
33	0-3	70.37	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	LIVING	3.10	X	5.15	15.97	171.85	
	DINNING	1.30	X	3.10	4.03	43.38	
	KITCHEN	2.45	X	3.05	7.47	80.43	
	CM. TOILET	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	2.75	X	3.05	8.39	90.28	
	BEDROOM 2	3.05	X	3.05	9.30	100.13	
	AT. TOILET 2	2.10	X	1.20	2.52	27.13	
	BEDROOM 3	3.50	X	3.10	10.85	116.79	
	AT. TOILET 3	2.10	X	1.20	2.52	27.13	
	DOOR JAMB				0.73	7.86	
	PASSAGE 1	1.55	X	0.90	1.40	15.02	
	PASSAGE 2	5.20	X	0.90	4.68	50.38	
	CARPET AREA OF UNIT					70.37	757.49
	INTERNAL WALL AREA OF UNIT					2.50	26.88
RERA CARPET AREA OF UNIT					72.87	784.37	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					70.37	757.49	
RERA CARPET AREA OF UNIT (WITH BALCONY)					72.87	784.37	

PROPOSED CARPET AREA : 70.37 SQ.M. / 757.49 SQ.FT.
 PROPOSED RERA CARPET AREA : 72.87 SQ.M. / 784.37 SQ.FT.

CHAJJA AREA : 9.71 SQ.M. / 104.51 SQ.FT.
 SERVICE AREA : 3.35 SQ.M. / 36.05 SQ.FT.

EXISTING CARPET AREA : 35.66 SQ.M. / 383.84 SQ.FT.



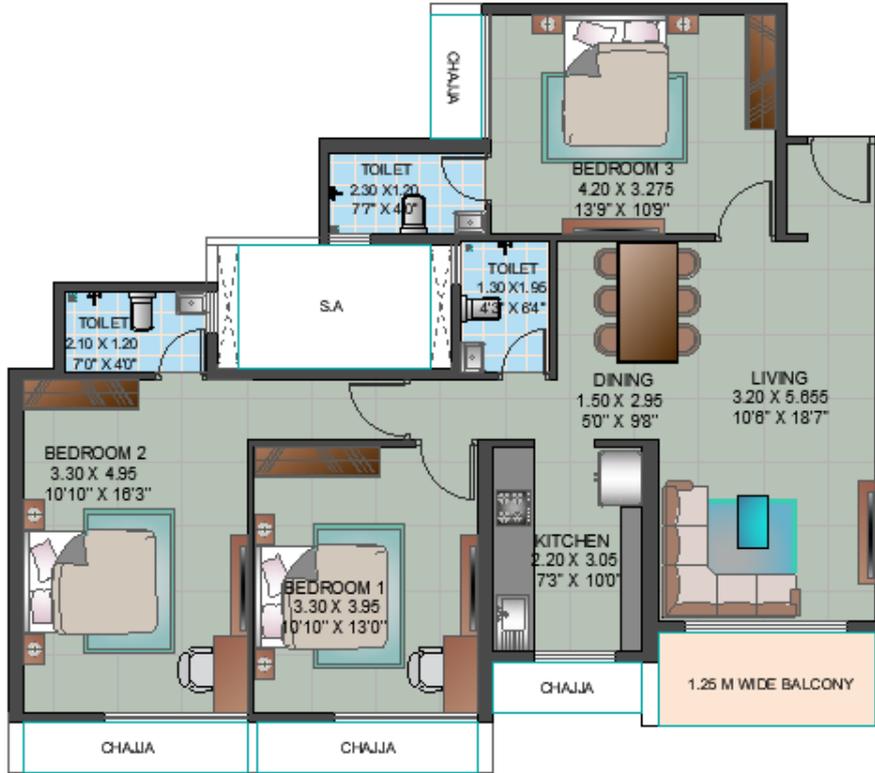
PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
2BHK	FOYER	1.30	X	1.35	1.76	18.89	
	LIVING	3.20	X	5.64	18.03	194.10	
	DINING	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.05	6.71	72.23	
	TOILET	1.30	X	1.95	2.54	27.29	
	BEDROOM 1	3.30	X	3.95	13.04	140.31	
	M.BEDROOM 1	3.30	X	4.95	16.34	175.83	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	M.BEDROOM 2	4.20	X	3.28	13.76	148.06	
	AT. TOILET 2	2.30	X	1.20	2.76	29.71	
	DOOR JAMB				0.69	7.48	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					86.66	932.82
	INTERNAL WALL AREA OF UNIT					3.18	34.23
RERA CARPET AREA OF UNIT					89.84	967.04	
MOFA CARPET AREA OF UNIT					86.66	932.82	
RERA CARPET AREA OF UNIT					89.84	967.04	

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
19	1_1	86.66	1
26	1_1	86.66	1
TOAL			2

PROPOSED CARPET AREA : 86.66 SQ.M. / 932.82 SQ.FT.
 PROPOSED RERA CARPET AREA : 89.84 SQ.M. / 967.04 SQ.FT.

CHAJJA AREA : 10.31 SQ.M. / 110.97 SQ.FT.
 SERVICE AREA : 5.27 SQ.M. / 56.73 SQ.FT.

EXISTING CARPET AREA : 37.44 SQ.M. / 403.00 SQ.FT & WITH TERRACE.



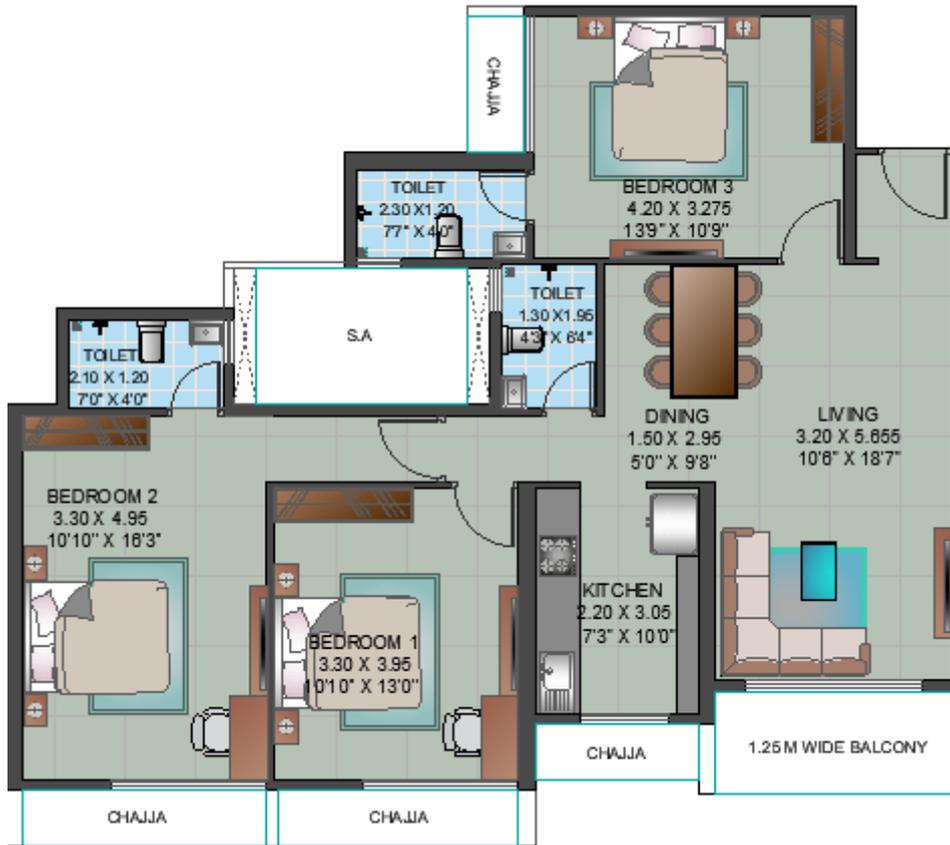
PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	FOYER	1.30	X	1.35	1.76	18.89	
	LIVING	3.20	X	5.66	18.10	194.82	
	DINING	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.05	6.71	72.23	
	TOILET	1.30	X	1.95	2.54	27.29	
	BEDROOM 1	3.30	X	3.95	13.04	140.31	
	BEDROOM 2	3.30	X	4.95	16.34	175.83	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	BEDROOM 3	4.20	X	3.28	13.76	148.06	
	AT. TOILET 2	2.30	X	1.20	2.76	29.71	
	DOOR JAMB				0.70	7.48	
	PASSAGE	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					86.728	933.54
	INTERNAL WALL AREA OF UNIT					3.18	34.28
	RERA CARPET AREA OF UNIT					89.913	967.82
	BALCONY 1	3.20	X	1.40	4.48	48.22	
TOTAL BALCONY AREA OF UNIT					4.48	48.22	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					91.21	981.77	
RERA CARPET AREA OF UNIT (WITH BALCONY)					94.39	1016.05	

PROPOSED CARPET AREA : 91.21 SQ.M. / 981.77 SQ.FT.
 PROPOSED RERA CARPET AREA : 94.39 SQ.M. / 1016.05 SQ.FT.

CHAJJA AREA : 7.94 SQ.M. / 85.53 SQ.FT.
 SERVICE AREA : 5.27 SQ.M. / 56.73 SQ.FT.

BUILDING NO	FLAT NO	CA	PROPOSED CA
03	1-1	37.44	91.21
05	1-1	37.44	91.21
08	1-2	37.44	91.21
10	1-2	37.44	91.21
11	1-2	37.44	91.21
13	1-1	37.44	91.21
14	1-2	37.44	91.21
16	1-1	37.44	91.21
18	1-2	37.44	91.21
22	1-2	37.44	91.21
32	1-2	37.44	91.21

EXISTING CARPET AREA: 37.44 SQ.M. / 403.00 SQ. FT & WITH TERRACE.



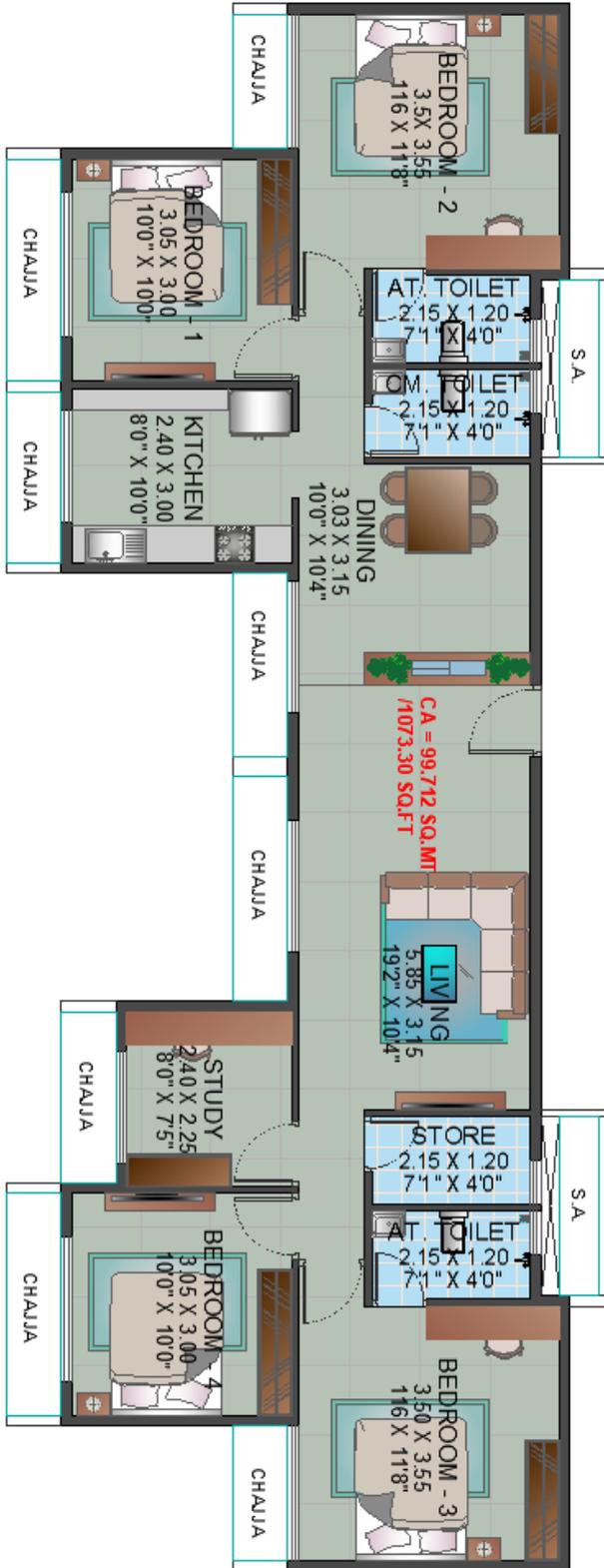
PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	FOYER	1.40	X	1.30	1.82	19.59	
	LIVING	3.20	X	5.66	18.10	194.82	
	DINING	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.05	6.71	72.23	
	TOILET	1.30	X	1.95	2.54	27.29	
	BEDROOM 1	3.30	X	3.95	13.04	140.31	
	BEDROOM 2	3.30	X	4.95	16.34	175.83	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	BEDROOM 3	4.20	X	3.28	13.76	148.06	
	AT. TOILET 2	2.30	X	1.20	2.76	29.71	
	DOOR JAMB				0.68	7.27	
	PASSAGE	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					86.773	934.03
	INTERNAL WALL AREA OF UNIT					3.21	34.57
RERA CARPET AREA OF UNIT					89.985	968.60	
BALCONY 1	3.20	X	1.40	4.48	48.22		
TOTAL BALCONY AREA OF UNIT					4.48	48.22	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					91.25	982.25	
RERA CARPET AREA OF UNIT (WITH BALCONY)					94.47	1016.82	

PROPOSED CARPET AREA : 91.25 SQ.M. / 982.25 SQ.FT.
 PROPOSED RERA CARPET AREA : 94.47 SQ.M. / 1016.82 SQ.FT.

CHAJJA AREA : 7.94 SQ.M. / 85.53 SQ.FT.
 SERVICE AREA : 5.27 SQ.M. / 56.73 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
06	1-1	91.25	1
TOAL			1

EXISTING CARPET AREA : 37.44 SQ.M. / 403.00 SQ.FT & EXTENSION WITH OC & TERRACE.



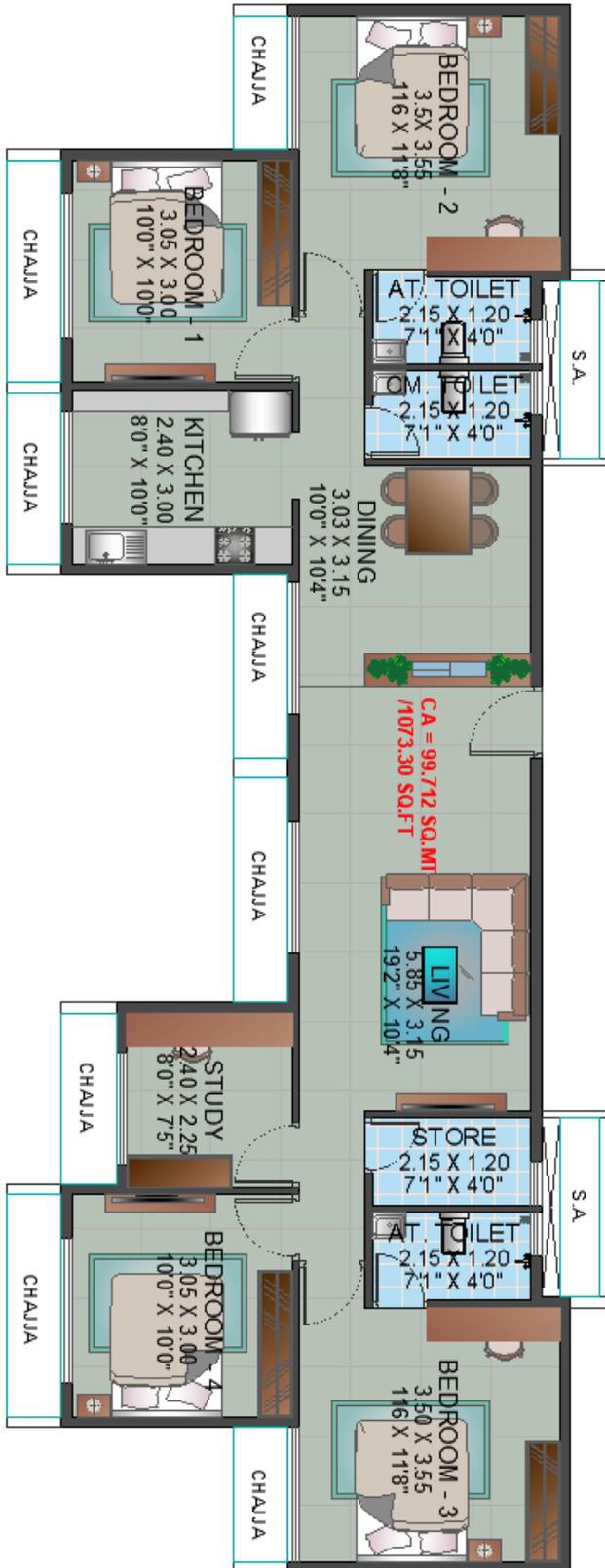
PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	5.85	X	3.15	18.43	198.35	
DINNING	3.03	X	3.15	9.54	102.74	
KITCHEN	2.40	X	3.00	7.20	77.50	
TOILET	2.15	X	1.20	2.58	27.77	
BEDROOM 1	3.05	X	3.00	9.15	98.49	
BEDROOM 2	3.50	X	3.55	12.43	133.74	
AT. TOILET 2	2.15	X	1.20	2.58	27.77	
BEDROOM 3	3.50	X	3.55	12.43	133.74	
AT. TOILET 3	2.15	X	1.20	2.58	27.77	
BEDROOM 4	3.05	X	3.00	9.15	98.49	
STORAGE	2.15	X	1.20	2.58	27.77	
STUDY	2.40	X	2.25	5.40	58.13	
DOOR JAMB				1.17	12.59	
PASSAGE 1	1.95	X	0.90	1.76	18.89	
PASSAGE 2	0.55	X	0.90	0.50	5.33	
PASSAGE 3	1.95	X	0.90	1.76	18.89	
PASSAGE 4	0.55	X	0.90	0.50	5.33	
CARPET AREA OF UNIT				99.712	1073.30	
INTERNAL WALL AREA OF UNIT				2.81	30.19	
RERA CARPET AREA OF UNIT				102.517	1103.49	
MOFA CARPET AREA OF UNIT				99.71	1073.30	
RERA CARPET AREA OF UNIT				102.52	1103.49	

PROPOSED CARPET AREA : 99.712 SQ.M. / 1073.30 SQ.FT
 PROPOSED RERA CARPET AREA : 102.517 SQ.M. / 1103.49 SQ.FT

CHAJJA AREA : 15.09 SQ.M. / 162.50 SQ.FT
 SERVICE AREA : 2.69 SQ.M. / 28.95 SQ.FT

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
17	1-1	99.71	1
TOAL			1

EXISTING CARPET AREA : 37.44 SQ.M. / 403.00 SQ.FT & EXTENSION WITH OC & TERRACE.



PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	5.85	X	3.15	18.43	198.35	
DINNING	3.03	X	3.15	9.54	102.74	
KITCHEN	2.40	X	3.00	7.20	77.50	
TOILET	2.15	X	1.20	2.58	27.77	
BEDROOM 1	3.05	X	3.00	9.15	98.49	
BEDROOM 2	3.50	X	3.55	12.43	133.74	
AT. TOILET 2	2.15	X	1.20	2.58	27.77	
BEDROOM 3	3.50	X	3.55	12.43	133.74	
AT. TOILET 3	2.15	X	1.20	2.58	27.77	
BEDROOM 4	3.05	X	3.00	9.15	98.49	
STORAGE	2.15	X	1.20	2.58	27.77	
STUDY	2.40	X	2.25	5.40	58.13	
DOOR JAMB				1.17	12.59	
PASSAGE 1	1.95	X	0.90	1.76	18.89	
PASSAGE 2	0.55	X	0.90	0.50	5.33	
PASSAGE 3	1.95	X	0.90	1.76	18.89	
PASSAGE 4	0.55	X	0.90	0.50	5.33	
CARPET AREA OF UNIT				99.712	1073.30	
INTERNAL WALL AREA OF UNIT				2.81	30.19	
RERA CARPET AREA OF UNIT				102.517	1103.49	
MOFA CARPET AREA OF UNIT				99.71	1073.30	
RERA CARPET AREA OF UNIT				102.52	1103.49	

PROPOSED CARPET AREA : 99.712 SQ.M. / 1073.30 SQ.FT

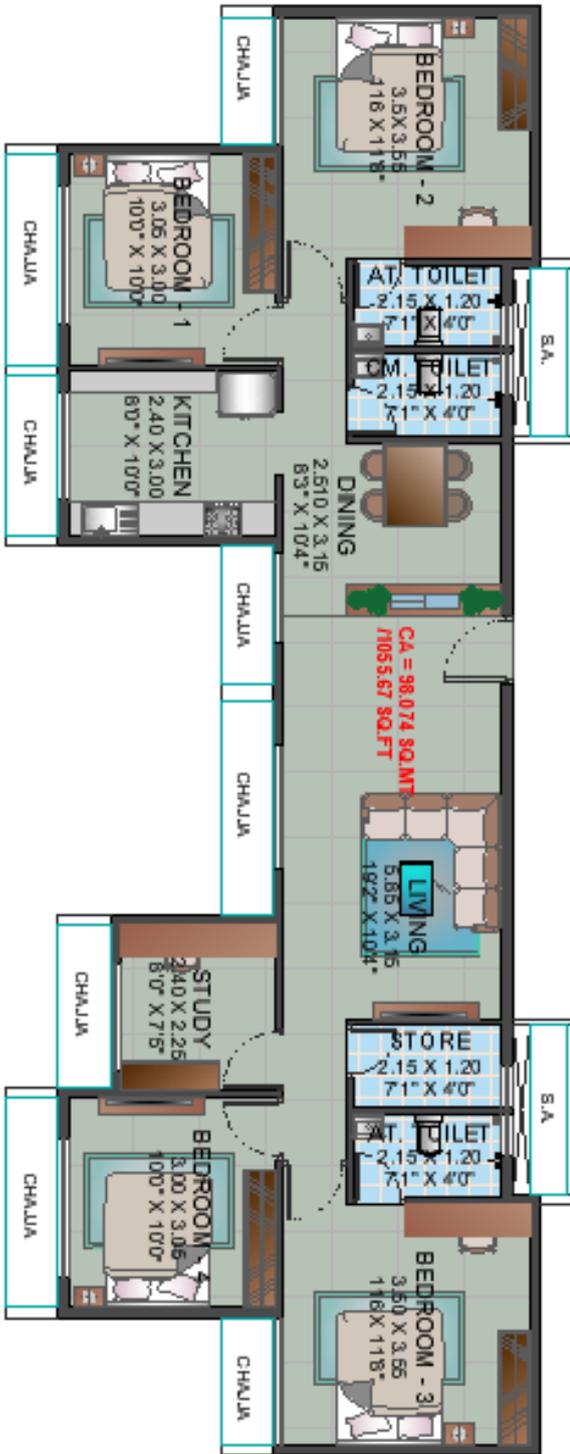
PROPOSED RERA CARPET AREA : 102.517 SQ.M. / 1103.49 SQ.FT

CHAJJA AREA : 15.09 SQ.M. / 162.50 SQ.FT

SERVICE AREA : 2.69 SQ.M. / 28.95 SQ.FT

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
17	1-1	99.71	1
TOAL			1

EXISTING CARPET AREA : 37.44 SQ.M. / 403.00 SQ.FT & EXTENSION WITH CC & TERRACE.



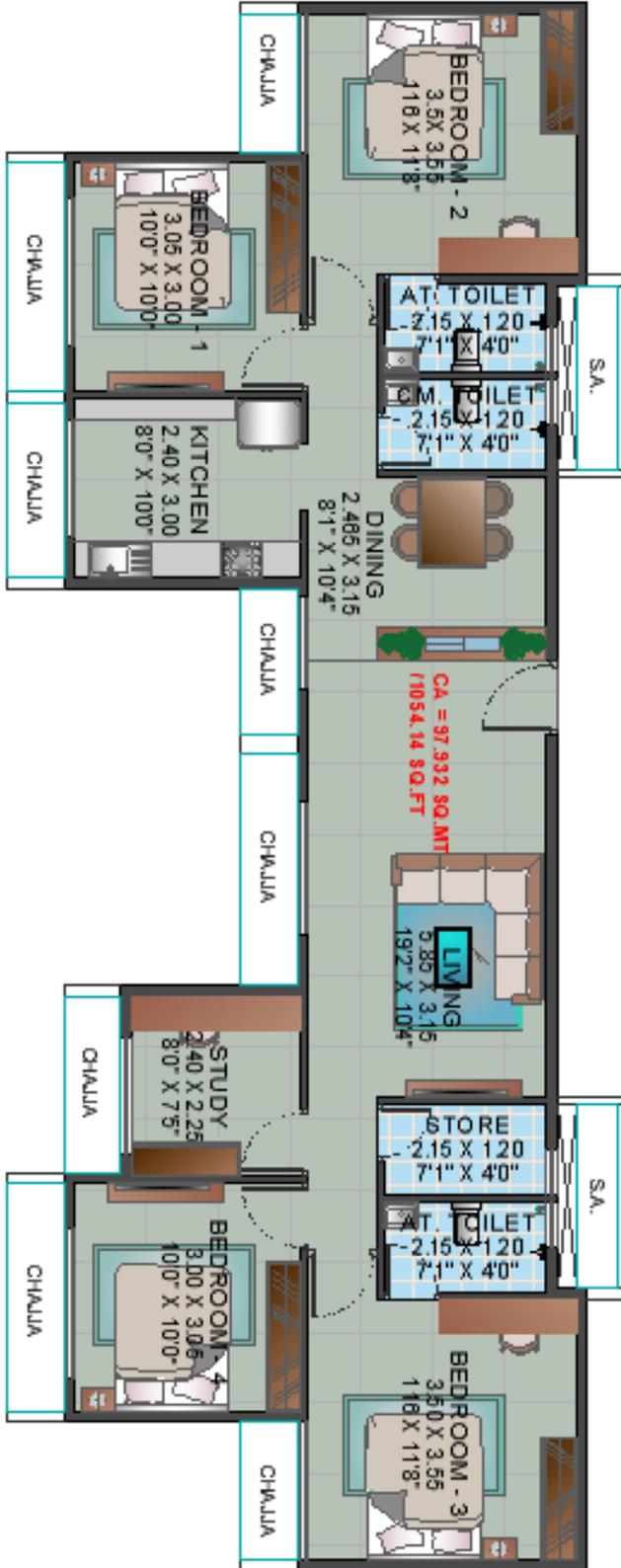
PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	5.85	X	3.15	18.43	198.35	
DINNING	2.51	X	3.15	7.91	85.11	
KITCHEN	2.40	X	3.00	7.20	77.50	
TOILET	2.15	X	1.20	2.58	27.77	
BEDROOM 1	3.05	X	3.00	9.15	98.49	
BEDROOM 2	3.50	X	3.55	12.43	133.74	
AT. TOILET 2	2.15	X	1.20	2.58	27.77	
BEDROOM 3	3.50	X	3.55	12.43	133.74	
AT. TOILET 3	2.15	X	1.20	2.58	27.77	
BEDROOM 4	3.00	X	3.05	9.15	98.49	
STORAGE	2.15	X	1.20	2.58	27.77	
STUDY	2.40	X	2.25	5.40	58.13	
DOOR JAMB				1.17	12.59	
PASSAGE 1	1.45	X	0.90	1.31	14.05	
PASSAGE 2	1.05	X	0.90	0.95	10.17	
PASSAGE 3	1.45	X	0.90	1.31	14.05	
PASSAGE 4	1.05	X	0.90	0.95	10.17	
CARPET AREA OF UNIT				98.074	1055.67	
INTERNAL WALL AREA OF UNIT				2.81	30.19	
RERA CARPET AREA OF UNIT				100.879	1085.86	
MOFA CARPET AREA OF UNIT				98.07	1055.67	
RERA CARPET AREA OF UNIT				100.88	1085.86	

PROPOSED CARPET AREA : 98.074 SQ.M. / 1055.67 SQ.FT
 PROPOSED RERA CARPET AREA : 100.879 SQ.M. / 1085.86 SQ.FT

CHAJJA AREA : 14.70 SQ.M. / 158.30 SQ.FT
 SERVICE AREA : 2.69 SQ.M. / 28.95 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
33	1-1	98.07	1
TOAL			1

EXISTING CARPET AREA : 37.44 SQ.M. / 403.00 SQ.FT & EXTENSION WITH OC & TERRACE.



PROPOSED UNIT ACCOMMODATION				CARPET AREA	
				SQ.MT	SQ.FT
LIVING	5.85	X	3.15	18.43	198.35
DINNING	2.47	X	3.15	7.76	83.58
KITCHEN	2.40	X	3.00	7.20	77.50
TOILET	2.15	X	1.20	2.58	27.77
BEDROOM 1	3.05	X	3.00	9.15	98.49
BEDROOM 2	3.50	X	3.55	12.43	133.74
AT. TOILET 2	2.15	X	1.20	2.58	27.77
BEDROOM 3	3.50	X	3.55	12.43	133.74
AT. TOILET 3	2.15	X	1.20	2.58	27.77
BEDROOM 4	3.00	X	3.05	9.15	98.49
STORAGE	2.15	X	1.20	2.58	27.77
STUDY	2.40	X	2.25	5.40	58.13
DOOR JAMB				1.17	12.59
PASSAGE 1	1.45	X	0.90	1.31	14.05
PASSAGE 2	1.05	X	0.90	0.95	10.17
PASSAGE 3	1.45	X	0.90	1.31	14.05
PASSAGE 4	1.05	X	0.90	0.95	10.17
CARPET AREA OF UNIT				97.932	1054.14
INTERNAL WALL AREA OF UNIT				2.80	30.19
RERA CARPET AREA OF UNIT				100.737	1084.33
MOFA CARPET AREA OF UNIT				97.93	1054.14
RERA CARPET AREA OF UNIT				100.74	1084.33

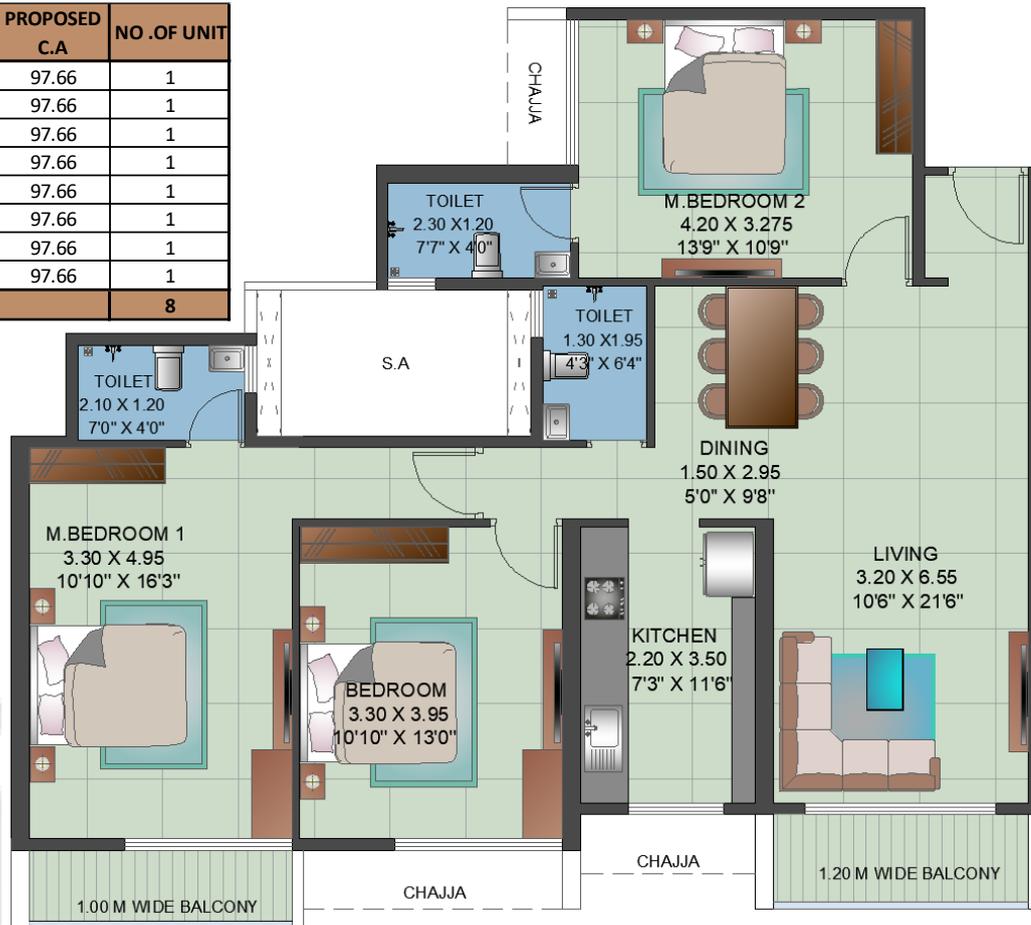
PROPOSED CARPET AREA : 97.932 SQ.M. / 1054.14 SQ.FT
 PROPOSED RERA CARPET AREA : 100.737 SQ.M. / 1084.33 SQ.FT

CHAJJA AREA : 14.67 SQ.M. / 157.95 SQ.FT
 SERVICE AREA : 2.69 SQ.M. / 28.95 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
24	1-1	97.93	1
TOAL			1

EXISTING CARPET AREA: 40.13 SQ.M. / 431.95 SQ.FT WITH TERRACE.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
5	1_2	97.66	1
13	1_2	97.66	1
14	1_1	97.66	1
16	1_2	97.66	1
21	1_1	97.66	1
24	1_2	97.66	1
28	1_1	97.66	1
32	1_1	97.66	1
TOAL			8

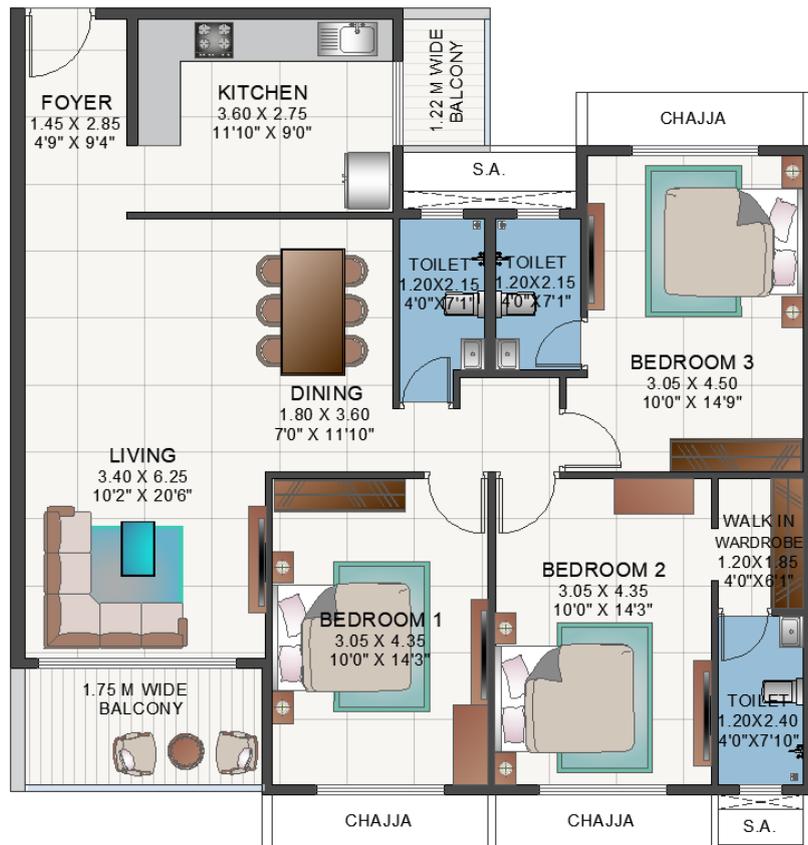


PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	FOYER	1.30	X	1.30	1.70	18.26	
	LIVING	3.20	X	6.55	20.96	225.61	
	DINING	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.50	7.70	82.88	
	TOILET	1.30	X	1.95	2.54	27.29	
	BEDROOM 1	3.30	X	3.95	13.04	140.31	
	M.BEDROOM 1	3.30	X	4.95	16.34	175.83	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	M.BEDROOM 2	4.20	X	3.28	13.76	148.06	
	AT. TOILET 2	2.30	X	1.20	2.76	29.71	
	DOOR JAMB				0.69	7.48	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					90.52	974.36
	INTERNAL WALL AREA OF UNIT					3.49	37.57
	RERA CARPET AREA OF UNIT					94.01	1011.92
BALCONY 1	3.20	X	1.20	3.84	41.33		
BALCONY 1	3.30	X	1.00	3.30	35.52		
TOTAL BALCONY AREA OF UNIT					7.14	76.85	
MOFA CARPET AREA OF UNIT(WITH BALCONY)					97.66	1051.21	
RERA CARPET AREA OF UNIT (WITH BALCONY)					101.15	1088.78	

PROPOSED CARPET AREA : 97.66 SQ.M. / 1051.21 SQ.FT.
 PROPOSED RERA CARPET AREA : 101.15 SQ.M. / 1088.78 SQ.FT.

CHAJJA AREA : 5.47 SQ.M. / 58.87 SQ.FT.
 SERVICE AREA : 5.27 SQ.M. / 56.73 SQ.FT.

EXISTING CARPET AREA : 40.13 SQ.M. / 431.95 SQ.FT & EXTENSION WITH CC & TERRACE.



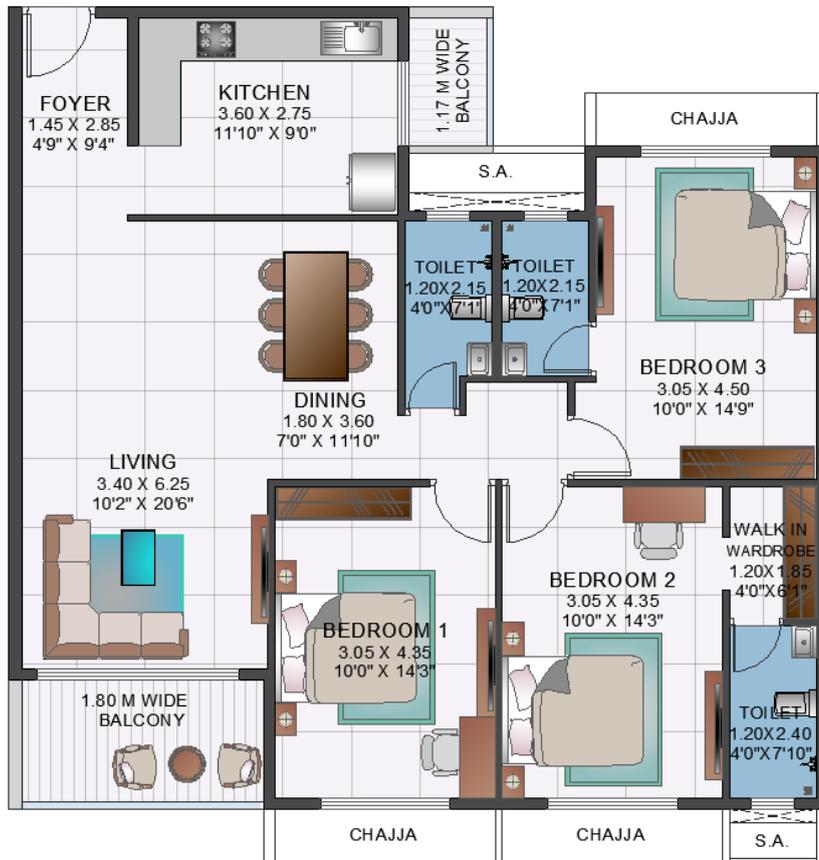
	PROPOSED UNIT ACCOMMODATION				CARPET AREA	
					SQ.MT	SQ.FT
3BHK	FOYER	1.45	X	2.85	4.13	44.48
	LIVING	3.40	X	6.25	21.25	228.74
	DINING	1.80	X	3.60	6.48	69.75
	KITCHEN	3.60	X	2.75	9.90	106.56
	TOILET	1.20	X	2.15	2.58	27.77
	TOILET A	0.75	X	0.45	0.34	3.63
	BEDROOM 1	3.05	X	4.35	13.27	142.81
	BEDROOM 2	3.05	X	4.35	13.27	142.81
	WALK -IN -	1.20	X	1.85	2.22	23.90
	AT. TOILET 1	1.20	X	2.40	2.88	31.00
	BEDROOM 3	3.05	X	4.50	13.73	147.74
	BEDROOM 3	0.30	X	1.35	0.41	4.36
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.86	9.28
	PASSAGE 1	2.35	X	0.90	2.12	22.77
	PASSAGE 2	1.40	X	0.45	0.63	6.78
CARPET AREA OF UNIT					96.63	1040.15
INTERNAL WALL AREA OF UNIT					3.38	36.36
RERA CARPET AREA OF UNIT					100.01	1076.51
BALCONY 1	3.35	X	1.75	5.86	63.10	
BALCONY 1	1.23	X	1.80	2.21	23.73	
TOTAL BALCONY AREA OF UNIT					8.07	86.84
MOFA CARPET AREA OF UNIT (WITH BALCONY)					104.70	1126.99
RERA CARPET AREA OF UNIT (WITH BALCONY)					108.08	1163.35

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
6	1_2	104.70	1
22	1_1	104.70	1
TOAL			2

PROPOSED CARPET AREA : 104.70 SQ.M. / 1126.99 SQ.FT.
 PROPOSED RERA CARPET AREA : 108.08 SQ.M. / 1163.35 SQ.FT.

CHAJJA AREA : 6.86 SQ.M. / 73.84 SQ.FT.
 SERVICE AREA : 1.95 SQ.M. / 20.98 SQ.FT.

EXISTING CARPET AREA : 40.13 SQ.M. / 431.95 SQ.FT & EXTENSION WITH OC & TERRACE.



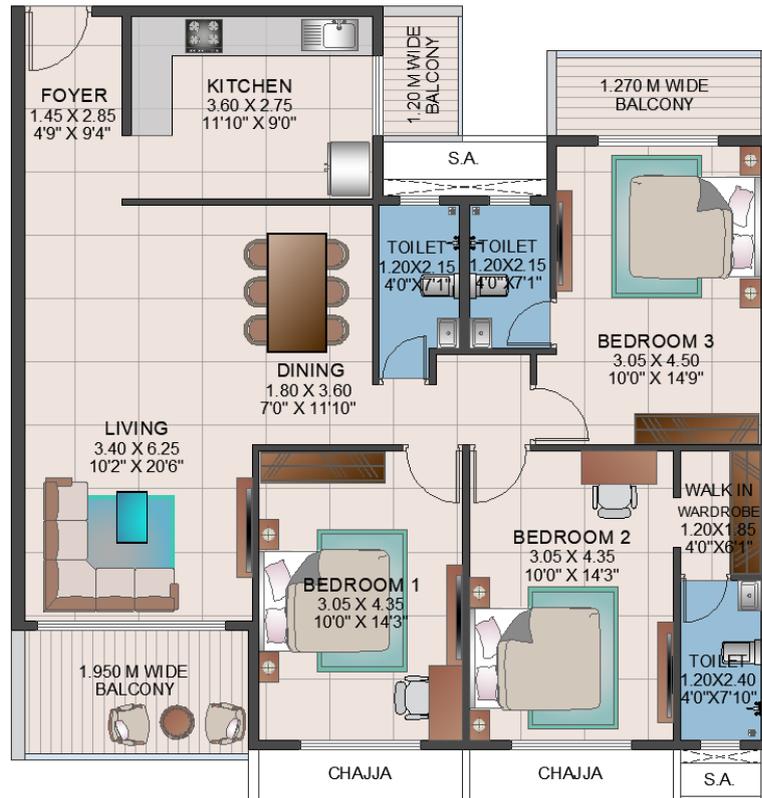
PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	FOYER	1.45	X	2.85	4.13	44.48
	LIVING	3.40	X	6.25	21.25	228.74
	DINING	1.80	X	3.60	6.48	69.75
	KITCHEN	3.60	X	2.75	9.90	106.56
	TOILET	1.20	X	2.15	2.58	27.77
	TOILET A	0.75	X	0.45	0.34	3.63
	BEDROOM 1	3.05	X	4.35	13.27	142.81
	BEDROOM 2	3.05	X	4.35	13.27	142.81
	WALK -IN -	1.20	X	1.85	2.22	23.90
	AT. TOILET 1	1.20	X	2.40	2.88	31.00
	BEDROOM 3	3.05	X	4.50	13.73	147.74
	BEDROOM 3	0.30	X	1.35	0.41	4.36
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.86	9.28
	PASSAGE 1	2.35	X	0.90	2.12	22.77
	PASSAGE 2	1.40	X	0.45	0.63	6.78
	CARPET AREA OF UNIT					96.63
INTERNAL WALL AREA OF UNIT					3.38	36.36
RERA CARPET AREA OF UNIT					100.01	1076.51
	BALCONY 1	3.35	X	1.80	6.03	64.91
	BALCONY 1	1.17	X	1.80	2.10	22.58
TOTAL BALCONY AREA OF UNIT					8.13	87.48
MOFA CARPET AREA OF UNIT (WITH BALCONY)					104.76	1127.64
RERA CARPET AREA OF UNIT (WITH BALCONY)					108.14	1163.99

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
30	1_1	104.76	1
TOAL			1

PROPOSED CARPET AREA : 104.76 SQ.M. / 1127.64 SQ.FT.
 PROPOSED RERA CARPET AREA : 108.14 SQ.M. / 1163.99 SQ.FT.

CHAJJA AREA : 6.86 SQ.M. / 73.84 SQ.FT.
 SERVICE AREA : 1.95 SQ.M. / 20.98 SQ.FT.

**EXISTING CARPET AREA : 40.13 SQ.M. / 431.95 SQ.FT
& EXTENSION WITH CC & TERRACE.**



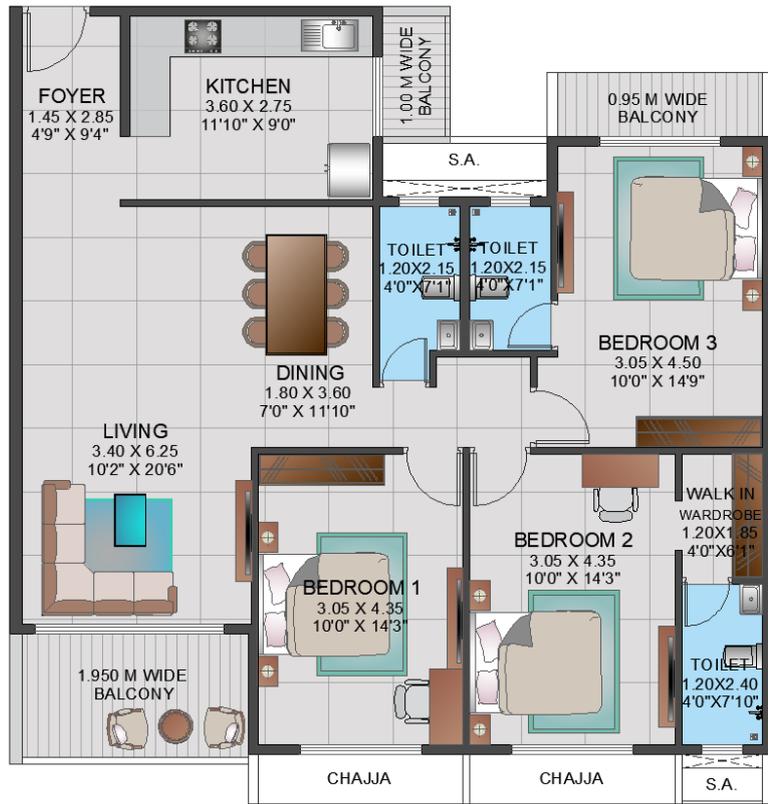
PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
3BHK	FOYER	1.45	X	2.85	4.13	44.48	
	LIVING	3.40	X	6.25	21.25	228.74	
	DINING	1.80	X	3.60	6.48	69.75	
	KITCHEN	3.60	X	2.75	9.90	106.56	
	TOILET	1.20	X	2.15	2.58	27.77	
	TOILET A	0.75	X	0.45	0.34	3.63	
	BEDROOM 1	3.05	X	4.35	13.27	142.81	
	BEDROOM 2	3.05	X	4.35	13.27	142.81	
	WALK -IN - WARDROBE	1.20	X	1.85	2.22	23.90	
	AT. TOILET 1	1.20	X	2.40	2.88	31.00	
	BEDROOM 3	3.05	X	4.50	13.73	147.74	
	BEDROOM 3	0.30	X	1.35	0.41	4.36	
	AT. TOILET 2	1.20	X	2.15	2.58	27.77	
	DOOR JAMB				0.86	9.28	
	PASSAGE 1	2.35	X	0.90	2.12	22.77	
	PASSAGE 2	1.40	X	0.45	0.63	6.78	
	CARPET AREA OF UNIT					96.63	1040.15
	INTERNAL WALL AREA OF UNIT					3.38	36.36
RERA CARPET AREA OF UNIT					100.01	1076.51	
BALCONY 1	3.35	X	1.95	6.53	70.32		
BALCONY 2	1.20	X	1.80	2.16	23.25		
BALCONY 3	3.05	X	1.27	3.89	41.83		
TOTAL BALCONY AREA OF UNIT					12.58	135.39	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					109.21	1175.54	
RERA CARPET AREA OF UNIT (WITH BALCONY)					112.59	1211.90	

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
11	1_1	109.21	1
TOAL			1

PROPOSED CARPET AREA : 109.21 SQ.M. / 1175.54 SQ.FT.
PROPOSED RERA CARPET AREA : 112.59 SQ.M. / 1211.90 SQ.FT.

CHAJJA AREA : 4.57 SQ.M. / 49.19 SQ.FT.
SERVICE AREA : 1.95 SQ.M. / 20.98 SQ.FT.

**EXISTING CARPET AREA : 40.13 SQ.M. / 431.95 SQ.FT. & EXTENSION WITH CC & TERRACE.
 BUILDING NO 17 FLAT NO 1-2
 BUILDING NO 18 FLAT NO 1-1**

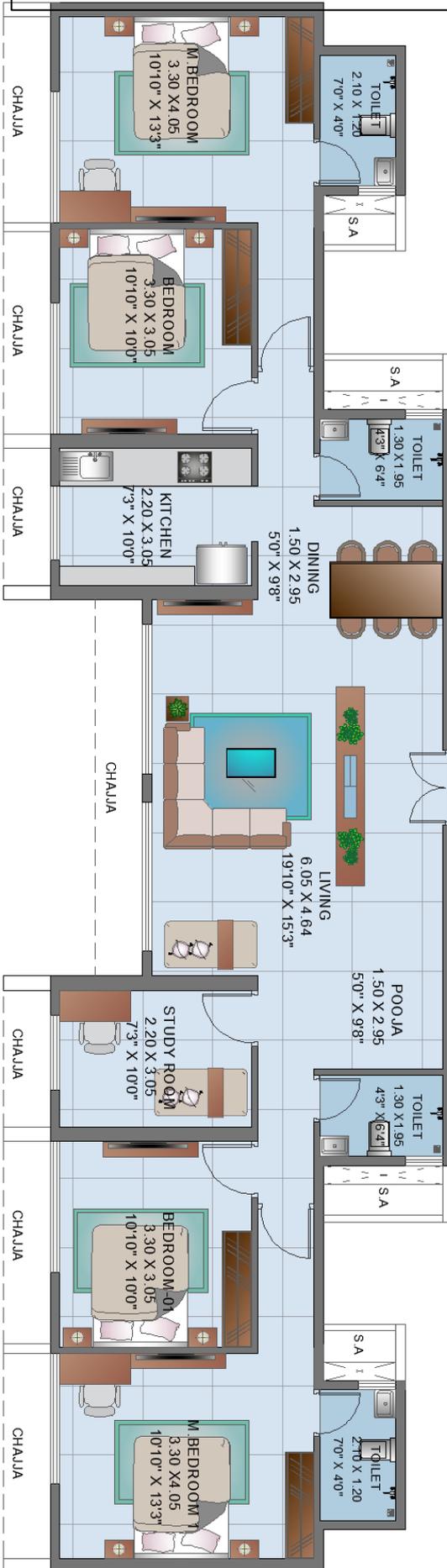


PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	FOYER	1.45	X	2.85	4.13	44.48
	LIVING	3.40	X	6.25	21.25	228.74
	DINING	1.80	X	3.60	6.48	69.75
	KITCHEN	3.60	X	2.75	9.90	106.56
	TOILET	1.20	X	2.15	2.58	27.77
	TOILET A	0.75	X	0.45	0.34	3.63
	BEDROOM 1	3.05	X	4.35	13.27	142.81
	BEDROOM 2	3.05	X	4.35	13.27	142.81
	WALK - IN -	1.20	X	1.85	2.22	23.90
	AT. TOILET 1	1.20	X	2.40	2.88	31.00
	BEDROOM 3	3.05	X	4.50	13.73	147.74
	BEDROOM 3	0.30	X	1.35	0.41	4.36
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.86	9.28
	PASSAGE 1	2.35	X	0.90	2.12	22.77
	PASSAGE 2	1.40	X	0.45	0.63	6.78
	CARPET AREA OF UNIT					96.63
INTERNAL WALL AREA OF UNIT					3.38	36.36
RERA CARPET AREA OF UNIT					100.01	1076.51
BALCONY 1	3.35	X	1.95	6.53	70.32	
BALCONY 2	1.00	X	1.80	1.80	19.38	
BALCONY 3	3.05	X	0.96	2.92	31.48	
TOTAL BALCONY AREA OF UNIT					11.26	121.18
MOFA CARPET AREA OF UNIT (WITH BALCONY)					107.89	1161.33
RERA CARPET AREA OF UNIT (WITH BALCONY)					111.27	1197.68

PROPOSED CARPET AREA : 107.89 SQ.M. / 1161.33 SQ.FT.
 PROPOSED RERA CARPET AREA : 111.27 SQ.M. / 1197.68 SQ.FT.

CHAJJA AREA : 5.47 SQ.M. / 58.87 SQ.FT.
 SERVICE AREA : 5.27 SQ.M. / 56.73 SQ.FT.

EXISTING CARPET AREA : 43.10 SQ.M. / 463.92 SQ.FT & EXTENSION WITH OC & TERRACE.



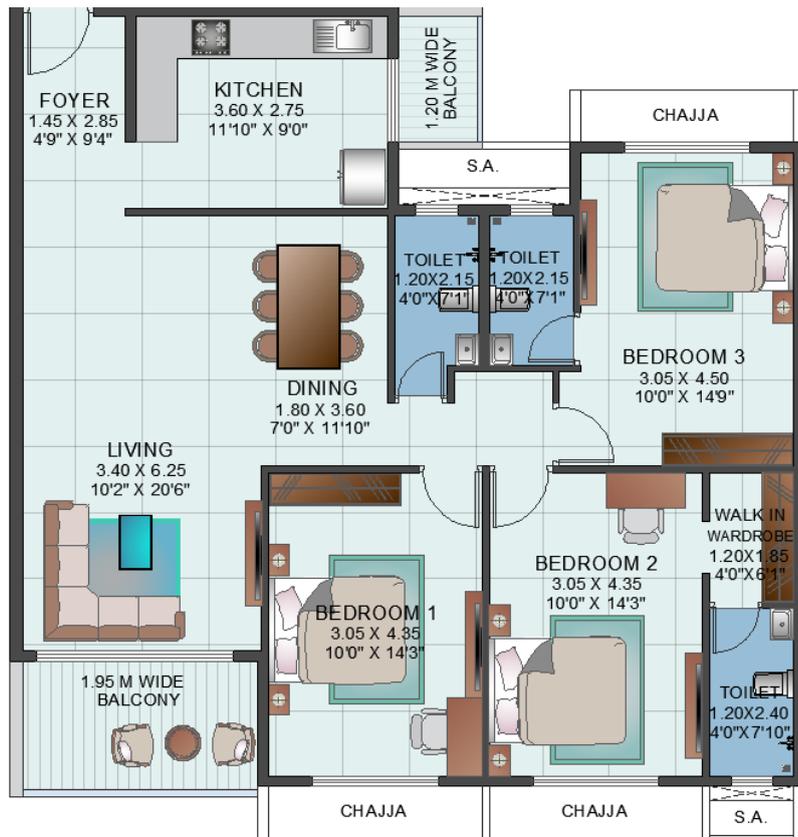
PROPOSED CARPET AREA : 116.28 SQ.M. / 1251.63 SQ.FT.
 PROPOSED RERA CARPET AREA : 116.28 SQ.M. / 1251.63 SQ.FT.

CHAJJA AREA : 17.66 SQ.M. / 190.09 SQ.FT.
 SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
28	1_2	116.28	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	6.05	X	4.64	28.05	301.95	
DINING	1.50	X	2.95	4.43	47.63	
POOJA	1.50	X	2.95	4.43	47.63	
KITCHEN	2.20	X	3.05	6.71	72.23	
STUDY ROOM	2.20	X	3.05	6.71	72.23	
C.TOILET-01	1.30	X	1.95	2.54	27.29	
C.TOILET-02	1.30	X	1.95	2.54	27.29	
BEDROOM	3.30	X	3.05	10.07	108.34	
M.BEDROOM	3.30	X	4.05	13.37	143.86	
AT. TOILET 1	2.10	X	1.20	2.52	27.13	
BEDROOM 1	3.30	X	3.05	10.07	108.34	
M.BEDROOM 1	3.30	X	4.05	13.37	143.86	
AT. TOILET 2	2.10	X	1.20	2.52	27.13	
DOOR JAMB				0.78	8.40	
PASSAGE 1	4.56	X	0.90	4.10	44.18	
PASSAGE 1	4.56	X	0.90	4.10	44.18	
CARPET AREA OF UNIT					116.28	1251.63
INTERNAL WALL AREA OF UNIT					4.39	47.20
RERA CARPET AREA OF UNIT					120.66	1298.84
MOFA CARPET AREA OF UNIT					116.28	1251.63
RERA CARPET AREA OF UNIT					120.66	1298.84

EXISTING CARPET AREA : 43.10 SQ.M. / 463.92 SQ.FT & TERRACE.



PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	FOYER	1.45	X	2.85	4.13	44.48
	LIVING	3.40	X	6.25	21.25	228.74
	DINING	1.80	X	3.60	6.48	69.75
	KITCHEN	3.60	X	2.75	9.90	106.56
	TOILET	1.20	X	2.15	2.58	27.77
	TOILET A	0.75	X	0.45	0.34	3.63
	BEDROOM 1	3.05	X	4.35	13.27	142.81
	BEDROOM 2	3.05	X	4.35	13.27	142.81
	WALK -IN -	1.20	X	1.85	2.22	23.90
	AT. TOILET 1	1.20	X	2.40	2.88	31.00
	BEDROOM 3	3.05	X	4.50	13.73	147.74
	BEDROOM 3	0.30	X	1.35	0.41	4.36
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.86	9.28
	PASSAGE 1	2.35	X	0.90	2.12	22.77
	PASSAGE 2	1.40	X	0.45	0.63	6.78
	CARPET AREA OF UNIT					96.63
INTERNAL WALL AREA OF UNIT					3.38	36.36
RERA CARPET AREA OF UNIT					100.01	1076.51
BALCONY 1	3.35	X	1.96	6.58	70.78	
BALCONY 1	1.20	X	1.80	2.16	23.25	
TOTAL BALCONY AREA OF UNIT					8.74	94.03
MOFA CARPET AREA OF UNIT (WITH BALCONY)					105.37	1134.19
RERA CARPET AREA OF UNIT (WITH BALCONY)					108.75	1170.54

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
1	1_1	105.37	1
TOAL			1

PROPOSED CARPET AREA : 105.37 SQ.M. / 1134.19 SQ.FT.
 PROPOSED RERA CARPET AREA : 108.75 SQ.M. / 1170 SQ.FT.

CHAJJA AREA : 6.86 SQ.M. / 73.84 SQ.FT.
 SERVICE AREA : 1.95 SQ.M. / 20.98 SQ.FT.

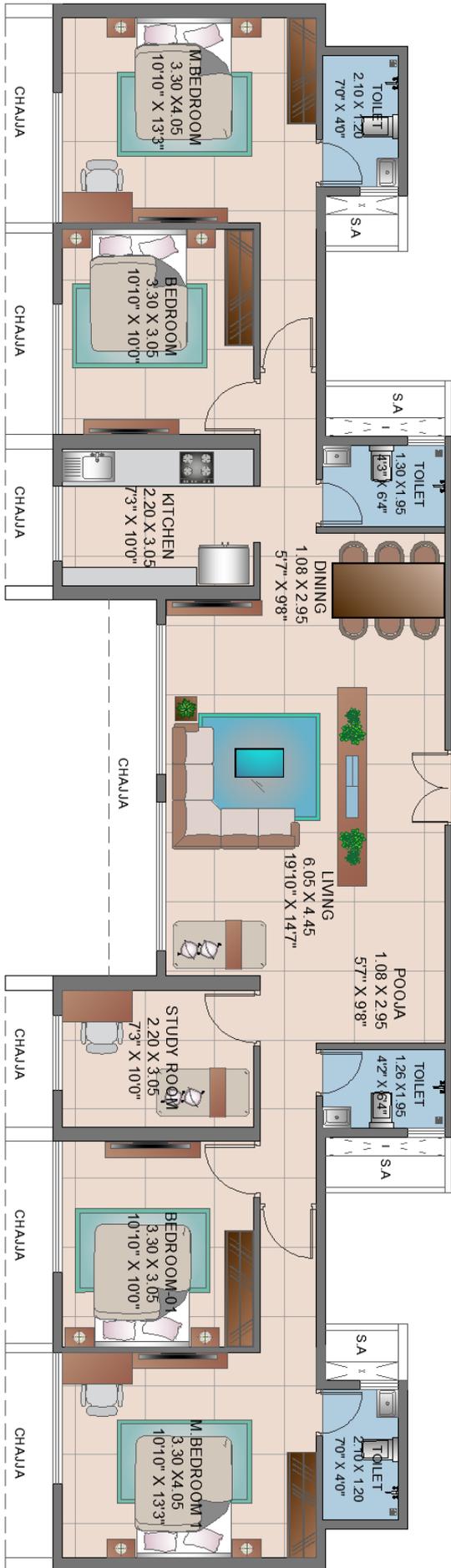
EXISTING CARPET AREA : 44.25 SQ.M. / 476.30 SQ.FT.



PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
3BHK	FOYER	1.45	X	2.85	4.13	44.48
	LIVING	3.40	X	6.25	21.25	228.74
	DINING	1.80	X	3.60	6.48	69.75
	KITCHEN	3.60	X	2.75	9.90	106.56
	TOILET	1.20	X	2.15	2.58	27.77
	TOILET A	0.75	X	0.45	0.34	3.63
	BEDROOM 1	3.05	X	4.35	13.27	142.81
	BEDROOM 2	3.05	X	4.35	13.27	142.81
	WALK -IN - WARDROBE	1.20	X	1.85	2.22	23.90
	AT. TOILET 1	1.20	X	2.40	2.88	31.00
	BEDROOM 3	3.05	X	4.50	13.73	147.74
	BEDROOM 3	0.30	X	1.35	0.41	4.36
	AT. TOILET 2	1.20	X	2.15	2.58	27.77
	DOOR JAMB				0.86	9.28
	PASSAGE 1	2.35	X	0.90	2.12	22.77
	PASSAGE 2	1.40	X	0.45	0.63	6.78
	CARPET AREA OF UNIT					96.63
INTERNAL WALL AREA OF UNIT					3.38	36.36
RERA CARPET AREA OF UNIT					100.01	1076.51
BALCONY 1	3.35	X	1.95	6.53	70.32	
BALCONY 1	1.20	X	1.80	2.16	23.25	
TOTAL BALCONY AREA OF UNIT					8.69	93.57
MOFA CARPET AREA OF UNIT(WITH BALCONY)					105.32	1133.72
RERA CARPET AREA OF UNIT (WITH BALCONY)					108.70	1170.07

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
3	1_2	105.32	1
TOAL			1

EXISTING CARPET AREA : 46.66 SQ.M. / 502.24 SQ.FT & TERRACE



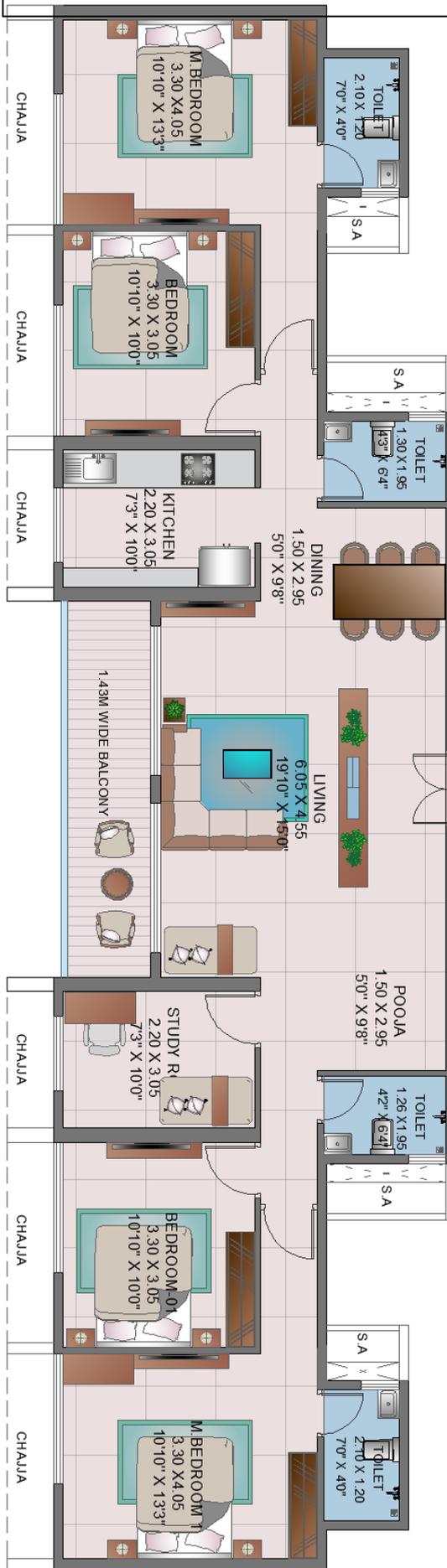
PROPOSED CARPET AREA : 113.35 SQ.M. / 1220.10 SQ.FT.
 PROPOSED RERA CARPET AREA : 117.65 SQ.M. / 1266.34 SQ.FT.

CHAJJA AREA : 17.66 SQ.M. / 190.09 SQ.FT.
 SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
1	1_2	113.35	1
20	1_2	113.35	1
27	1_2	113.35	1
TOAL			3

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
4BHK	LIVING	6.05	X	4.45	26.92	289.79
	DINING	1.08	X	2.95	3.19	34.29
	POOJA	1.08	X	2.95	3.19	34.29
	KITCHEN	2.20	X	3.05	6.71	72.23
	STUDY ROOM	2.20	X	3.05	6.71	72.23
	C.TOILET-01	1.30	X	1.95	2.54	27.29
	C.TOILET-02	1.26	X	1.95	2.46	26.45
	BEDROOM	3.30	X	3.05	10.07	108.34
	M.BEDROOM	3.30	X	4.05	13.37	143.86
	AT. TOILET 1	2.10	X	1.20	2.52	27.13
	BEDROOM 1	3.30	X	3.05	10.07	108.34
	M.BEDROOM 1	3.30	X	4.05	13.37	143.86
	AT. TOILET 2	2.10	X	1.20	2.52	27.13
	DOOR JAMB				0.78	8.40
	PASSAGE 1	4.98	X	0.90	4.48	48.24
	PASSAGE 1	4.98	X	0.90	4.48	48.24
	CARPET AREA OF UNIT					113.35
INTERNAL WALL AREA OF UNIT					4.30	46.25
RERA CARPET AREA OF UNIT					117.65	1266.34
MOFA CARPET AREA OF UNIT					113.35	1220.10
RERA CARPET AREA OF UNIT					117.65	1266.34

EXISTING CARPET AREA : 46.66 SQ.M. / 502.24 SQ.FT & EXTENSION WITH OC & TERRACE.



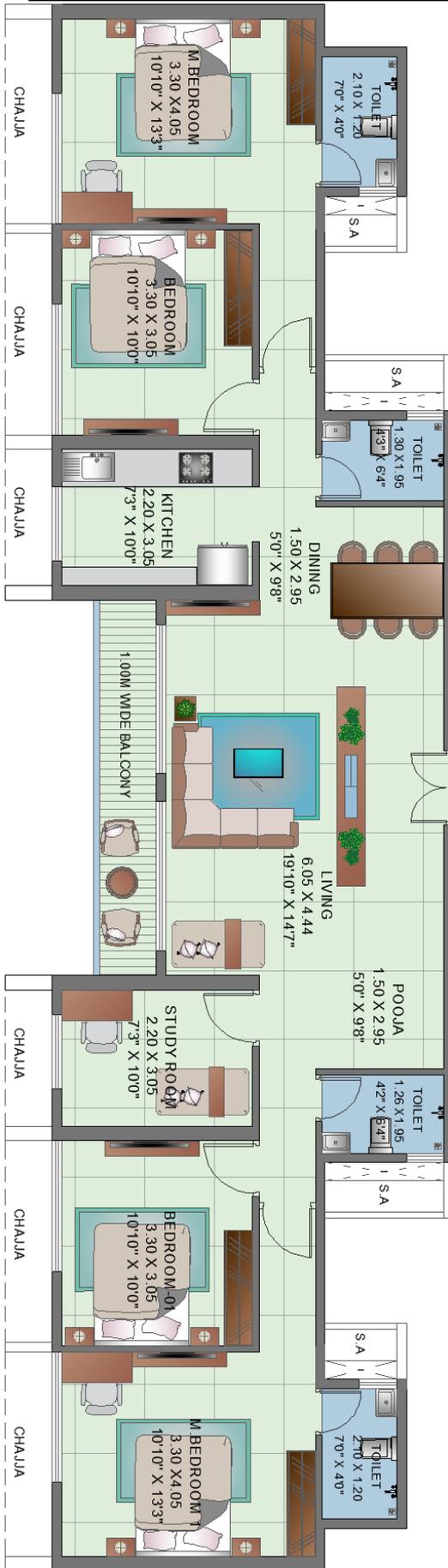
PROPOSED CARPET AREA : 124.33 SQ.M. / 1338.28 SQ.FT.
 PROPOSED RERA CARPET AREA : 128.67 SQ.M. / 1384.99 SQ.FT.

CHAJJA AREA : 13.12 SQ.M. / 141.22 SQ.FT.
 SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
7	1_1	124.33	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
4BHK	LIVING	6.05	X	4.55	27.53	296.31
	DINING	1.50	X	2.95	4.43	47.63
	POOJA	1.50	X	2.95	4.43	47.63
	KITCHEN	2.20	X	3.05	6.71	72.23
	STUDY ROOM	2.20	X	3.05	6.71	72.23
	C.TOILET-01	1.30	X	1.95	2.54	27.29
	C.TOILET-02	1.26	X	1.95	2.46	26.45
	BEDROOM	3.30	X	3.05	10.07	108.34
	M.BEDROOM	3.30	X	4.05	13.37	143.86
	AT. TOILET 1	2.10	X	1.20	2.52	27.13
	BEDROOM 1	3.30	X	3.05	10.07	108.34
	M.BEDROOM 1	3.30	X	4.05	13.37	143.86
	AT. TOILET 2	2.10	X	1.20	2.52	27.13
	DOOR JAMB				0.78	8.40
	PASSAGE 1	4.56	X	0.90	4.10	44.18
	PASSAGE 1	4.56	X	0.90	4.10	44.18
	CARPET AREA OF UNIT					115.68
INTERNAL WALL AREA OF UNIT					4.34	46.71
RERA CARPET AREA OF UNIT					120.02	1291.86
BALCONY 1	6.05	X	1.43	8.65	93.12	
TOTAL BALCONY AREA OF UNIT					8.65	93.12
MOFA CARPET AREA OF UNIT (WITH BALCONY)					124.33	1338.28
RERA CARPET AREA OF UNIT (WITH BALCONY)					128.67	1384.99

**EXISTING CARPET AREA : 46.66 SQ.M. / 502.24 SQ.FT
& EXTENSION WITH CC & TERRACE.**



PROPOSED CARPET AREA : 121.06 SQ.M. / 1303.11 SQ.FT.
 PROPOSED RERA CARPET AREA : 125.35 SQ.M. / 1349.28 SQ.FT.

CHAJJA AREA : 13.12 SQ.M. / 141.22 SQ.FT.
 SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
33	1_2	121.06	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
4BHK	LIVING	6.05	X	4.44	26.86	289.14	
	DINING	1.50	X	2.95	4.43	47.63	
	POOJA	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.05	6.71	72.23	
	STUDY ROOM	2.20	X	3.05	6.71	72.23	
	C.TOILET-01	1.30	X	1.95	2.54	27.29	
	C.TOILET-02	1.26	X	1.95	2.46	26.45	
	BEDROOM	3.30	X	3.05	10.07	108.34	
	M.BEDROOM	3.30	X	4.05	13.37	143.86	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	3.30	X	3.05	10.07	108.34	
	M.BEDROOM 1	3.30	X	4.05	13.37	143.86	
	AT. TOILET 2	2.10	X	1.20	2.52	27.13	
	DOOR JAMB				0.78	8.40	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					115.01	1237.99
	INTERNAL WALL AREA OF UNIT					4.29	46.16
	RERA CARPET AREA OF UNIT					119.30	1284.15
	BALCONY 1	6.05	X	1.00	6.05	65.12	
TOTAL BALCONY AREA OF UNIT					6.05	65.12	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					121.06	1303.11	
RERA CARPET AREA OF UNIT (WITH BALCONY)					125.35	1349.28	

**EXISTING CARPET AREA : 49.09 SQ.M. / 528.40 SQ.FT
& EXTENSION WITH OC & TERRACE.**



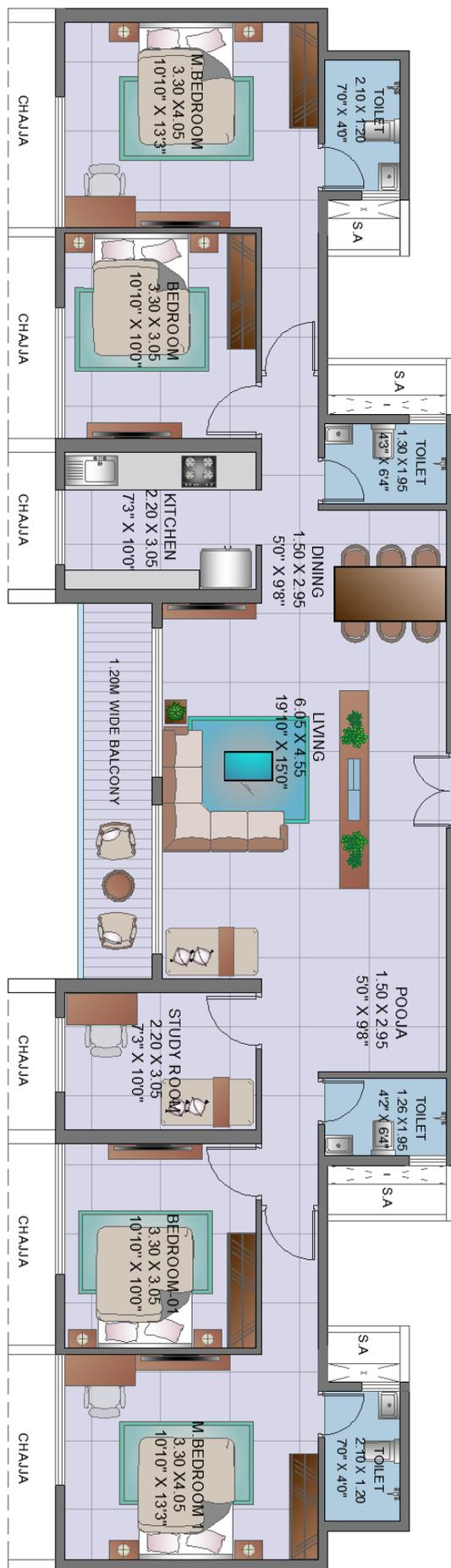
PROPOSED CARPET AREA : 135.15 SQ.M. / 1454.76 SQ.FT.
PROPOSED RERA CARPET AREA : 139.48 SQ.M. / 1501.36 SQ.FT.

CHAJJA AREA : 8.15 SQ.M. / 87.73 SQ.FT.
SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
9	1-1	135.15	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	6.05	X	4.55	27.53	296.31	
DINING	1.50	X	2.95	4.43	47.63	
POOJA	1.50	X	2.95	4.43	47.63	
KITCHEN	2.20	X	3.05	6.71	72.23	
STUDY ROOM	2.20	X	3.05	6.71	72.23	
C.TOILET-01	1.25	X	1.95	2.44	26.24	
C.TOILET-02	1.25	X	1.95	2.44	26.24	
BEDROOM	3.30	X	3.05	10.07	108.34	
M.BEDROOM	3.30	X	4.05	13.37	143.86	
AT. TOILET 1	2.10	X	1.20	2.52	27.13	
BEDROOM 1	3.30	X	3.05	10.07	108.34	
M.BEDROOM 1	3.30	X	4.05	13.37	143.86	
AT. TOILET 2	2.10	X	1.20	2.52	27.13	
DOOR JAMB				0.68	7.32	
PASSAGE 1	4.56	X	0.90	4.10	44.18	
PASSAGE 1	4.56	X	0.90	4.10	44.18	
CARPET AREA OF UNIT				115.46	1242.82	
INTERNAL WALL AREA OF UNIT				4.33	46.60	
RERA CARPET AREA OF UNIT				119.79	1289.42	
BALCONY 1	6.05	X	2.00	12.10	130.24	
BALCONY 2	3.30	X	1.15	3.80	40.85	
BALCONY 3	3.30	X	1.15	3.80	40.85	
TOTAL BALCONY AREA OF UNIT				19.69	211.94	
MOFA CARPET AREA OF UNIT (WITH BALCONY)				135.15	1454.76	
RERA CARPET AREA OF UNIT (WITH BALCONY)				139.48	1501.36	

EXISTING CARPET AREA: 50.55 SQ.M. / 544.12SQ.FT & TERRACE.



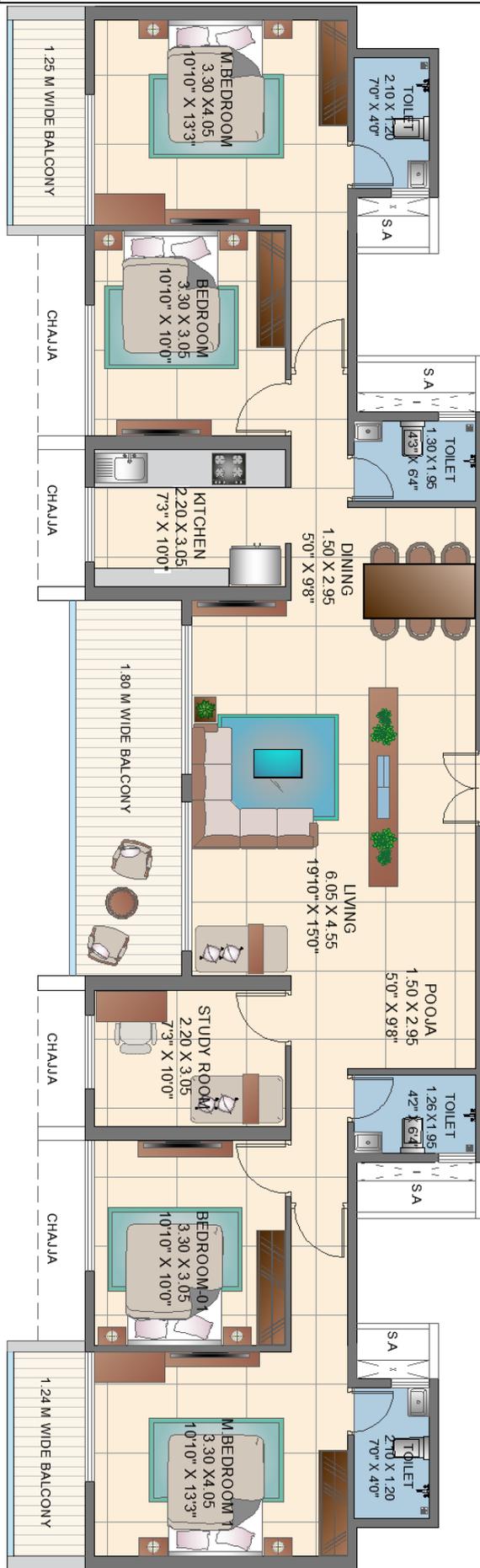
PROPOSED CARPET AREA : 122.93 SQ.M. / 1323.19 SQ.FT.
 PROPOSED RERA CARPET AREA : 127.28 SQ.M. / 1370.01 SQ.FT.

CHAJJA AREA : 13.12 SQ.M. / 141.22 SQ.FT.
 SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
7	1_2	122.93	1
19	1_2	122.93	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
4BHK	LIVING	6.05	X	4.55	27.53	296.31	
	DINING	1.50	X	2.95	4.43	47.63	
	POOJA	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.05	6.71	72.23	
	STUDY ROOM	2.20	X	3.05	6.71	72.23	
	C.TOILET-01	1.30	X	1.95	2.54	27.29	
	C.TOILET-02	1.26	X	1.95	2.46	26.45	
	BEDROOM	3.30	X	3.05	10.07	108.34	
	M.BEDROOM	3.30	X	4.05	13.37	143.86	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	3.30	X	3.05	10.07	108.34	
	M.BEDROOM 1	3.30	X	4.05	13.37	143.86	
	AT. TOILET 2	2.10	X	1.20	2.52	27.13	
	DOOR JAMB				0.77	8.29	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					115.67	1245.04
	INTERNAL WALL AREA OF UNIT					4.35	46.82
RERA CARPET AREA OF UNIT					120.02	1291.86	
BALCONY 1	6.05	X	1.20	7.26	78.15		
TOTAL BALCONY AREA OF UNIT					7.26	78.15	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					122.93	1323.19	
RERA CARPET AREA OF UNIT (WITH BALCONY)					127.28	1370.01	

**EXISTING CARPET AREA : 50.55 SQ.M. / 544.12 SQ.FT
& EXTENSION WITH OC & TERRACE.**



PROPOSED CARPET AREA : 134.79 SQ.M. / 1450.90 SQ.FT.
PROPOSED RERA CARPET AREA : 139.13 SQ.M. / 1479.61 SQ.FT.

CHAJJA AREA : 8.145 SQ.M. / 87.67 SQ.FT.
SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
9	1 2	134.79	1
TOAL			1

PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	6.05	X	4.55	27.53	296.31	
DINING	1.50	X	2.95	4.43	47.63	
POOJA	1.50	X	2.95	4.43	47.63	
KITCHEN	2.20	X	3.05	6.71	72.23	
STUDY ROOM	2.20	X	3.05	6.71	72.23	
C.TOILET-01	1.30	X	1.95	2.54	27.29	
C.TOILET-02	1.26	X	1.95	2.46	26.45	
BEDROOM	3.30	X	3.05	10.07	108.34	
M.BEDROOM	3.30	X	4.05	13.37	143.86	
AT. TOILET 1	2.10	X	1.20	2.52	27.13	
BEDROOM 1	3.30	X	3.05	10.07	108.34	
M.BEDROOM 1	3.30	X	4.05	13.37	143.86	
AT. TOILET 2	2.10	X	1.20	2.52	27.13	
DOOR JAMB				0.78	8.40	
PASSAGE 1	4.56	X	0.90	4.10	44.18	
PASSAGE 1	4.56	X	0.90	4.10	44.18	
CARPET AREA OF UNIT				115.68	1245.15	
INTERNAL WALL AREA OF UNIT				4.34	46.71	
RERA CARPET AREA OF UNIT				120.02	1291.86	
BALCONY 1	6.05	X	1.80	10.89	117.22	
BALCONY 2	3.30	X	1.25	4.13	44.40	
BALCONY 3	3.30	X	1.24	4.10	44.13	
TOTAL BALCONY AREA OF UNIT				19.11	205.75	
MOFA CARPET AREA OF UNIT (WITH BALCONY)				134.79	1450.90	
RERA CARPET AREA OF UNIT (WITH BALCONY)				139.13	1497.61	

EXISTING CARPET AREA: 51.09 SQ.M. / 549.93 SQ.FT & EXTENSION WITH OC & TERRACE.



PROPOSED UNIT ACCOMMODATION				CARPET AREA	
				SQ.MT	SQ.FT
LIVING	6.45	X	4.55	29.35	315.90
	3.10	X	1.15	3.57	38.37
DINNING	1.15	X	3.10	3.57	38.37
STORAGE	2.10	X	1.20	2.52	27.13
KITCHEN	2.45	X	3.05	7.47	80.43
CM. TOILET	2.10	X	1.20	2.52	27.13
BEDROOM 1	2.75	X	3.05	8.39	90.28
BEDROOM 2	3.05	X	3.05	9.30	100.13
AT. TOILET 2	2.10	X	1.20	2.52	27.13
BEDROOM 3	3.50	X	3.10	10.85	116.79
AT. TOILET 3	2.10	X	1.20	2.52	27.13
BEDROOM 4	3.45	X	3.10	10.70	115.12
AT. TOILET 4	2.10	X	1.20	2.52	27.13
BEDROOM 5	3.05	X	3.05	9.30	100.13
AT. TOILET 5	2.10	X	1.20	2.52	27.13
BEDROOM 6	2.75	X	3.05	8.39	90.28
STUDY	2.45	X	3.05	7.47	80.43
DOOR JAMB				1.36	14.61
PASSAGE 1	1.55	X	0.90	1.40	15.02
PASSAGE 2	5.35	X	0.90	4.82	51.83
PASSAGE 3	1.60	X	0.90	1.44	15.50
PASSAGE 4	5.35	X	0.90	4.82	51.83
CARPET AREA OF UNIT				137.29	1477.78
INTERNAL WALL AREA OF UNIT				4.88	52.56
RERA CARPET AREA OF UNIT				142.17	1530.34
MOFA CARPET AREA OF UNIT				137.29	1477.78
RERA CARPET AREA OF UNIT				142.17	1530.34

PROPOSED CARPET AREA : 137.29 SQ.M. / 1477.78 SQ.FT.
 PROPOSED RERA CARPET AREA : 142.17 SQ.M. / 1530.34 SQ.FT.

CHAJJA AREA : 19.46 SQ.M. / 209.48 SQ.FT.
 SERVICE AREA : 6.71 SQ.M. / 72.22 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
02	1-1	137.29	1
TOAL			1

EXISTING CARPET AREA : 51.09 SQ.M. / 549.93 SQ.FT & EXTENSION WITH OC & TERRACE.



PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
6BHK	LIVING	6.45	X	4.55	29.35	315.90	
		3.10	X	1.15	3.57	38.37	
	DINNING	1.15	X	3.10	3.57	38.37	
	STORAGE	2.10	X	1.20	2.52	27.13	
	KITCHEN	2.45	X	3.10	7.60	81.75	
	CM. TOILET	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	2.75	X	3.10	8.53	91.76	
	BEDROOM 2	3.05	X	3.10	9.46	101.77	
	AT. TOILET 2	2.10	X	1.20	2.52	27.13	
	BEDROOM 3	3.50	X	3.10	10.85	116.79	
	AT. TOILET 3	2.10	X	1.20	2.52	27.13	
	BEDROOM 4	3.50	X	3.10	10.85	116.79	
	AT. TOILET 4	2.10	X	1.20	2.52	27.13	
	BEDROOM 5	3.05	X	3.05	9.30	100.13	
	AT. TOILET 5	2.10	X	1.20	2.52	27.13	
	BEDROOM 6	2.75	X	3.05	8.39	90.28	
	STUDY	2.45	X	3.05	7.47	80.43	
	DOOR JAMB				1.33	14.26	
	PASSAGE 1	1.55	X	0.90	1.40	15.02	
	PASSAGE 2	5.35	X	0.90	4.82	51.83	
	PASSAGE 3	1.55	X	0.90	1.40	15.02	
	PASSAGE 4	5.35	X	0.90	4.82	51.83	
	CARPET AREA OF UNIT					137.78	1483.06
	INTERNAL WALL AREA OF UNIT					4.89	52.64
RERA CARPET AREA OF UNIT					142.67	1535.70	
MOFA CARPET AREA OF UNIT					137.78	1483.06	
RERA CARPET AREA OF UNIT					142.67	1535.70	

PROPOSED CARPET AREA : 137.78 SQ.M. / 1483.06 SQ.FT.
 PROPOSED RERA CARPET AREA : 142.67 SQ.M. / 1535.70 SQ.FT.

CHAJJA AREA : 19.46 SQ.M. / 209.48 SQ.FT.
 SERVICE AREA : 6.71 SQ.M. / 72.22 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
02	1-2	137.78	1
TOAL			1

EXISTING CARPET AREA : 51.09 SQ.M. / 549.93 SQ.FT & EXTENSION WITH OC & TERRACE.



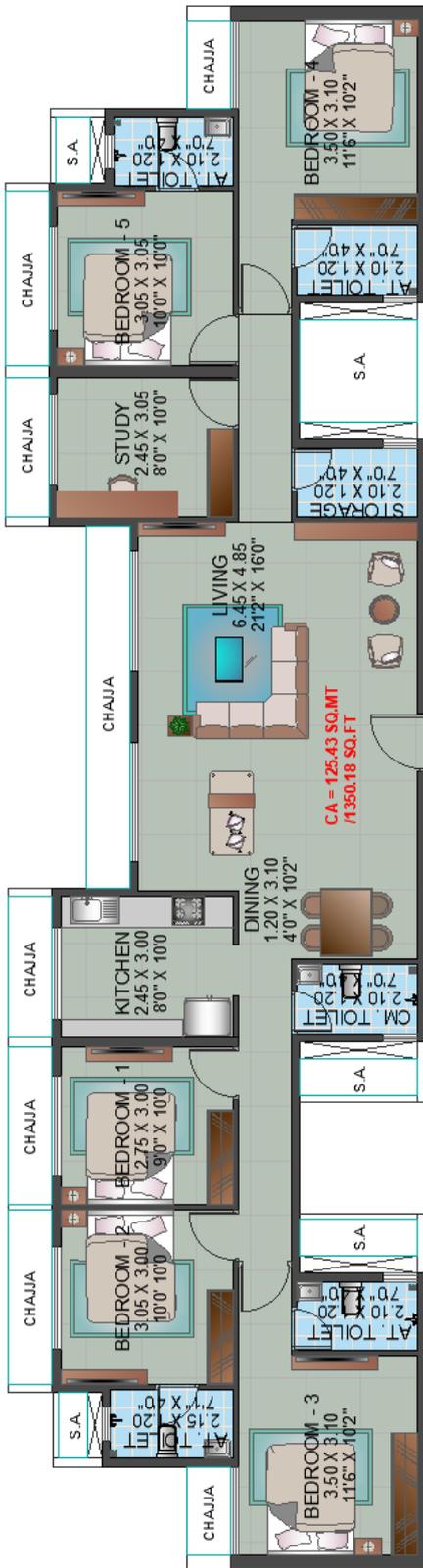
PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
6BHK	LIVING	6.45	X	4.55	29.35	315.90
		3.10	X	1.20	3.72	40.04
	DINNING	1.15	X	3.10	3.57	38.37
	STORAGE	2.10	X	1.25	2.63	28.26
	KITCHEN	2.45	X	3.10	7.60	81.75
	CM. TOILET	2.10	X	1.20	2.52	27.13
	BEDROOM 1	2.75	X	3.10	8.53	91.76
	BEDROOM 2	3.05	X	3.10	9.46	101.77
	AT. TOILET 2	2.15	X	1.20	2.58	27.77
	BEDROOM 3	3.50	X	3.10	10.85	116.79
	AT. TOILET 3	2.10	X	1.20	2.52	27.13
	BEDROOM 4	3.55	X	3.10	11.01	118.46
	AT. TOILET 4	2.10	X	1.25	2.63	28.26
	BEDROOM 5	3.05	X	3.05	9.30	100.13
	AT. TOILET 5	2.08	X	1.20	2.50	26.87
	BEDROOM 6	2.75	X	3.05	8.39	90.28
	STUDY	2.45	X	3.05	7.47	80.43
	DOOR JAMB				1.32	14.21
	PASSAGE 1	1.55	X	0.90	1.40	15.02
	PASSAGE 2	5.35	X	0.90	4.82	51.83
PASSAGE 3	1.50	X	0.90	1.35	14.53	
PASSAGE 4	5.30	X	0.90	4.77	51.34	
CARPET AREA OF UNIT					138.241	1488.03
INTERNAL WALL AREA OF UNIT					4.91	52.83
RERA CARPET AREA OF UNIT					143.15	1540.86
MOFA CARPET AREA OF UNIT					138.24	1488.03
RERA CARPET AREA OF UNIT					143.15	1540.86

PROPOSED CARPET AREA : 138.24 SQ.M. / 1488.03SQ.FT.
 PROPOSED RERA CARPET AREA : 143.15M. / 1540.86FT.

CHAJJA AREA : 19.46 SQ.M. / 209.48 SQ.FT.
 SERVICE AREA : 6.71 SQ.M. / 72.22 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
29	1-2	138.24	1
TOAL			1

EXISTING CARPET AREA : 51.09 SQ.M. / 549.93 SQ.FT & EXTENSION WITH CC & TERRACE.



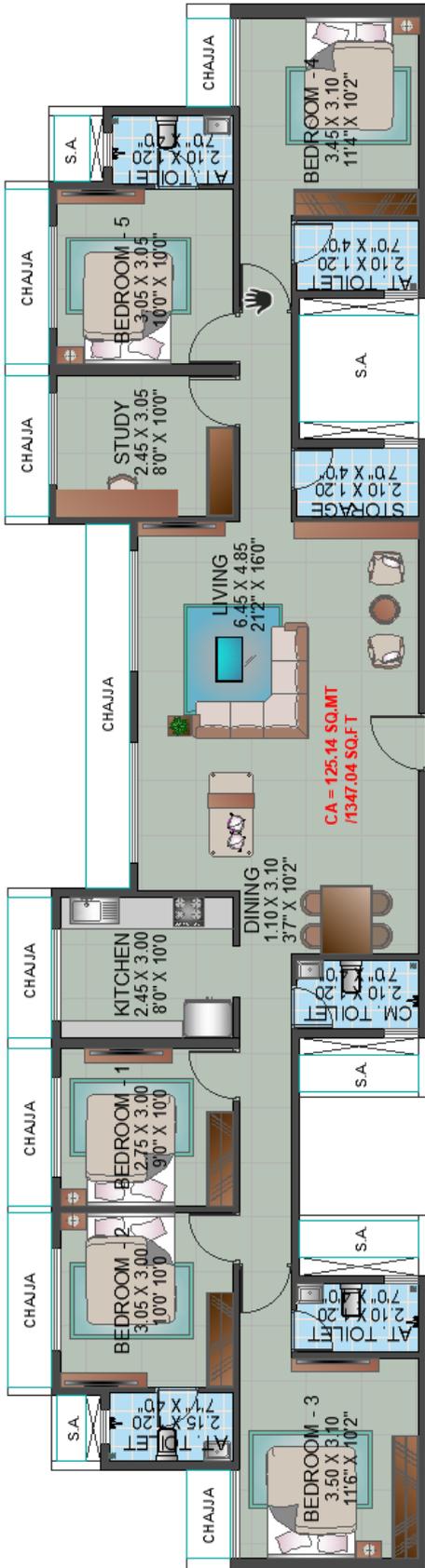
PROPOSED UNIT ACCOMMODATION					CARPET AREA		
					SQ.MT	SQ.FT	
5BHK	LIVING	6.45	X	4.85	31.28	336.72	
	DINNING	1.20	X	3.10	3.72	40.04	
	STORAGE	2.10	X	1.20	2.52	27.13	
	KITCHEN	2.45	X	3.00	7.35	79.12	
	CM. TOILET	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	2.75	X	3.00	8.25	88.80	
	BEDROOM 2	3.05	X	3.00	9.15	98.49	
	AT. TOILET 2	2.15	X	1.20	2.58	27.77	
	BEDROOM 3	3.50	X	3.10	10.85	116.79	
	AT. TOILET 3	2.10	X	1.20	2.52	27.13	
	BEDROOM 4	3.50	X	3.10	10.85	116.79	
	AT. TOILET 4	2.10	X	1.20	2.52	27.13	
	BEDROOM 5	3.05	X	3.05	9.30	100.13	
	AT. TOILET 5	2.10	X	1.20	2.52	27.13	
	STUDY	2.45	X	3.05	7.47	80.43	
	DOOR JAMB				1.23	13.21	
	PASSAGE 1	1.55	X	0.90	1.40	15.02	
	PASSAGE 2	5.30	X	0.90	4.77	51.34	
	PASSAGE 3	1.50	X	0.90	1.35	14.53	
	PASSAGE 4	3.65	X	0.90	3.29	35.36	
	CARPET AREA OF UNIT					125.43	1350.18
	INTERNAL WALL AREA OF UNIT					4.43	47.65
	RERA CARPET AREA OF UNIT					129.86	1397.82
	MOFA CARPET AREA OF UNIT					125.43	1350.18
RERA CARPET AREA OF UNIT					129.86	1397.82	

PROPOSED CARPET AREA : 125.43 SQ.M. / 1350.18 SQ.FT.
 PROPOSED RERA CARPET AREA : 129.86 SQ.M. / 1397.82 SQ.FT.

CHAJJA AREA : 17.40 SQ.M. / 187.29 SQ.FT.
 SERVICE AREA : 7.62 SQ.M. / 82.02 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
15	1-2	125.43	1
TOAL			1

EXISTING CARPET AREA : 51.09 SQ.M. / 549.93 SQ.FT & TERRACE



PROPOSED UNIT ACCOMMODATION					CARPET AREA	
					SQ.MT	SQ.FT
LIVING	6.45	X	4.85	31.28	336.72	
DINNING	1.10	X	3.10	3.41	36.71	
STORAGE	2.10	X	1.20	2.52	27.13	
KITCHEN	2.45	X	3.00	7.35	79.12	
CM. TOILET	2.10	X	1.20	2.52	27.13	
BEDROOM 1	2.75	X	3.00	8.25	88.80	
BEDROOM 2	3.05	X	3.00	9.15	98.49	
AT. TOILET 2	2.15	X	1.20	2.58	27.77	
BEDROOM 3	3.50	X	3.10	10.85	116.79	
AT. TOILET 3	2.10	X	1.20	2.52	27.13	
BEDROOM 4	3.45	X	3.10	10.70	115.12	
AT. TOILET 4	2.10	X	1.20	2.51	27.06	
BEDROOM 5	3.05	X	3.05	9.30	100.13	
AT. TOILET 5	2.10	X	1.20	2.52	27.13	
STUDY	2.45	X	3.05	7.47	80.43	
DOOR JAMB				1.23	13.21	
PASSAGE 1	1.55	X	0.90	1.40	15.02	
PASSAGE 2	5.40	X	0.90	4.86	52.31	
PASSAGE 3	1.60	X	0.90	1.44	15.50	
PASSAGE 4	3.65	X	0.90	3.29	35.36	
CARPET AREA OF UNIT				125.14	1347.04	
INTERNAL WALL AREA OF UNIT				4.43	47.71	
RERA CARPET AREA OF UNIT				129.58	1394.76	
MOFA CARPET AREA OF UNIT				125.14	1347.04	
RERA CARPET AREA OF UNIT				129.58	1394.76	

PROPOSED CARPET AREA : 125.14 SQ.M. / 1347.04 SQ.FT.
 PROPOSED RERA CARPET AREA : 129.58 SQ.M. / 1394.76 SQ.FT.

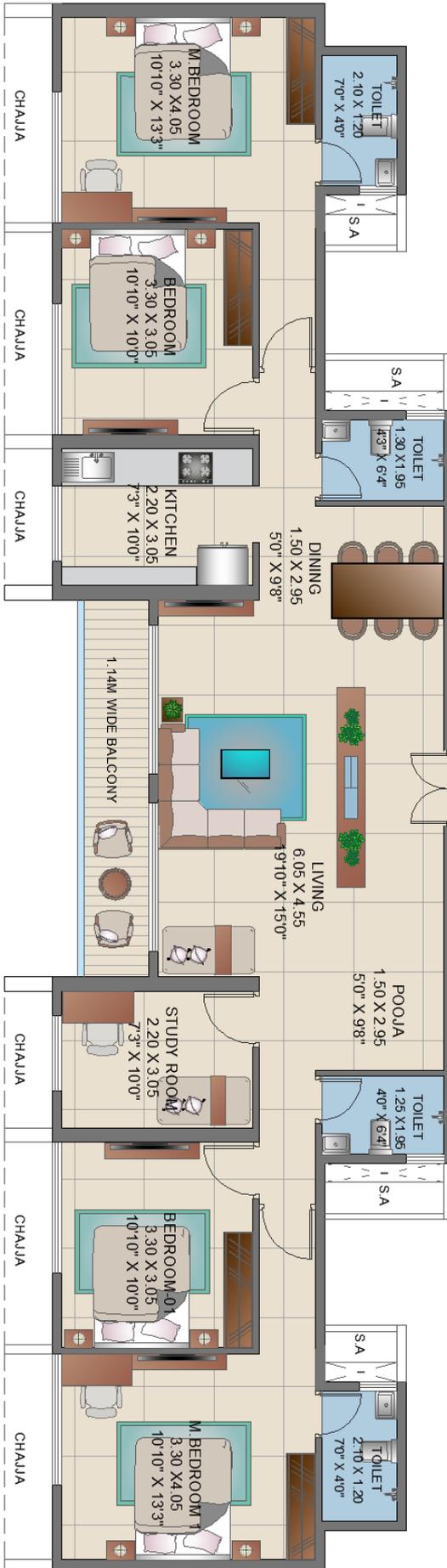
CHAJJA AREA : 17.40 SQ.M. / 187.29 SQ.FT.
 SERVICE AREA : 7.72 SQ.M. / 83.09 SQ.FT.

BUILDING NO	FLAT NO	CA	PROPOSED CA
12	1-1	51.09	125.14
12	1-2	51.09	125.14
15	1-1	51.09	125.14
23	1-2	51.09	125.14
29	1-1	51.09	125.14



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EXISTING CARPET AREA : 51.50 SQ.M. / 544.34 SQ.FT.



PROPOSED CARPET AREA : 122.57 SQ.M. / 1319.34 SQ.FT.

PROPOSED RERA CARPET AREA : 126.91 SQ.M. / 1366.06 SQ.FT.

**CHAJJA AREA : 13.12 SQ.M. / 141.22 SQ.FT.
SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.**

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
27	1_1	122.57	1
TOAL			1

PROPOSED UNIT ACCOMMODATION				CARPET AREA		
				SQ.MT	SQ.FT	
4BHK	LIVING	6.05	X	4.55	27.53	296.31
	DINING	1.50	X	2.95	4.43	47.63
	POOJA	1.50	X	2.95	4.43	47.63
	KITCHEN	2.20	X	3.05	6.71	72.23
	STUDY ROOM	2.20	X	3.05	6.71	72.23
	C.TOILET-01	1.30	X	1.95	2.54	27.29
	C.TOILET-02	1.25	X	1.95	2.44	26.24
	BEDROOM	3.30	X	3.05	10.07	108.34
	M.BEDROOM	3.30	X	4.05	13.37	143.86
	AT. TOILET 1	2.10	X	1.20	2.52	27.13
	BEDROOM 1	3.30	X	3.05	10.07	108.34
	M.BEDROOM 1	3.30	X	4.05	13.37	143.86
	AT. TOILET 2	2.10	X	1.20	2.52	27.13
	DOOR JAMB				0.78	8.40
	PASSAGE 1	4.56	X	0.90	4.10	44.18
	PASSAGE 1	4.56	X	0.90	4.10	44.18
	CARPET AREA OF UNIT				115.66	1244.94
	INTERNAL WALL AREA OF UNIT				4.34	46.72
	RERA CARPET AREA OF UNIT				120.00	1291.66
	BALCONY 1	6.05	X	1.14	6.91	74.40
TOTAL BALCONY AREA OF UNIT				6.91	74.40	
MOFA CARPET AREA OF UNIT (WITH BALCONY)				122.57	1319.34	
RERA CARPET AREA OF UNIT (WITH BALCONY)				126.91	1366.06	

EXISTING CARPET AREA : 54.39 SQ.M. / 585.45 SQ.FT & TERRACE



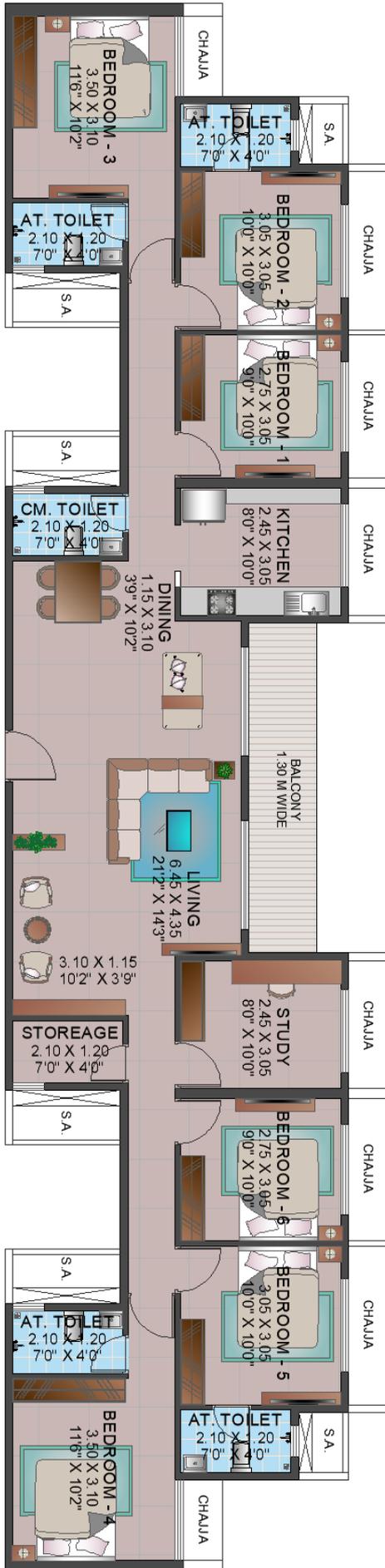
PROPOSED CARPET AREA : 135.15 SQ.M. / 1454.76 SQ.FT.
 PROPOSED RERA CARPET AREA : 139.48 SQ.M. / 1501.36 SQ.FT.

CHAJJA AREA : 8.15 SQ.M. / 87.73 SQ.FT.
 SERVICE AREA : 3.05 SQ.M. / 32.83 SQ.FT.

BUILDING NO	FLAT NO	PROPOSED C.A	NO .OF UNIT
20	1-1	133.24	1
TOAL			1

	PROPOSED UNIT ACCOMMODATION				CARPET AREA		
					SQ.MT	SQ.FT	
4BHK	LIVING	6.05	X	4.55	27.53	296.31	
	DINING	1.50	X	2.95	4.43	47.63	
	POOJA	1.50	X	2.95	4.43	47.63	
	KITCHEN	2.20	X	3.05	6.71	72.23	
	STUDY ROOM	2.20	X	3.05	6.71	72.23	
	C.TOILET-01	1.25	X	1.95	2.44	26.24	
	C.TOILET-02	1.25	X	1.95	2.44	26.24	
	BEDROOM	3.30	X	3.05	10.07	108.34	
	M.BEDROOM	3.30	X	4.05	13.37	143.86	
	AT. TOILET 1	2.10	X	1.20	2.52	27.13	
	BEDROOM 1	3.30	X	3.05	10.07	108.34	
	M.BEDROOM 1	3.30	X	4.05	13.37	143.86	
	AT. TOILET 2	2.10	X	1.20	2.52	27.13	
	DOOR JAMB				0.67	7.21	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	PASSAGE 1	4.56	X	0.90	4.10	44.18	
	CARPET AREA OF UNIT					115.45	1242.71
	INTERNAL WALL AREA OF UNIT					4.34	46.71
	RERA CARPET AREA OF UNIT					119.79	1289.42
	BALCONY 1	6.05	X	1.85	11.19	120.48	
BALCONY 2	3.30	X	1.00	3.30	35.52		
BALCONY 3	3.30	X	1.00	3.30	35.52		
TOTAL BALCONY AREA OF UNIT					17.79	191.52	
MOFA CARPET AREA OF UNIT (WITH BALCONY)					133.24	1434.23	
RERA CARPET AREA OF UNIT (WITH BALCONY)					137.58	1480.94	

EXISTING CARPET AREA : 59.84 SQ.M. / 644.11 SQ.FT & TERRACE
BUILDING NO 08 FLAT NO 1-1
BUILDING NO 10 FLAT NO 1-1



PROPOSED UNIT ACCOMMODATION				CARPET AREA	
				SQ.MT	SQ.FT
LIVING	6.45	X	4.35	28.06	302.01
	3.10	X	1.15	3.57	38.37
DINNING	1.15	X	3.10	3.57	38.37
STORAGE	2.10	X	1.20	2.52	27.13
KITCHEN	2.45	X	3.05	7.47	80.43
CM. TOILET	2.10	X	1.20	2.52	27.13
BEDROOM 1	2.75	X	3.05	8.39	90.28
BEDROOM 2	3.05	X	3.05	9.30	100.13
AT. TOILET 2	2.10	X	1.20	2.52	27.13
BEDROOM 3	3.50	X	3.10	10.85	116.79
AT. TOILET 3	2.10	X	1.20	2.52	27.13
BEDROOM 4	3.50	X	3.10	10.85	116.79
AT. TOILET 4	2.10	X	1.20	2.52	27.13
BEDROOM 5	3.05	X	3.05	9.30	100.13
AT. TOILET 5	2.10	X	1.20	2.52	27.13
BEDROOM 6	2.75	X	3.05	8.39	90.28
STUDY	2.45	X	3.05	7.47	80.43
DOOR JAMB				1.31	14.10
PASSAGE 1	1.55	X	0.90	1.40	15.02
PASSAGE 2	5.35	X	0.90	4.82	51.83
PASSAGE 3	1.55	X	0.90	1.40	15.02
PASSAGE 4	5.35	X	0.90	4.82	51.83
CARPET AREA OF UNIT				136.06	1464.58
INTERNAL WALL AREA OF UNIT				4.85	52.18
RERA CARPET AREA OF UNIT				140.91	1516.76
BALCONY 1	6.35	X	1.30	8.26	88.86
TOTAL BALCONY AREA OF UNIT				8.26	88.86
MOFA CARPET AREA OF UNIT (WITH BALCONY)				144.32	1553.43
RERA CARPET AREA OF UNIT (WITH BALCONY)				149.17	1605.61

PROPOSED CARPET AREA : 144.32 SQ.M. / 1553.43 SQ.FT.
 PROPOSED RERA CARPET AREA : 149.17 SQ.M. / 1605.61 SQ.FT.

CHAJJA AREA : 14.70 SQ.M. / 158.23 SQ.FT.
 SERVICE AREA : 6.71 SQ.M. / 72.22 SQ.FT.

EXISTING CARPET AREA : 65.91 SQ.M. / 709.45 SQ.FT.



BUILDING NO	FLAT NO	PROPOSED D.C.A	NO. OF UNIT
04	1-1	159.27	1
31	1-1	159.27	1
TOAL			2

PROPOSED UNIT ACCOMMODATION	CARPET AREA				
	SQ.MT	SQ.FT			
LIVING	6.45	X	4.50	29.03	312.43
	3.10	X	1.15	3.57	38.37
DINNING	1.15	X	3.10	3.57	38.37
STORAGE	2.10	X	1.20	2.52	27.13
KITCHEN	2.45	X	3.05	7.47	80.43
CM. TOILET	2.10	X	1.20	2.52	27.13
BEDROOM 1	2.75	X	3.05	8.39	90.28
BEDROOM 2	3.05	X	3.05	9.30	100.13
AT. TOILET 2	2.10	X	1.20	2.52	27.13
BEDROOM 3	3.50	X	3.10	10.85	116.79
AT. TOILET 3	2.10	X	1.20	2.52	27.13
BEDROOM 4	3.50	X	3.10	10.85	116.79
AT. TOILET 4	2.10	X	1.20	2.52	27.13
BEDROOM 5	3.05	X	3.05	9.30	100.13
AT. TOILET 5	2.10	X	1.20	2.52	27.13
BEDROOM 6	2.75	X	3.05	8.39	90.28
STUDY	2.45	X	3.05	7.47	80.43
DOOR JAMB				1.22	13.13
PASSAGE 1	1.55	X	0.90	1.40	15.02
PASSAGE 2	5.35	X	0.90	4.82	51.83
PASSAGE 3	1.55	X	0.90	1.40	15.02
PASSAGE 4	5.35	X	0.90	4.82	51.83
CARPET AREA OF UNIT				136.94	1474.02
INTERNAL WALL AREA OF UNIT				4.97	53.50
RERA CARPET AREA OF UNIT				141.91	1527.52
BALCONY 1	6.35	X	1.20	7.62	82.02
BALCONY 2	1.55	X	1.00	1.55	16.68
BALCONY 3	3.05	X	1.10	3.36	36.11
BALCONY 4	2.45	X	1.00	2.45	26.37
BALCONY 5	1.55	X	1.00	1.55	16.68
BALCONY 6	3.05	X	1.10	3.36	36.11
BALCONY 7	2.45	X	1.00	2.45	26.37
TOTAL BALCONY AREA OF UNIT				22.33	240.36
MOFA CARPET AREA OF UNIT (WITH BALCONY)				159.27	1714.38
RERA CARPET AREA OF UNIT (WITH BALCONY)				164.24	1767.88

PROPOSED CARPET AREA : 159.27 SQ.M. / 1714.38 SQ.FT.
 PROPOSED RERA CARPET AREA : 164.24 SQ.M. / 1767.88 SQ.FT.

CHAJJA AREA : 4.12 SQ.M. / 44.34 SQ.FT.
 SERVICE AREA : 6.71 SQ.M. / 72.22 SQ.FT.