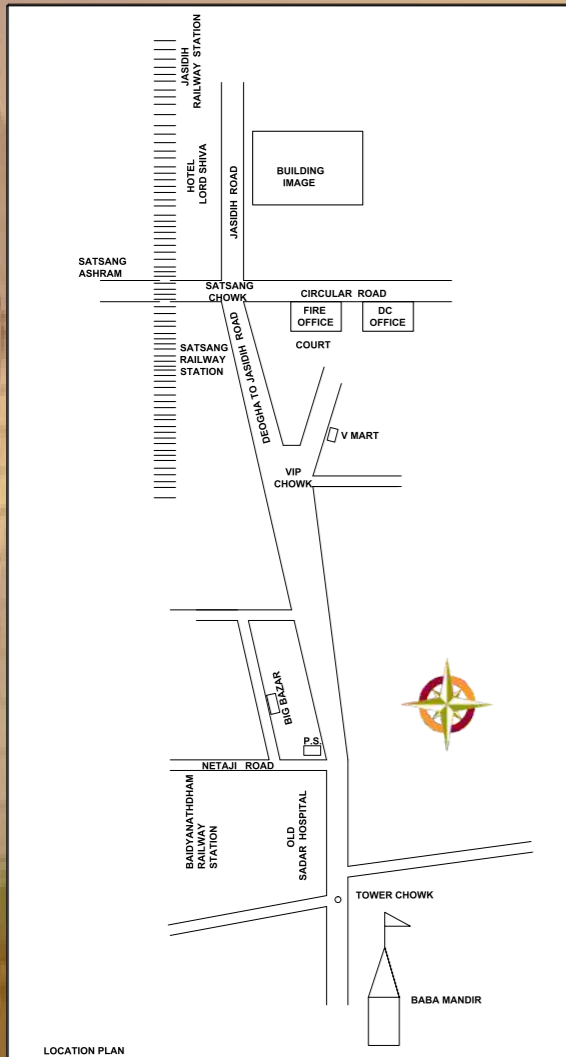


## LOCATION MAP



**Better location  
Best project ....**

### KEY DISTANCE

Deoghar Airport	: 8.0 km
Baba Mandir	: 2.0 km
Tower Chowk	: 1.5 km
Jasidih Railway Junction	: 4 km
Deoghar Railway Station	: 3.5 km
Baidynath Dham Railway Station	: 2.5 km
Rama Krishna Mission School	: 3.0 km
Deoghar College	: 3.5 km
AIIMS, Devipur, Deoghar	: 12.5 Km

### ABOUT DEOGHAR

Deoghar, a popular religious destination, is blessed with one of the 12 Jyotirlinga Temples known as "Baidyanath Dham Deoghar". Deoghar is also a famous health resort and a major Hindu pilgrimage center. As a result, State & Central Government has declared multiple Projects in Deoghar viz. International Airport, AIMS, Setting up Smart Colonies, STPI, Plastic Park etc

A PROJECT BY :

**MAA MAA KUNDESHWARI CONSTRUCTION PVT. LTD.**



Corporate Office : NEAR DARWA POOL, BELABAGAN, DEOGHAR

Sales Enquiry : 9973964643, 9570806090

Site Address : NEAR DARWA POOL, BELABAGAN, DEOGHAR

Project by:



# MANORAMA TOWER

NEAR DARWA POOL, BELABAGAN, DEOGHAR



**B + G + 4 (2 BHK  
& 3 BHK FLAT)**

**9973964643  
9570806090**

# ABOUT MAA KUNDESHWARI

MAA KUNDESHWARI CONSTRUCTION PVT. LTD

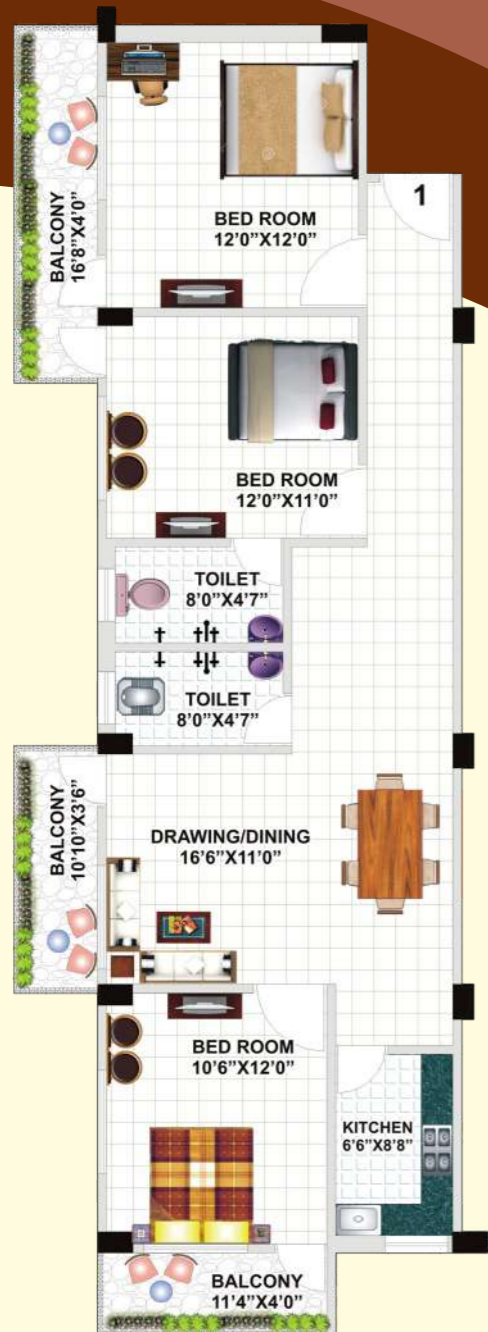
A partnership firm & Developers, who has made Already **SUSAVITA APARTMENT (B+G+3)** at near budanath chowk,bagalpur.the company is committed to quality construction and is very environment conscious and handed over the flats for Peaceful and complete living in scheduled time to the Flat owner.



TYPICAL FLOOR PLAN



# FLAT 1



**FLAT 1 (3bhk)**  
 Builtup Area : 1130 sqft  
 Super Builtup Area : 1470 sqft

**UNIT NO-1**  
**S.B.A= 1470 SFT**



# FLAT 2



**FLAT 2 (3bhk)**  
 Builtup Area : 1000 sqft  
 Super Builtup Area : 1300 sqft

**UNIT NO-2**  
**S.B.A= 1300 SFT**

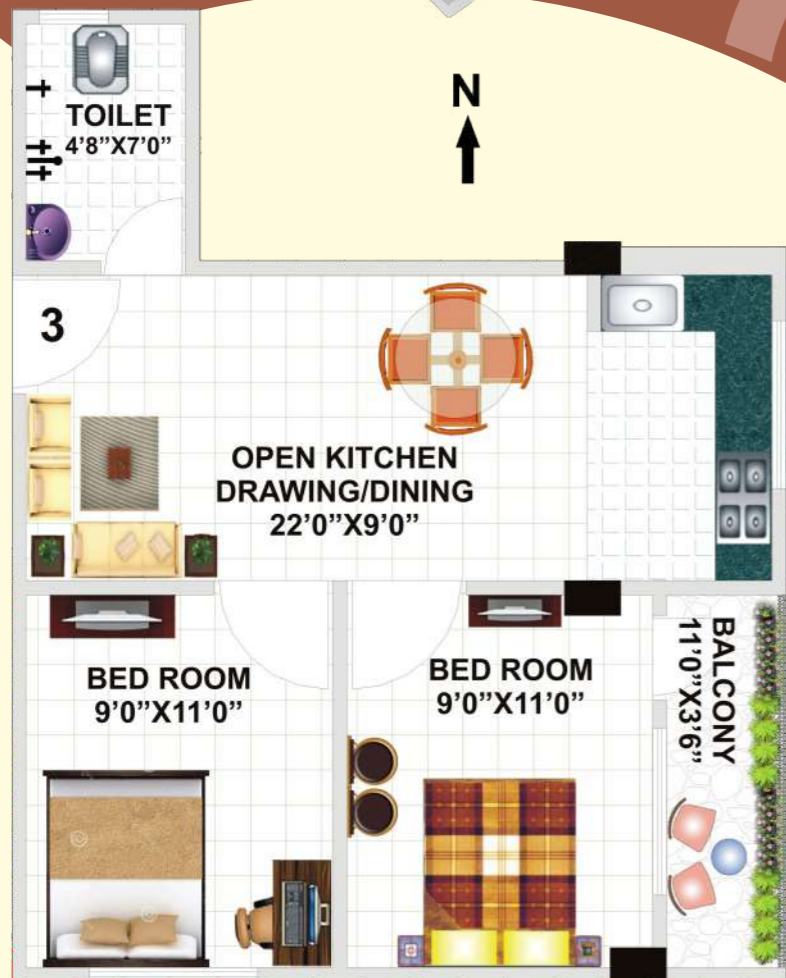
# FLAT 3



FLAT 3 (2bhk)

Builtup Area : 540 sqft

Super Builtup Area : 702 sqft



**UNIT NO-3**  
**S.B.A= 702 SFT**

# FLAT 4



FLAT 4 (2bhk)

Builtup Area : 561 sqft

Super Builtup Area : 730 sqft



**UNIT NO-4**  
**S.B.A= 730 SFT**

# FLAT 5



# FLAT 6



## SPECIFICATIONS

### Amenities & specification

- Soundless generator with canopy.
- Lift –renowned brand.
- 24 hrs water supply.
- Sufficient parking space.
- Steel/Iron fancy strong railing in balconies and stairs.
- Guard Room.

### Foundation

- R.c.c footing as per design of structural Engineers.

### Structure

- Rcc frame structure with seismic reinforcement.

### Flooring

- Green /white marble, granite in common area and staircase.
- Glazed Vitrified Tiles.
- Checkered tiles/Parking Tiles in parking Space.

### Toilets/Bathroom

- Premium quality colored printed tiles up to 7 feet height in contrast with anti-skid ceramic flooring.

### Kitchen

- Anti-skid ceramic flooring in contrast with glazed tiles.
- Dado over granite/ Glazed Tiles Up To 2'6"/3' Feet With stainless steel sink.
- Sufficient power point for geyser. Aqua guard mixer grinder etc. Provision for exhaust fan.

### Fittings

- Wash Basin and pans renowned brand
- Concealed PVC pipes (ISI/ISO certified )
- Branded cp fitting in all bathrooms and provision of exhaust in all toilets

### Door and chauhats

- Sal wood chauhats with 32mm flush doors in the entire flat.

### Windows

- Three track aluminium windows/UPVC window with Frosted glass and Grill.

### Electrical

- Concealed PVC pipes with conduct wiring.
- Branded Modular switches.
- Provision of air conditioner Point in one master bedroom & drawing room.
- 3 phase connection available.

### Wall Finishing.

- Exterior Weather Coat Paint.
- Interior Wall Putty.

## PAYMENT SCHEDULE

- **Booking Amount-2,51,000/-**
- **At The time of agreement 15%(Price of flat)**
- **At The time of casting of each roof .G +4-10 %( 70%)**
- **At the time of start of finishing work-10%**
- **At the time of registry-5 %( with adjustment of booking amount.)**

### NOTE:-

- **Car parking will extra 3,00,000/-**
- **Other charges, such as sound proof G. Set, electric transformer, electric connection, one year Maintenance charges & other expenses. (200000/-)**
- **GST & Registration Fee as per Govt. prescribed rate Paid by flat Buyer.**