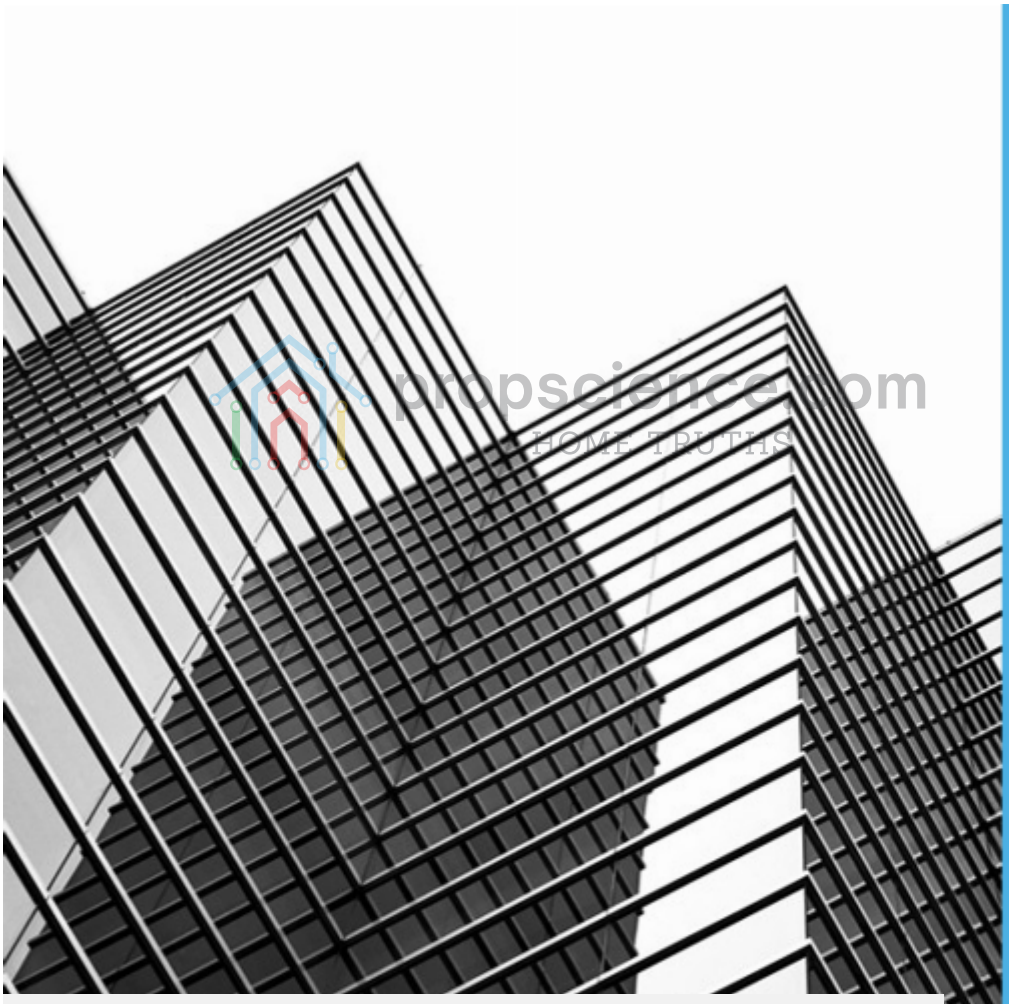
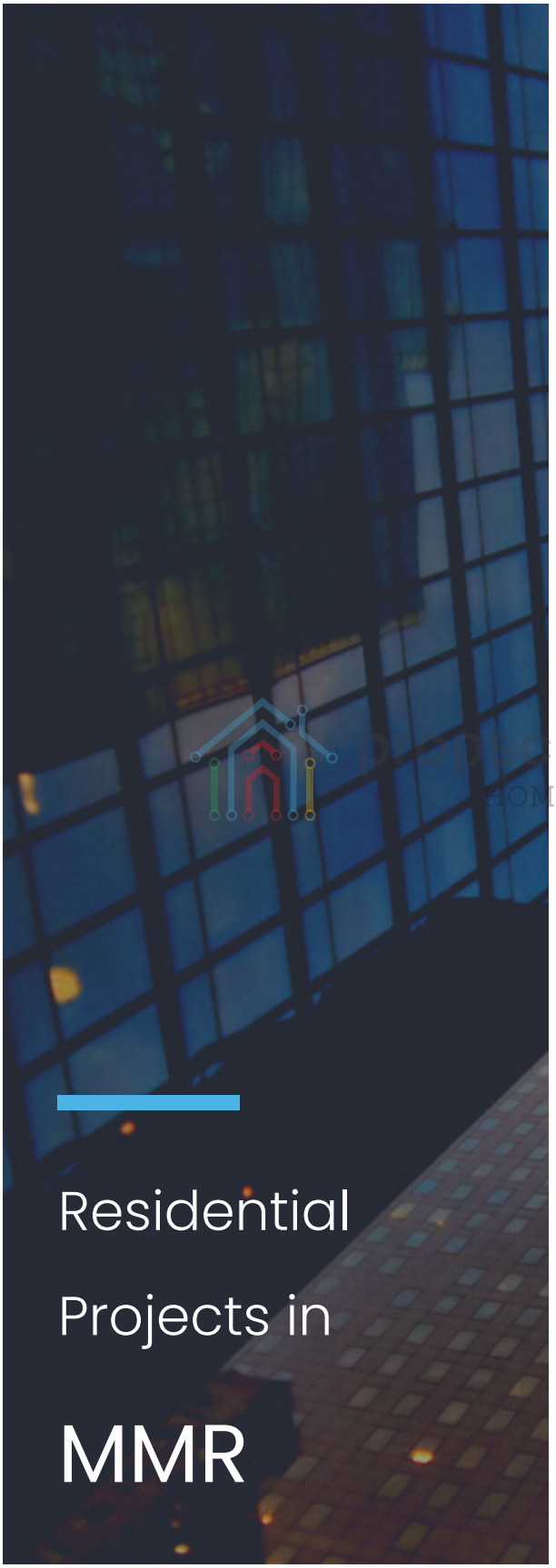
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PROP REPORT



Haware Pinnacle

MahaRERA Number : P51700000464



Residential Projects in MMR

WE HELP YOU MAKE THE INVESTMENT

Propscience is India's first direct to customer research-driven real estate portal specializing in residential real estate. We are not backed or associated with any builder, bank, or broking firm, nor do we offer any property management services. We are an unbiased entity focused solely on providing accurate and frequently updated information to prospective homebuyers and homeowners of under-construction properties in MMR.

We offer homebuyers and new home owners detailed information across 450+ data points along with several decision-making tools to help them make the best assessment of their prospective investment. At present we have over 2000 projects visible on our site, spread across MMR, catering to varied ticket sizes.

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LOCATION

The project is in Kalyan West. Kalyan Dombivli is a twin city, that is part of the Mumbai Metropolitan Region. Located in the western half of Maharashtra, it is one of the largest cities of the state with a population of 12.46 lac people spread across 27 villages as per the 2011 census. Dombivli Kalyan has been included the government of India's smart city plan for the state. The area has good connectivity with over 10lac commuters traveling to neighbouring cities and towns every day. Several renowned builders are building large self-sustaining townships in the area opening plenty affordable housing options for locals as well as residents of neighbouring localities. The real estate prices remain attractive, making it a popular option for young families. Some drawbacks of the area include lack of open or recreational green spaces, poor sewer systems, and lack of super-specialty hospitals.

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HOME TRUTHS

Post Office	Police Station	Municipal Ward
Kalyan City	Kalyan Taluka Police Station	Ward B

Neighborhood & Surroundings

The locality is not cosmopolitan, it is dominated by people of similar communities and professions. The locality is not prone to traffic jams. The air pollution levels are 181 AQI and the noise pollution is 0 to 50 dB .

Connectivity & Infrastructure

- Domestic Airport Terminal 1-B **55.2 Km**
- Chhatrapati Shivaji Maharaj International Airport **45.9 Km**
- Kalyan Railway Station **8.3 Km**
- Kalyan Railway Station **8.3 Km**
- Kalyan-Sape Rd, Muthaval **550 Mtrs**
- Aayush Hospital **5.5 Km**
- K. M. Agrawal College **4.4 Km**
- Metro Junction Mall **9 Km**
- D Mart, Mohan Square One **4.8 Km**

HAWARE PINNACLE

LAND & APPROVALS

Last updated on the MahaRERA website	On-Going Litigations	RERA Registered Complaints
January 2021	NA	1

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HOME TRUTHS

HAWARE PINNACLE

BUILDER & CONSULTANTS

Haware Engineers and Builders Pvt. Ltd. is a 25-year-old company founded by Late Shri. Satish Haware & Mrs. Ujjwala Satish Haware. They have successfully executed over 150 projects in Residential Projects, Commercial Complexes, InfoTech parks, Shopping Malls, Multiplexes & Townships. The company has successfully developed 60+ million sq.ft. area and 150+ residential and commercial projects and have bagged over 25 Awards.

Project Funded By	Architect	Civil Contractor
NA	NA	NA

HAWARE PINNACLE

PROJECT & AMENITIES

Time Line	Size	Typography
2020 Ready to move	13900 Sqmt	1 BHK,2 BHK,Studio

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HOME TRUTHS

Project Amenities

Sports	Swimming Pool,Gymnasium,Indoor Games Area
Leisure	Library / Reading Room
Business & Hospitality	NA
Eco Friendly Features	Landscaped Gardens

HAWARE PINNACLE

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Haware Pinnacle A, B, C, D, E ,F, G, H, I, J	0	4		1 BHK,2 BHK,Studio	0

First Habitable Floor	Ground floor

Services & Safety

- **Security :** Society Office,Security System / CCTV,Security Staff,Earthquake Resistant Design
- **Fire Safety :** Sprinkler System,Fire Hose
- **Sanitation :** The surrounding area is clean. No presence of nalas /slums /gutters /sewers
- **Vertical Transportation :** High Speed Elevators

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HOME TRUTHS

HAWARE PINNACLE

FLAT INTERIORS

Configuration	RERA Carpet Range
Studio	268.54 sqft

1 BHK	353.98 - 395.89 sqft
2 BHK	522.25 - 535.55 sqft

Floor To Ceiling Height	Between 9 and 10 feet
Views Available	Open Grounds / Landscape / Project Amenities

Flooring	Vitrified Tiles,Anti Skid Tiles
Joinery, Fittings & Fixtures	Sanitary Fittings,Kitchen Platform,Light Fittings,Stainless Steel Sink,Brass Joinery,Concealed copper wiring,Electrical Sockets / Switch Boards
Finishing	Laminated flush doors
HVAC Service	Split / Box A/C Provision
Technology	NA
White Goods	NA

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HAWARE PINNACLE

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
Studio	INR 4639.9	INR 1246000	INR 1308300
1 BHK	INR 4641.51	INR 1643000	INR 1725150 to 1929900
2 BHK	INR 4641.19	INR 2425000	INR 2546250 to 2619750

Disclaimer: Prices mentioned are approximate value and subject to change.

GST	Stamp Duty	Registration
0%	6%	INR 30000

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HOME TRUTHS

Floor Rise	Parking Charges	Other Charges
NA	INR 0	INR 0

Festive Offers	The builder is not offering any festive offers at the moment.
Payment Plan	Time Linked Payment
Bank Approved Loans	Axis Bank,ICICI Bank,SBI Bank

Transaction History

Details of some of the latest transactions can be viewed in Annexure A.

HAWARE PINNACLE

PROJECT PROPSCORE

Propscience uses a unique and highly proprietary algorithm to arrive at Propscores for every project it covers. This score is calculated out of 100 points. Through our detailed research we gather over 500 data points of information about each project. These data points are broken down into categories (mentioned below). An individual score is arrived at for each category and then a combined project Propscore is given. The purpose of the Propscore is to help you evaluate the distinct value you can hope to derive from each aspect of the project.

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HOME TRUTHS

Category	Score
Place	55
Connectivity	48
Infrastructure	42
Local Environment	90
Land & Approvals	58
Project	66

People	46
Amenities	42
Building	78
Layout	53
Interiors	55
Pricing	30
Total	**55/100**

Disclaimer

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