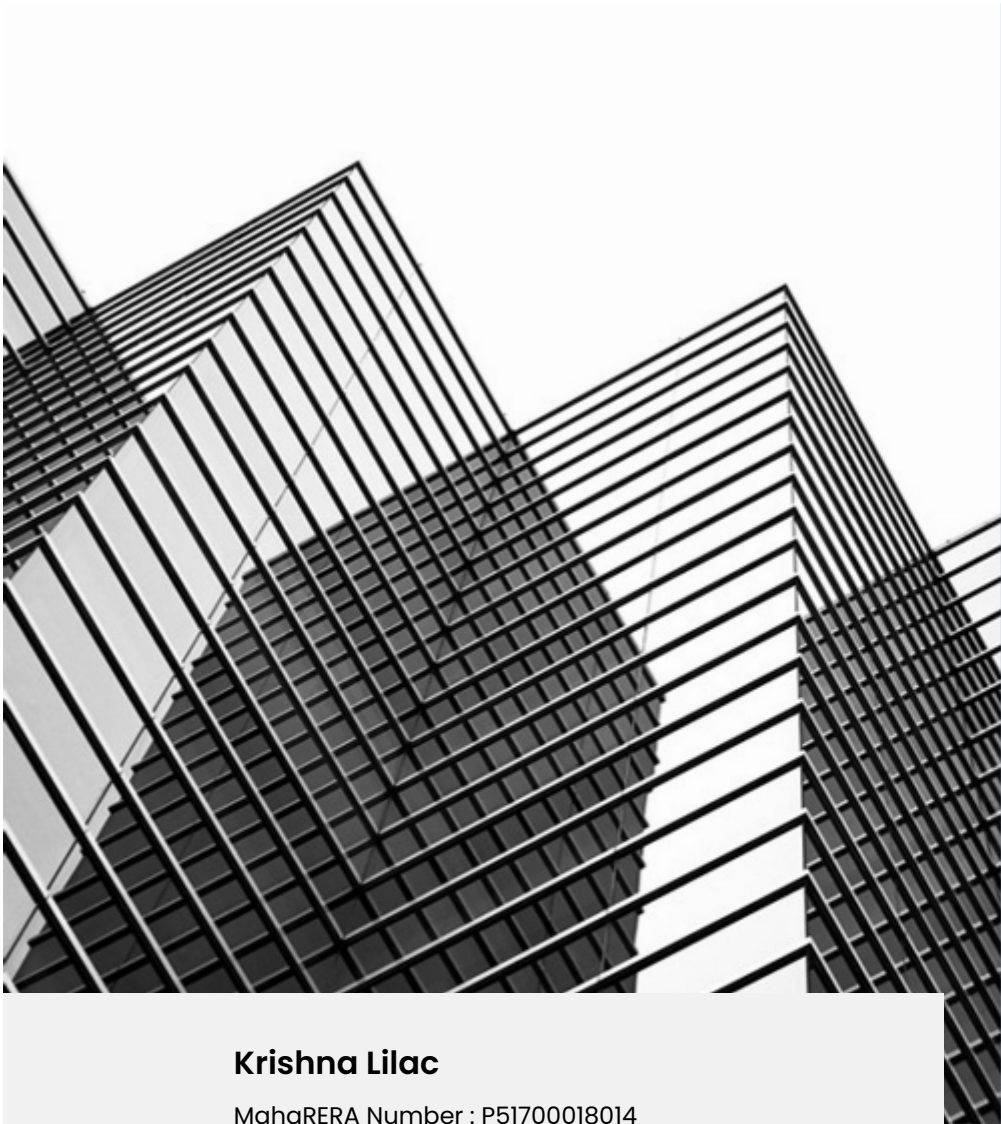


propscience.com

PROP REPORT



Krishna Lilac

MahaRERA Number : P51700018014



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.

LOCATION

The project is in Ghansoli. Ghansoli is a prominent locality of Navi Mumbai. Initially a small fishing village, Ghansoli was an important village that held many assemblies during the Satyagraha Movement. The Mookambika Temple is one of the oldest landmarks of the area. The town is known for the famous 'Ghansoli Mahotsav', held by the Dagdu Chahu Patil Trust, which celebrates the area's cultural diversity. Ghansoli has a mixed gentry, Marathi and Hindi being the most widely spoken local languages. The area is home to several large corporate establishments, the Reliance Group corporate office being the largest amongst them. BEST and NMMT buses connect the area to other parts of Navi Mumbai and MMR. Ghansoli Station is present on the Harbour Line of the Mumbai Suburban Railway.

| Post Office | Police Station | Municipal Ward |
|-------------|-----------------------|----------------|
| Ghansoli | Rabale Police Station | Ghansoli |

Neighborhood & Surroundings

The locality is cosmopolitan with a healthy mix of people from different communities and professions.

Connectivity & Infrastructure

- Domestic Airport Terminal 1-B **31.6 Km**
- Chhatrapati Shivaji Maharaj International Airport **20.6 Km**
- Ghansoli Railway Station **3.3 Km**
- Sadguru Hospital **1.6 Km**
- Reliance Foundation School **1.1 Km**
- Inorbit Mall **9.1 Km**
- D-Mart **2.2 Km**

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LAND & APPROVALS

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

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BUILDER & CONSULTANTS

| Project Funded By | Architect | Civil Contractor |
|-------------------|-----------|------------------|
| NA | NA | NA |

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PROJECT & AMENITIES

| Time Line | Size | Typography |
|-------------------------------|----------|------------|
| Completed on 31st March, 2020 | 500 Sqmt | 1 BHK |

Project Amenities

| | |
|------------------------|---|
| Sports | NA |
| Leisure | NA |
| Business & Hospitality | NA |
| Eco Friendly Features | Waste Segregation,Rain Water Harvesting,Water Storage |

| |
|---------------|
| KRISHNA LILAC |
|---------------|

BUILDING LAYOUT

| Tower Name | Number of Lifts | Total Floors | Flats per Floor | Configurations | Dwelling Units |
|---------------|-----------------|--------------|-----------------|----------------|----------------|
| Krishna Lilac | 1 | 4 | 6 | 1 BHK | 24 |

| | |
|-----------------------|-----|
| First Habitable Floor | 1st |
|-----------------------|-----|

Services & Safety

- **Security :** Maintenance Staff,Security System / CCTV,Power Back-up Generator
- **Fire Safety :** NA
- **Sanitation :** NA
- **Vertical Transportation :** NA

| |
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FLAT INTERIORS

| | |
|------------------------------|------------------------------------|
| Configuration | RERA Carpet Range |
| 1 BHK | 225.93 – 275.01 sqft |
| Floor To Ceiling Height | NA |
| Views Available | NA |
| Flooring | Vitrified Tiles |
| Joinery, Fittings & Fixtures | Sanitary Fittings,Kitchen Platform |

| | |
|--------------|---|
| Finishing | Laminated flush doors,Double glazed glass windows |
| HVAC Service | NA |
| Technology | NA |
| White Goods | NA |

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COMMERCIALS

| Configuration | Rate Per Sqft | Agreement Value | Box Price |
|---------------|---------------|-----------------|------------------------|
| 1 BHK | INR 20726.52 | INR 5557500 | INR 5850000 to 6000000 |

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

| GST | Stamp Duty | Registration |
|------------|-----------------|---------------|
| 5% | 3% | INR 30000 |
| Floor Rise | Parking Charges | Other Charges |
| NA | INR 300000 | INR 0 |

| | |
|----------------------------|---|
| Festive Offers | The builder is not offering any festive offers at the moment. |
| Payment Plan | NA |
| Bank Approved Loans | HDFC Bank,ICICI Bank,IDBI Bank |

Transaction History

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

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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.

| Category | Score |
|--------------|-------|
| Place | 73 |
| Connectivity | 38 |

| | |
|-----------------------------|---------------|
| Infrastructure | 72 |
| Local Environment | 30 |
| Land & Approvals | 36 |
| Project | 65 |
| People | 39 |
| Amenities | 42 |
| Building | 53 |
| Layout | 30 |
| Interiors | 45 |
| Pricing | 30 |
| Total | 46/100 |

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