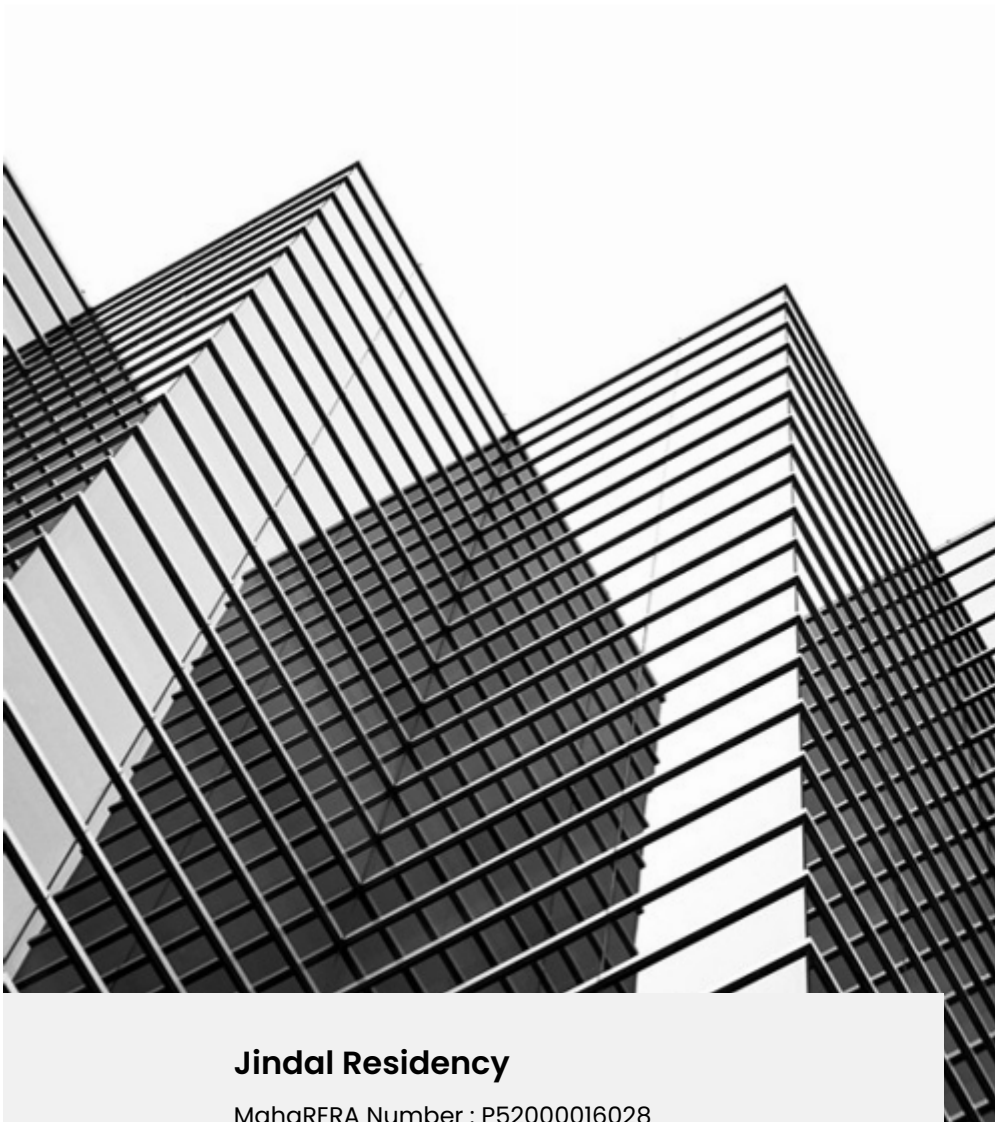


propscience.com

PROP REPORT



Jindal Residency

MahaRERA Number : P52000016028



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

Post Office	Police Station	Municipal Ward
NA	Panvel City Police Station	NA

Neighborhood & Surroundings

The locality is prone to traffic jams during rush hour. The air pollution levels are 50 AQI and the noise pollution is 51 to 85 dB .

Connectivity & Infrastructure

- Chhatrapati Shivaji Maharaj International Airport **44.8 Km**
- Panvel S.T.Bus Depot **2.1 Km**
- Panvel Railway Station **2.9 Km**
- NH 48 **1.3 Km**
- Ashvini Hospital **0.35 Km**
- DAV Public School **2.6 Km**
- Orion Mall **1.8 Km**
- D-Mart **4.1 Km**

LAND & APPROVALS

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

JINDAL RESIDENCY

BUILDER & CONSULTANTS

Established in 1988, they leverage their experience and skills of 32+ years to provide exceptional quality projects. With a mix of senior generations expertise and the younger generations enthusiasm they aim to provide the best quality projects at the best prices. Jindal Group is the outcome of the efforts and work of three generations. They specialise in providing affordable homes. They currently have residential projects in the heart of Panvel city within municipal limits and CIDCO NAINA area.

Project Funded By	Architect	Civil Contractor
NA	NA	NA

JINDAL RESIDENCY

PROJECT & AMENITIES

Time Line	Size	Typography
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Completed on 31st December, 2022

4350 Sqmt

1 BHK

Project Amenities

Sports	Kids Play Area
Leisure	NA
Business & Hospitality	NA
Eco Friendly Features	Waste Segregation,Landscaped Gardens,Water Storage

JINDAL RESIDENCY

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Wing A	1	7	4	1 BHK	28
Wing B	6	7	7	1 BHK	49
Wing C	2	7	9	1 BHK	63

First Habitable Floor	1st
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Services & Safety

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

JINDAL RESIDENCY

FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	265.77 – 295 sqft
1 BHK	265.77 – 295 sqft
1 BHK	265.77 – 295 sqft

Floor To Ceiling Height	Between 9 and 10 feet
Views Available	Road View / No View

Flooring	Vitrified Tiles
Joinery, Fittings & Fixtures	Sanitary Fittings,Kitchen Platform,Light Fittings,Stainless Steel Sink,Concealed copper wiring,Electrical Sockets / Switch Boards
Finishing	Luster Finish Paint,Anodized Aluminum / UPVC Window Frames,Laminated flush doors
HVAC Service	Split / Box A/C Provision
Technology	NA
White Goods	NA

JINDAL RESIDENCY

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	INR 17168.42	INR 4845000	INR 5100000 to 5400000

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

GST	Stamp Duty	Registration
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0%	6%	INR 30000
Floor Rise	Parking Charges	Other Charges
NA	NA	INR 0

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

Transaction History

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

JINDAL RESIDENCY

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	55
Connectivity	83
Infrastructure	78
Local Environment	80
Land & Approvals	44
Project	71
People	56
Amenities	42
Building	78
Layout	45
Interiors	55
Pricing	40
Total	61/100

Disclaimer

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