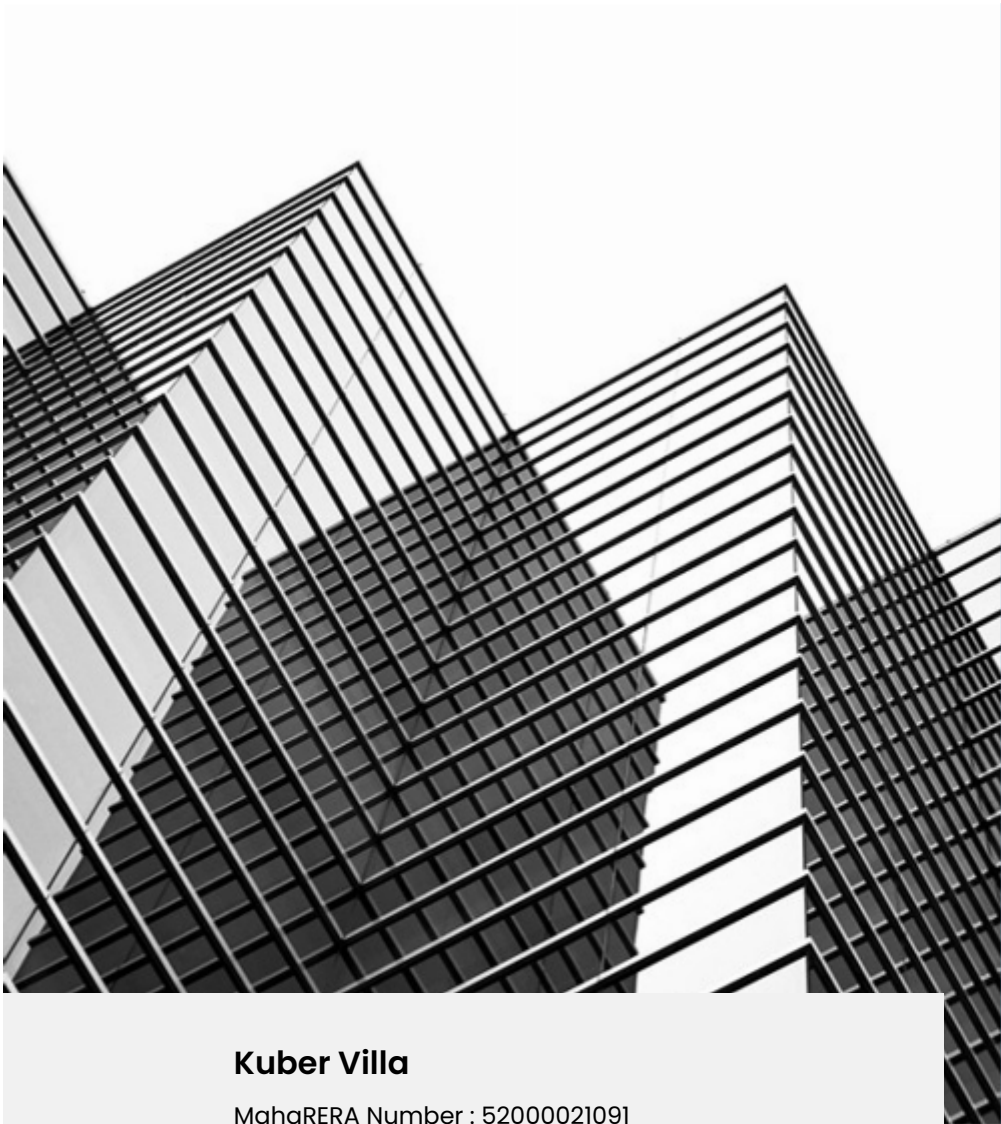


propscience.com

# PROP REPORT



**Kuber Villa**

MahaRERA Number : 52000021091



## Residential Projects in MMR

## WE HELP YOU MAKE THE INVESTMENT

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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	NA	NA

### Neighborhood & Surroundings

### Connectivity & Infrastructure

- Baman Dongri Railway Station **1 Km**
- Gavan Kopar Government Hospital **3.7 Km**

## LAND & APPROVALS

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

# BUILDER & CONSULTANTS



Project Funded By	Architect	Civil Contractor
NA	NA	NA

KUBER VILLA
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# PROJECT & AMENITIES



Time Line	Size	Typography
Completed on 31st January, 2021	340 Sqmt	1 BHK

## Project Amenities

Sports	NA
Leisure	NA
Business & Hospitality	NA
Eco Friendly Features	Waste Segregation,Water Storage

KUBER VILLA
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# BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Kuber Villa	1	4	4	1 BHK	16
First Habitable Floor				NA	

## Services & Safety

- **Security** : NA
- **Fire Safety** : NA
- **Sanitation** : NA
- **Vertical Transportation** : NA

KUBER VILLA

# FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	197 – 660 sqft

Floor To Ceiling Height	NA
Views Available	NA

Flooring	NA
Joinery, Fittings & Fixtures	NA
Finishing	NA
HVAC Service	NA
Technology	NA
White Goods	NA

KUBER VILLA

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	INR 5833.33	--	INR 3050000 to 3850000

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

GST	Stamp Duty	Registration
1%	6%	INR 30000
Floor Rise	Parking Charges	Other Charges
NA	NA	NA

<b>Festive Offers</b>	The builder is not offering any festive offers at the moment.
<b>Payment Plan</b>	NA
<b>Bank Approved Loans</b>	HDFC Bank

### Transaction History

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

KUBER VILLA

## 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	48
Infrastructure	30
Local Environment	30
Land & Approvals	36
Project	65
People	39
Amenities	30
Building	53
Layout	30
Interiors	30
Pricing	30



**Total**

**40/100**

KUBER VILLA

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