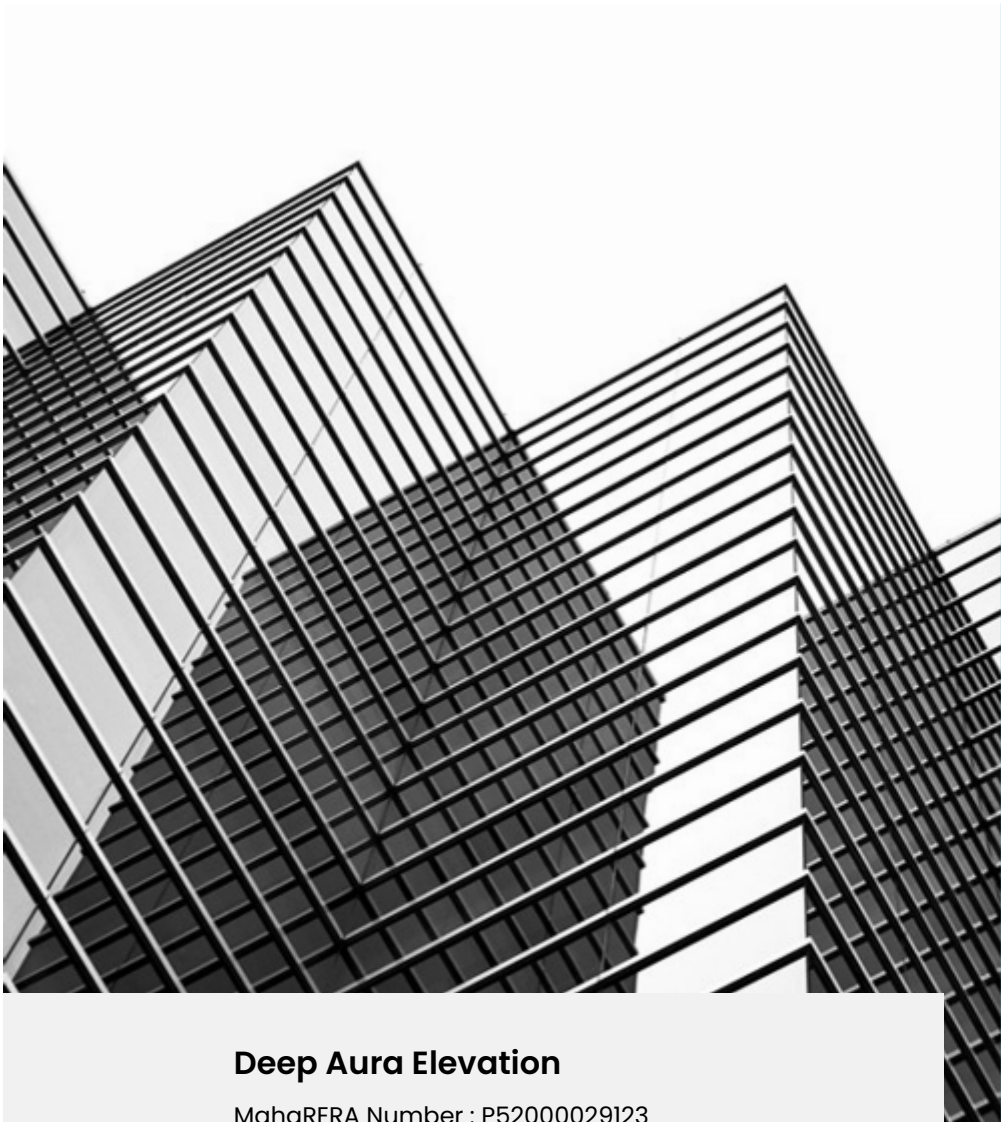


PROP REPORT



Deep Aura Elevation

MahaRERA Number : P52000029123



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	Ulwe police station	NA

Neighborhood & Surroundings

The locality is not prone to traffic jams. The air pollution levels are 76 AQI and the noise pollution is 0 to 50 dB .

Connectivity & Infrastructure

- Chhatrapati Shivaji Maharaj International Airport **34 Km**
- Wahal Bus Stop **2.5 Km**
- Bamandongri Railway Station **1.7 Km**
- Mumbai Pune Expressway **13.5 Km**
- Feenixx Hospital **1 Km**
- J. A. Bhagat Junior College Gavhan Kopar **3.5 Km**
- Seawoods Grand Central Mall, Seawoods Station Road, Seawoods West, Nerul East, Sector 40, Nerul, Navi Mumbai, Maharashtra **7.9 Km**
- Reliance Smart Point **1.2 Km**

LAND & APPROVALS

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

DEEP AURA ELEVATION

BUILDER & CONSULTANTS

Founded in 1988, the Sambhav group brings together modernity, heritage, comfort, and unfathomable creativity in their developments. Sambhav has been able to thrive working on around 3 million square feet of land while providing residential spaces and thus, building possibilities. Mr. Prakash Jain founded Sambhav Real Estate in 1988, to deliver high quality living to the people of Mumbai.

Project Funded By	Architect	Civil Contractor
NA	NA	NA

DEEP AURA ELEVATION

PROJECT & AMENITIES

Time Line	Size	Typography
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Completed on 31st December, 2022	320 Sqmt	1 BHK
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Project Amenities

Sports	NA
Leisure	NA
Business & Hospitality	NA
Eco Friendly Features	NA

DEEP AURA ELEVATION

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Deep Aura Elevation	1	4	4	1 BHK	16
First Habitable Floor				1st	

Services & Safety

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

DEEP AURA ELEVATION

FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	256 – 287 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,Brass Joinery,Concealed copper wiring,Electrical Sockets / Switch Boards

Finishing	Luster Finish Paint,Anodized Aluminum / UPVC Window Frames,Laminated flush doors,Double glazed glass windows
HVAC Service	Split / Box A/C Provision
Technology	NA
White Goods	NA

DEEP AURA ELEVATION

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	INR 13045.3	INR 3372000	INR 3608040 to 4006080

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	INR 0
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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,ICICI Bank,LIC Housing Finance Ltd,SBI Bank

Transaction History

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

DEEP AURA ELEVATION

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	63

Connectivity	65
Infrastructure	64
Local Environment	100
Land & Approvals	44
Project	69
People	39
Amenities	44
Building	65
Layout	45
Interiors	65
Pricing	40
Total	59/100

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