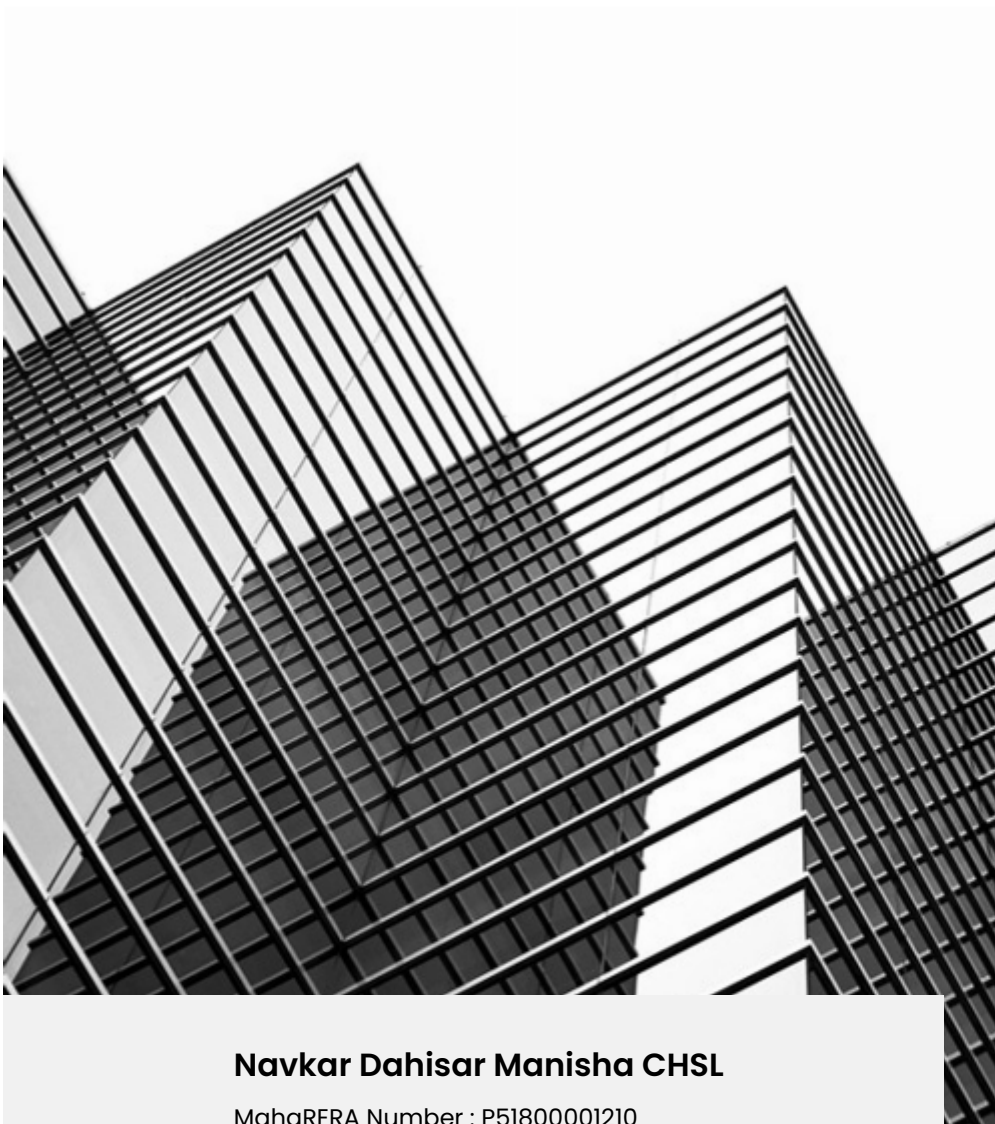


# PROP REPORT



**Navkar Dahisar Manisha CHSL**

MahaRERA Number : P51800001210



## 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.

NAVKAR DAHISAR

MANISHA CHSL

## LOCATION

The project is in Dahisar (East). Dahisar is an up-and-coming neighbourhood in the Western Suburbs of Mumbai City. Located at the northernmost tip of the city, all railway lines and bus routes for the Western Suburbs begin from Dahisar. The locality is semi cosmopolitan with a sizeable Gurjati and Maharashtrian population. The common languages spoken here are Hindi, Gujarati and Marathi. Some of the most notable projects in the area include MCL Aaradhya Highpark, Dahisar Sri Kashi Math and Star Bazaar.

Post Office	Police Station	Municipal Ward
Dahisar	NA	Ward R North

## Neighborhood & Surroundings

The locality is semi cosmopolitan. A few communities and professions dominate the area.

## Connectivity & Infrastructure

- Mumbai International Airport **17.8 Km**
- Borivali Bus Depot **2.5 Km**
- Dahisar Railway Station **1.1 Km**
- Western Express Highway **800 Mtrs**
- Sanjivani Hospital **1.0 Km**
- Rustomjee Business School **2.1 Km**
- Thakur Mall **4.8 Km**
- D mart **2.8 Km**

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NAVKAR DAHISAR

MANISHA CHSL

## LAND & APPROVALS

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Last updated on the MahaRERA website

On-Going  
Litigations

RERA Registered  
Complaints

NA

NA

1

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NAVKAR DAHISAR

MANISHA CHSL

## BUILDER & CONSULTANTS

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Project Funded By

Architect

Civil Contractor

NA

NA

NA

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NAVKAR DAHISAR

MANISHA CHSL

## PROJECT & AMENITIES

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Time Line	Size	Typography
Completed on 30th June, 2021	713.30 Sqmt	1 BHK,2 BHK

## Project Amenities

<b>Sports</b>	Jogging Track,Kids Play Area,Indoor Games Area
<b>Leisure</b>	Pet Friendly
<b>Business &amp; Hospitality</b>	Visitor's Room,ATM / Bank Attached
<b>Eco Friendly Features</b>	Landscaped Gardens,Water Storage

NAVKAR DAHISAR

MANISHA CHSL

## BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Dahisar Manisha CHSL	2	11	4	1 BHK,2 BHK	44

First Habitable Floor	1st
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Services & Safety

- **Security :** Society Office,Security System / CCTV,Intercom Facility
- **Fire Safety :** NA
- **Sanitation :** NA
- **Vertical Transportation :** NA

NAV KAR DAHISAR MANISHA CHSL	
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FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	381 - 425 sqft
2 BHK	530 - 816 sqft

Floor To Ceiling Height	NA
Views Available	NA

Flooring	Vitrified Tiles,Anti Skid Tiles
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Joinery, Fittings & Fixtures	Sanitary Fittings,Kitchen Platform
Finishing	Laminated flush doors,Double glazed glass windows
HVAC Service	NA
Technology	NA
White Goods	NA

NAVKAR DAHISAR  
MANISHA CHSL

# COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	--	--	INR 8763000 to 9775000
2 BHK	--	--	INR 12200000 to 18800000

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

GST	Stamp Duty	Registration
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5%	4%	INR 30000
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	NA
Bank Approved Loans	Axis Bank,Bajaj Finance Ltd,Bank of Baroda,Bank of India,Canara Bank,DHFL Bank,HDFC Bank,ICICI Bank,IDBI Bank,IIFL Bank,Indialbulls Home Loans,Kotak Bank,LIC Housing Finance Ltd,PNB Housing Finance Ltd,SBI Bank,YES Bank

## Transaction History

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

NAVKAR DAHISAR  
MANISHA CHSL

## 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	65
Connectivity	83
Infrastructure	78
Local Environment	30
Land & Approvals	44
Project	74
People	39
Amenities	42
Building	53
Layout	38
Interiors	53

<b>Pricing</b>	30
<b>Total</b>	<b>52/100</b>

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NAVKAR DAHISAR  
MANISHA CHSL

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