



SAI MAHADEV ENCLAVE

B+G+6 Residential Cum Commercial Apartment

2 & 3 BHK Super Deluxe Flats



"A Gateway Towards
LUXURY LIFESTYLE"

Sai Ashirwad Construction Private Limited

RERA NO.: BRERAP95525-2/74/R-1391/2022





Sai Mahadev Enclave Your Dream Home



24x7 Water Supply



Park



Fire Safety



Lift



Own Transformer



24x7 Back Up



Car Parking



Swimming Pool*



Guard Room



Children Play Area



Wi-Fi



Intercom



GYM



Water Proof



Senior Citizen Park



Video Door Phone

Attractive & Massive Lobby On Each Floor

*Condition Apply

Front View



Ground Floor Plan

SHOP NO.	CARPET AREA	WALL AREA	SALEABLE AREA
1	248.96 SQFT	31.33 SQFT	443 SQFT
2	242.72 SQFT	25.19 SQFT	423 SQFT
3	244.87 SQFT	27.24 SQFT	430 SQFT
4	300.63 SQFT	29.82 SQFT	522 SQFT
5	252.30 SQFT	27.13 SQFT	441 SQFT
6	436.15 SQFT	30.89 SQFT	738 SQFT
7	293.96 SQFT	28.20 SQFT	509 SQFT
8	258.97 SQFT	28.85 SQFT	455 SQFT
9	247.78 SQFT	27.45 SQFT	435 SQFT
10	249.72 SQFT	26.91 SQFT	437 SQFT
11	245.74 SQFT	30.89 SQFT	437 SQFT



BASEMENT



Front View



1st Floor Plan



FLAT NO	FLAT TYPE	CARPET AREA	WALL AREA	BALCONY AREA	SERVICE BALCONY AREA	TERRACE AREA	SALEABLE AREA
1	3 BHK	921.28 SQFT	80.74 SQFT	51.77 SQFT	128.84 SQFT	103.44 SQFT	1795 SQFT
2	3 BHK	920.20 SQFT	84.18 SQFT	51.77 SQFT	107.53 SQFT	104.40 SQFT	1768 SQFT
3	2 BHK	664.56 SQFT	62.54 SQFT	65.55 SQFT	20.34 SQFT	413.87 SQFT	1576 SQFT
4	2 BHK	664.56 SQFT	62.54 SQFT	65.55 SQFT	20.34 SQFT	413.87 SQFT	1576 SQFT
5	3 BHK	913.10 SQFT	86.98 SQFT	51.77 SQFT	87.18 SQFT	104.40 SQFT	1733 SQFT
6	3 BHK	971.76 SQFT	85.80 SQFT	51.77 SQFT	20.34 SQFT	103.44 SQFT	1719 SQFT
7	2 BHK	664.56 SQFT	65.23 SQFT	62.86 SQFT	20.34 SQFT	413.87 SQFT	1576 SQFT
8	2 BHK	664.56 SQFT	65.23 SQFT	62.86 SQFT	20.34 SQFT	413.87 SQFT	1576 SQFT



2D & 3D Floor Plan

1st Floor



3 BEDROOM

5 BALCONY

1 TERRACE

3 TOILETS

SALEABLE AREA:-1795 SQFT



2 BEDROOM

2 BALCONY

2 TERRACE

2 TOILETS

SALEABLE AREA:-1576 SQFT



2,4 & 6 FLOOR PLAN



FLAT NO	FLAT TYPE	CARPET AREA	WALL AREA	BALCONY AREA	SERVICE BALCONY AREA	TERRACE AREA	SALEABLE AREA
1	3 BHK	921.28 SQFT	83.64 SQFT	51.77 SQFT	108.50 SQFT	149.18 SQFT	1815 SQFT
2	3 BHK	920.20 SQFT	85.26 SQFT	51.77 SQFT	102.25 SQFT	129.59 SQFT	1788 SQFT
3	2 BHK	664.56 SQFT	63.95 SQFT	65.55 SQFT	14.74 SQFT	136.80 SQFT	1293 SQFT
4	2 BHK	664.56 SQFT	61.25 SQFT	65.55 SQFT	32.61 SQFT	142.72 SQFT	1321 SQFT
5	3 BHK	913.10 SQFT	85.47 SQFT	51.77 SQFT	100.64 SQFT	167.16 SQFT	1813 SQFT
6	3 BHK	971.76 SQFT	80.95 SQFT	51.77 SQFT	54.03 SQFT	165.44 SQFT	1822 SQFT
7	2 BHK	664.56 SQFT	63.51 SQFT	62.86 SQFT	35.84 SQFT	142.72 SQFT	1325 SQFT
8	2 BHK	664.56 SQFT	66.10 SQFT	62.86 SQFT	13.34 SQFT	142.72 SQFT	1297 SQFT

2D & 3D Floor Plan

2,4 & 6 Floor



**(3BHK)
FLAT NO- 1**



- 3 BEDROOM**
- 4 BALCONY**
- 2 TERRACE**
- 3 TOILETS**
- SALEABLE AREA:-1815 SQFT**

**(2BHK)
FLAT NO- 7**

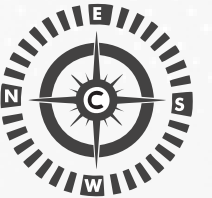
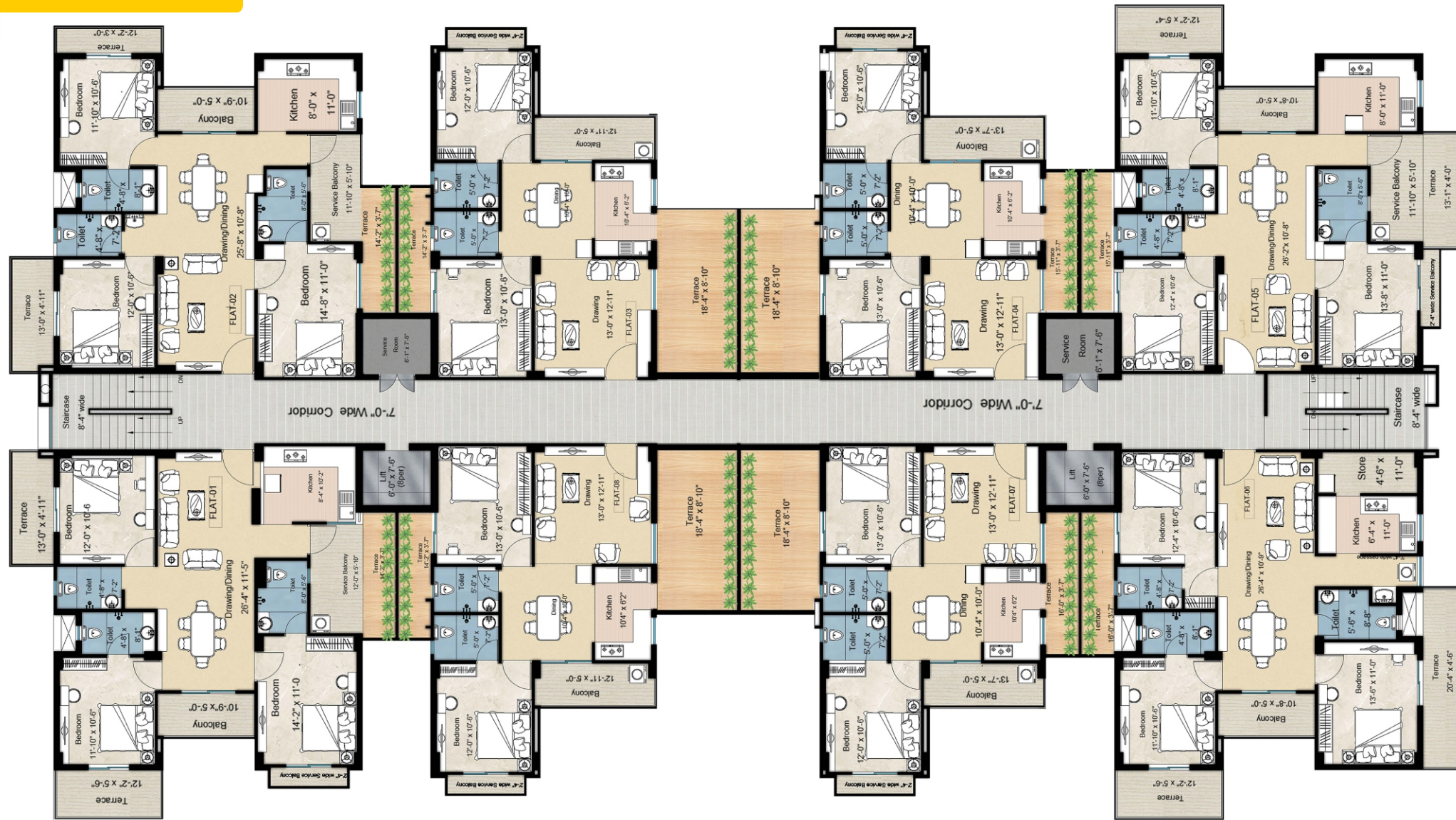


- 2 BEDROOM**
- 3 BALCONY**
- 2 TERRACE**
- 2 TOILETS**
- SALEABLE AREA:-1325 SQFT**

Entrance Gate



3&5 FLOOR PLAN



FLAT NO	FLAT TYPE	CARPET AREA	WALL AREA	BALCONY AREA	SERVICE BALCONY AREA	TERRACE AREA	SALEABLE AREA
1	3 BHK	921.28 SQFT	86.55 SQFT	51.77 SQFT	88.15 SQFT	176.42 SQFT	1818 SQFT
2	3 BHK	920.20 SQFT	90.00 SQFT	51.77 SQFT	66.84 SQFT	146.92 SQFT	1761 SQFT
3	2 BHK	664.56 SQFT	62.54 SQFT	65.55 SQFT	20.34 SQFT	211.29 SQFT	1374 SQFT
4	2 BHK	664.56 SQFT	62.54 SQFT	65.55 SQFT	20.34 SQFT	217.64 SQFT	1380 SQFT
5	3 BHK	913.10 SQFT	86.98 SQFT	51.77 SQFT	87.18 SQFT	171.36 SQFT	1800 SQFT
6	3 BHK	971.76 SQFT	88.70 SQFT	51.77 SQFT	0	201.71 SQFT	1792 SQFT
7	2 BHK	664.56 SQFT	65.13 SQFT	62.86 SQFT	20.34 SQFT	217.96 SQFT	1380 SQFT
8	2 BHK	664.56 SQFT	65.13 SQFT	62.86 SQFT	20.34 SQFT	211.29 SQFT	1374 SQFT

2D & 3D Floor Plan

3 & 5 Floor



**3BHK
FLAT NO- 1**



**2BHK
FLAT NO- 3**



- 3 Bedroom**
- 3 Balcony**
- 3 Terrace**
- 3 Toilets**
- Saleable Area:-1818 SQFT**

- 2 BEDROOM**
- 2 BALCONY**
- 2 TERRACE**
- 2 TOILETS**
- Saleable Area:-1374 SQFT**

SPECIFICATIONS

Structure: Earthquake Resistant RCC frame work.

Masonry: Heat Resistance, Brick Work with Plaster finish.

Painting: Internal wall finished with O.B.D paint
External wall finished with weather coat paint.

Doors & Windows: Main Door with designer skin panel
Internal Flush Doors with Enamel Paint /Laminated
Sal wood door Frames /Granite
Three track Powder coated Aluminum Sliding / U.P.V.C
Windows with Mosquito Net.

Flooring: 2'X2' vitrified flooring with skirting
Anti Skid flooring in Bathroom, Balcony & Terrace.

Bathrooms: Branded Concealed plumbing & Sanitary fittings
with ISI Mark

Branded Hot & cold Mixer with ISI Mark
Attractive glazed tiles up to Lintel level
Provision for Geyser and Exhaust Fan

Kitchen: Granite top Kitchen Platform fitted with S.S.Sink with
Sink Mixer

Attractive Glazed Tiles up to 2' Dado
Branded Hot & Cold Mixer with ISI Mark
Provision for Water Purifier/RO , Geyser and Exhaust Fan.

Balcony: Provision for Washing Machine
Anti Skid Floor.

Electricals: Branded Concealed Copper wiring with ISI Mark
Branded Modular Switches with ISI Mark

Provision for A.C. in Master Bedrooms & Drawing hall
Adequate Electrical points in entire Flat.

Parking Barrier: Automatic Boom Barrier For Authorized Parking.

Video Door Phone: Video Door Phone will be
provided on each flats main gate.



Commercial View

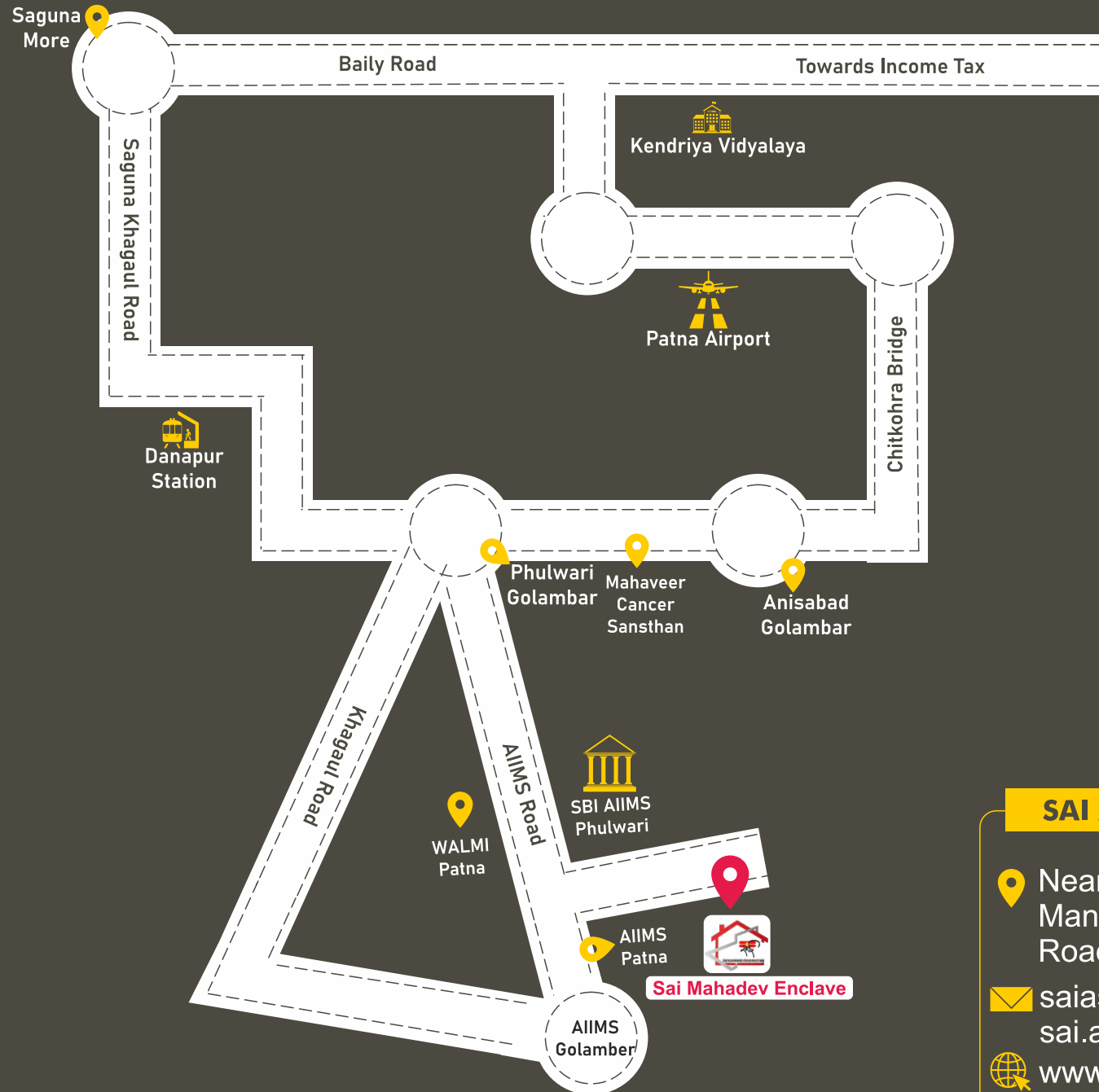


Payment Plan

At the time of Booking	10% + GST as applicable
At the time of Basement Casting	10% + GST as applicable
At the time of Ground Floor Casting	10% + GST as applicable
At the time of First Floor Casting	10% + GST as applicable
At the time of Second Floor Casting	08% + GST as applicable
At the time of Third Floor Casting	08% + GST as applicable

At the time of Fourth Floor Casting	08% + GST as applicable
At the time of Fifth floor casting	08% + GST as applicable
At the time of Sixth floor casting	08% + GST as applicable
At the time of bricks work	08% + GST as applicable
At the time of flooring work	07% + GST as applicable
Before possession (Entire Balance Payment)	05% + GST as applicable

LOCATION MAP



NEAR BY LOCATIONS

HOSPITALS:-

AIIMS:-800M

Mahavir Cancer Sansthan:-2.5KM

SCHOOLS:-

Manava Bharti International School:-100M

COLLEGES:-

BIT Patna:-6KM

Amity Patna:-8KM

RAILWAY STATIONS:-

Danapur Railway Station:-3KM

Patna Junction:-9KM

AIRPORT-

Patna Airport:-5KM

SAI ASHIRWAD CONSTRUCTION PRIVATE LIMITED

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