

GRIH BHOOMI NIRMAN PVT. LTD.

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Note: This brochure is purely conceptual and not a legal offering nor will it be part of the agreement. Nothing contained in this brochure will take precedence in the final agreement. Number of buildings, areas, amenities, specifications, floors, number of flats / units may be revised. Promoters reserve the right to amend the layout, plans, elevations, designs, specifications, amenities, etc. without prior notice.

GBN PATLIPUTRA RESIDENCY

Member of : **CREDAI**



2 & 3 BHK FLATS

About Us Anticipating the eminent development toward the Bailey Road, Patna "**Grih Bhoomi Nirman Pvt. Ltd.**" comes up with another premium residential project "**GBN Patliputra Residency**" Crescent offers 2 & 3 BHK flats of international standards with ultra modern amenities and quality. The project is packed with the world class amenities like , CCTV surveillance, spaces for recreational and commercial developments and nearby connected to every important location in Patna. The project is laid on strong foundations to surpass and survive all natural design making it all the more impressive and lucrative. The aesthetic features and innovative designs coupled with group's commitment towards transparency and integrity in all aspects would definitely give every customer a home for their dreams.

"**GBN Patliputra Residency**" This complex will have One Block of B+G+3rd Floors having of 2 & 3 BHK Flats boutique Flats set in lavish space with two side opening and 180° exposure to natural light and air with further improvement and innovative. Upgradation global parameters of convenience. All attend with great care & Passion. Just the way, one would tend to their own creations.

VISION

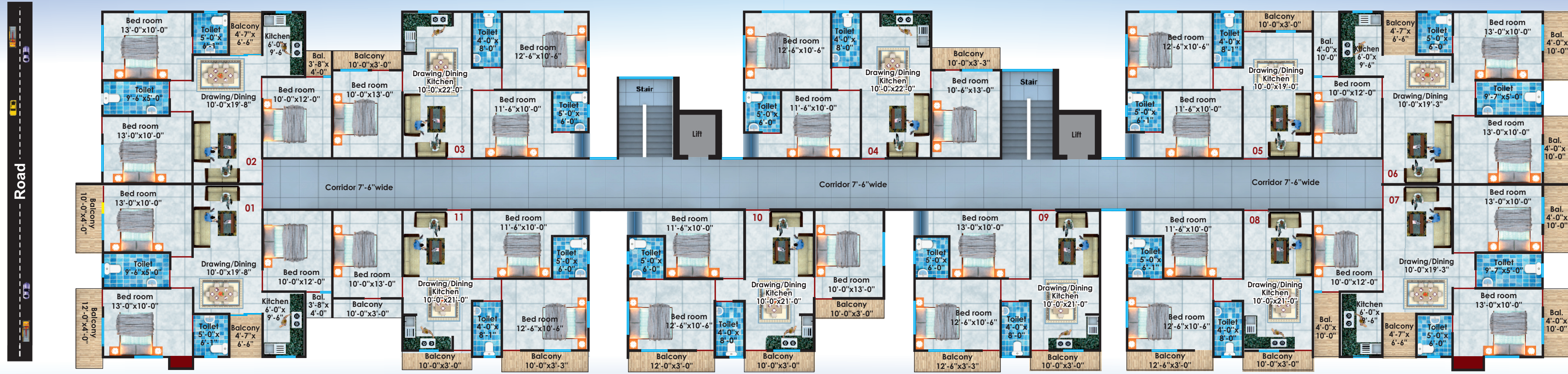
Our vision at **Grih Bhoomi Nirman** is to leave an indelible mark over the real estate industry of India. We aspire to develop such architectural marvels and real estate wonders that appeal to the clients and exceed their expectations. Our foremost duty is to ensure customer's satisfaction and act in a socially responsible manner that maintains and improves the community's well-being.

MISSION

Our mission is to establish a hub of smart and remarkable construction units across India and become the one stop solution to all customer queries and demands in the real estate sector. We have unveiled the idea of affordable luxurious houses and made them a reality for our valuable customers.



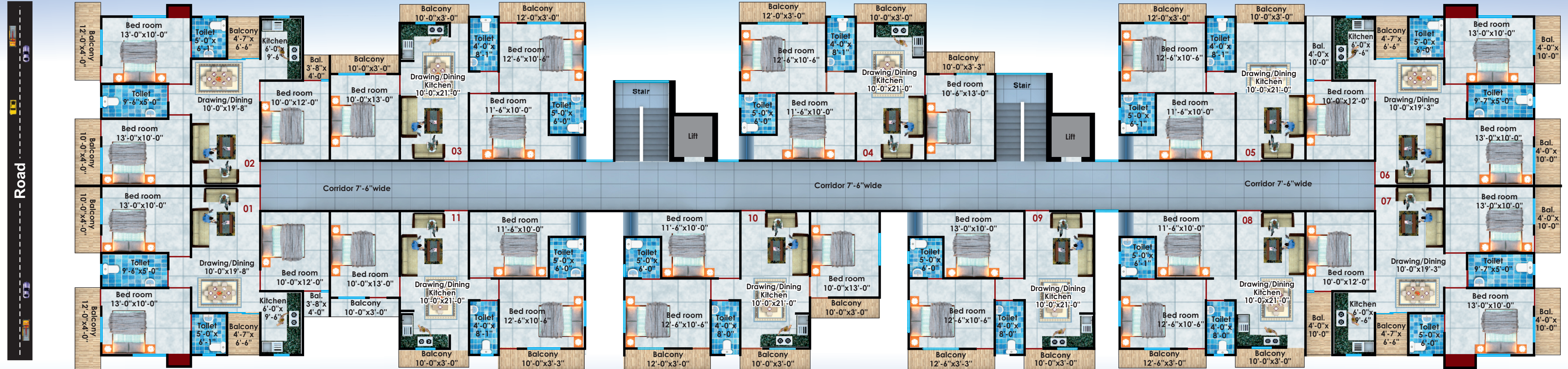
GROUND FLOOR PLAN



Flat No.	Super B/U Aria	Carpet Area	Balocny Area	Description
G01	1475.00 sqft.	763.00 sqft.	135.00 sqft.	3 BHK Flat
G02	1350.00 sqft.	757.00 sqft.	44.00 sqft.	3 BHK Flat
G03	1230.00 sqft.	733.00 sqft.	30.00 sqft.	3 BHK Flat
G04	1230.00 sqft.	733.00 sqft.	30.00 sqft.	3 BHK Flat
G05	1000.00 sqft.	567.00 sqft.	30.00 sqft.	2 BHK Flat
G06	1475.00 sqft.	763.00 sqft.	135.00 sqft.	3 BHK Flat

Flat No.	Super B/U Aria	Carpet Area	Balocny Area	Description
G07	1475.00 sqft.	763.00 sqft.	135.00 sqft.	3 BHK Flat
G08	1050.00 sqft.	574.00 sqft.	70.00 sqft.	2 BHK Flat
G09	1050.00 sqft.	574.00 sqft.	70.00 sqft.	2 BHK Flat
G10	1350.00 sqft.	711.00 sqft.	110.00 sqft.	3 BHK Flat
G11	1350.00 sqft.	711.00 sqft.	110.00 sqft.	3 BHK Flat

TYPICAL (1ST to 3RD) Floor Plan



Flat No.	Super B/U Aria	Carpet Area	Balocny Area	Description
01	1475.00 sft.	763.00 sft.	135.00 sft.	3 BHK Flat
02	1475.00 sft.	763.00 sft.	135.00 sft.	3 BHK Flat
03	1350.00 sft.	711.00 sft.	105.00 sft.	3 BHK Flat
04	1350.00 sft.	711.00 sft.	105.00 sft.	3 BHK Flat
05	1050.00 sft.	574.00 sft.	70.00 sft.	2 BHK Flat
06	1475.00 sft.	763.00 sft.	135.00 sft.	3 BHK Flat

Flat No.	Super B/U Aria	Carpet Area	Balocny Area	Description
07	1475.00 sft.	763.00 sft.	135.00 sft.	3 BHK Flat
08	1050.00 sft.	574.00 sft.	70.00 sft.	2 BHK Flat
09	1050.00 sft.	574.00 sft.	70.00 sft.	2 BHK Flat
10	1350.00 sft.	711.00 sft.	110.00 sft.	3 BHK Flat
11	1350.00 sft.	711.00 sft.	110.00 sft.	3 BHK Flat

Amenities



24 Hours Security



Standard Lift



CCTV Camera



Intercom



Parking



24 Hrs Power Backup



24 Hrs Water Supply



WIFI Zone



Garden



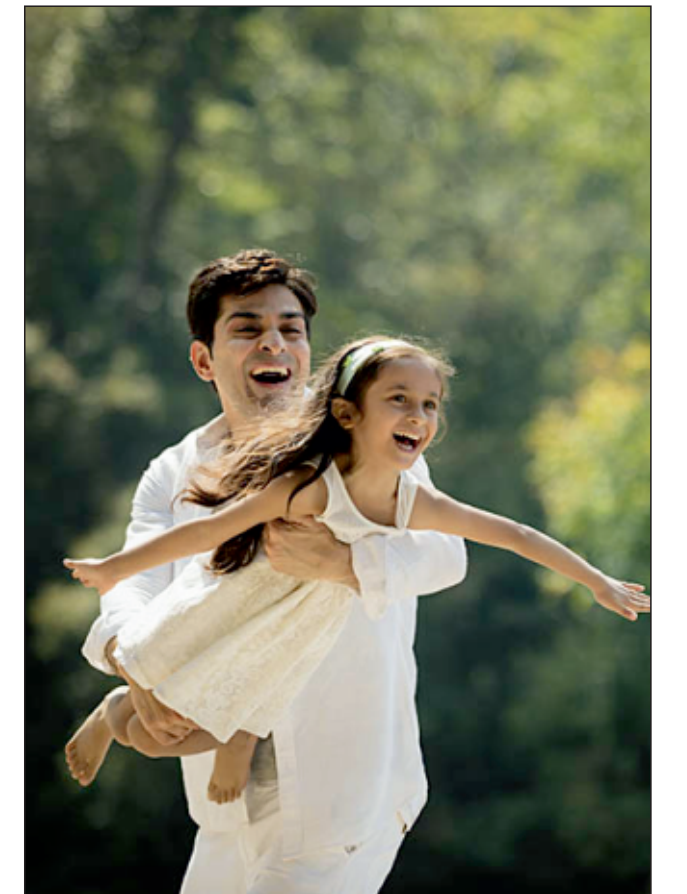
Temple



Gymnasium



Kids Swimming Pool



Specification

SUPER STRUCTURE	Earthquake-Resistant Rcc Frame Structure
FLOORING	Marbles/Vitrified Tiles in drawing, dining, bedrooms and kitchen Anti-skid ceramic tiles in toilet and balcony.
DOOR WINDOWS	Hardwood frame with flush door and wooden/Aluminium windows with grill & glass.
ELECTRICAL	Standard Lift Generator with fire retardant cables and switches of ISI Mark.
KITCHEN	Granite top working platform Double bowl stainless steel sink. Ceramic Glazed tiles 2, above counter working. Provision for Aquaguard and Exhaust fan point
TOILET	Anti -skild Ceramic floor tiles. Ceramic Tile up to door level on the wall. Hindware or parryware Cistern of Acrylic/Fibre in white color. fitting fixture western Commode-European type (attached) and Indian type (common).
EXTERNAL FACADE	External in superior paint finish
INSIDE FACADE	Wall Putty finishing
OTHER	24 Hours Security and Water Supply With Deep Bore.

*Term & Conditions :

GST & All Other Govt. Charge Is Payable by Buyer.

After Due Date Of Installment, Interest will be applicable.

In case of cancellation the amount will be return after deducting All Govt. Taxes and 50,000/- processing Charge.

PAYMENT SCHEDULE

At the time of Booking	: 10% of Total Amount
Under 30 days from Booking	: 10% of Total Amount
Starting of Foundation	: 15 % of Total Amount
Casting of 1 st slab	: 10% of Total Amount
Casting of 2 nd slab	: 10% of Total Amount
Casting of 3 rd slab	: 10% of Total Amount
Starting of bricks work	: 10% of Total Amount
Casting of 5 th slab & Starting of Plaster Work	: 10% of Total Amount
Wall Putty & Flooring	: 10% of Total Amount
Time of Registration	: 05% of Total Amount