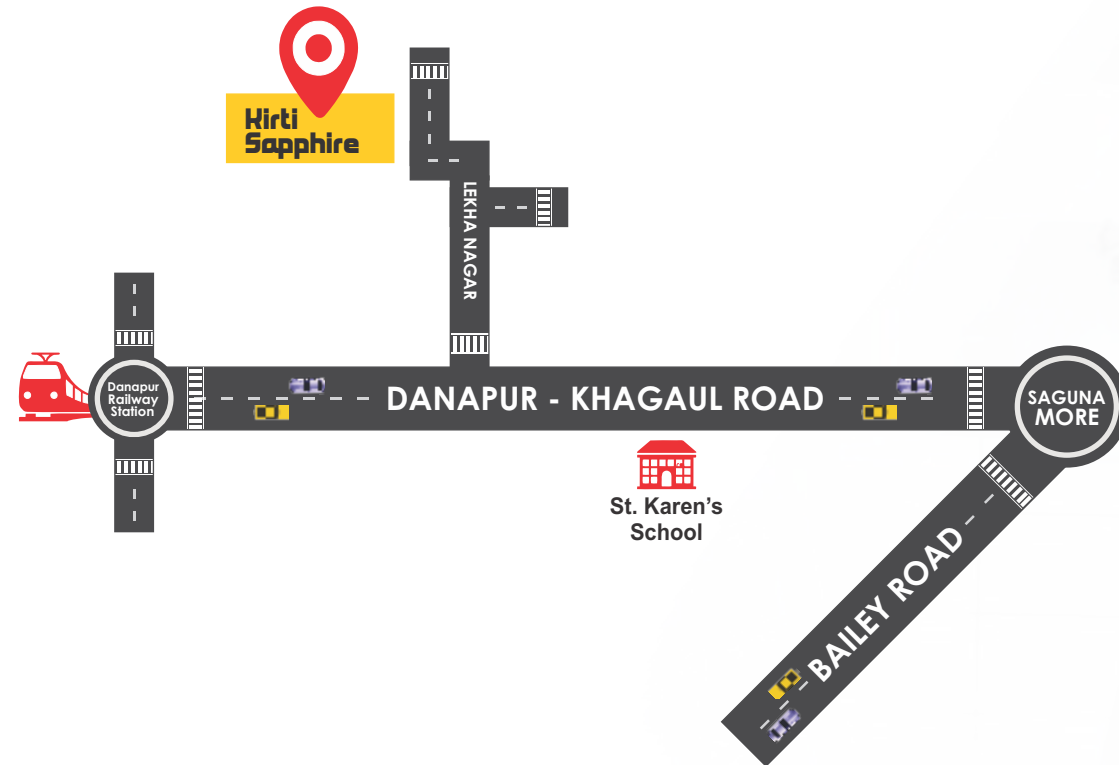


Location Map



A project by :

Kirti Sagar Construction Pvt. Ltd.

Corp. Office : Lalti Palace, Ranjan Path, Near Maruti Alankar Service Center, RPS More, Bailey Road, Patna

Site Address : Lekha Nagar, Danapur-Khagaul Road, Patna

Contact No. : 9065527724, 9065527725, 9065527726

E-mail : kirtisagar@gmail.com | Web : www.kirtisagarconstruction.com

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Payment Plan

Booking Amount	10%
At the Time of Agreement	10%
At the Start of Foundation	20%
Casting of 1st Slab	10%
Casting of 2nd Slab	10%
Casting of 3rd Slab	10%
Casting of 4th Slab and starting of Brick Work	10%
Casting of 5th Slab and starting of electrical work	08%
At the starting of tiles work and starting of plaster	07%
At the Time of Possession	5%

TERMS AND CONDITIONS

1. Cheque / Drafts to be issued in favour of **Kirti Sagar Construction Pvt. Ltd.**
2. Timely payment schedule is essence of the agreement.
3. Cost of registration, stamp duty, service Tax / GST and other charges if any, shall be borne by the buyer.
4. Price are subject to revision from time to time at the sole discretion of company.
5. All the building plan, layout specification etc. are tentative and subject to variation and modification as may be decided by Architect / company.

Kirti Sapphire

2 & 3 BHK Flats

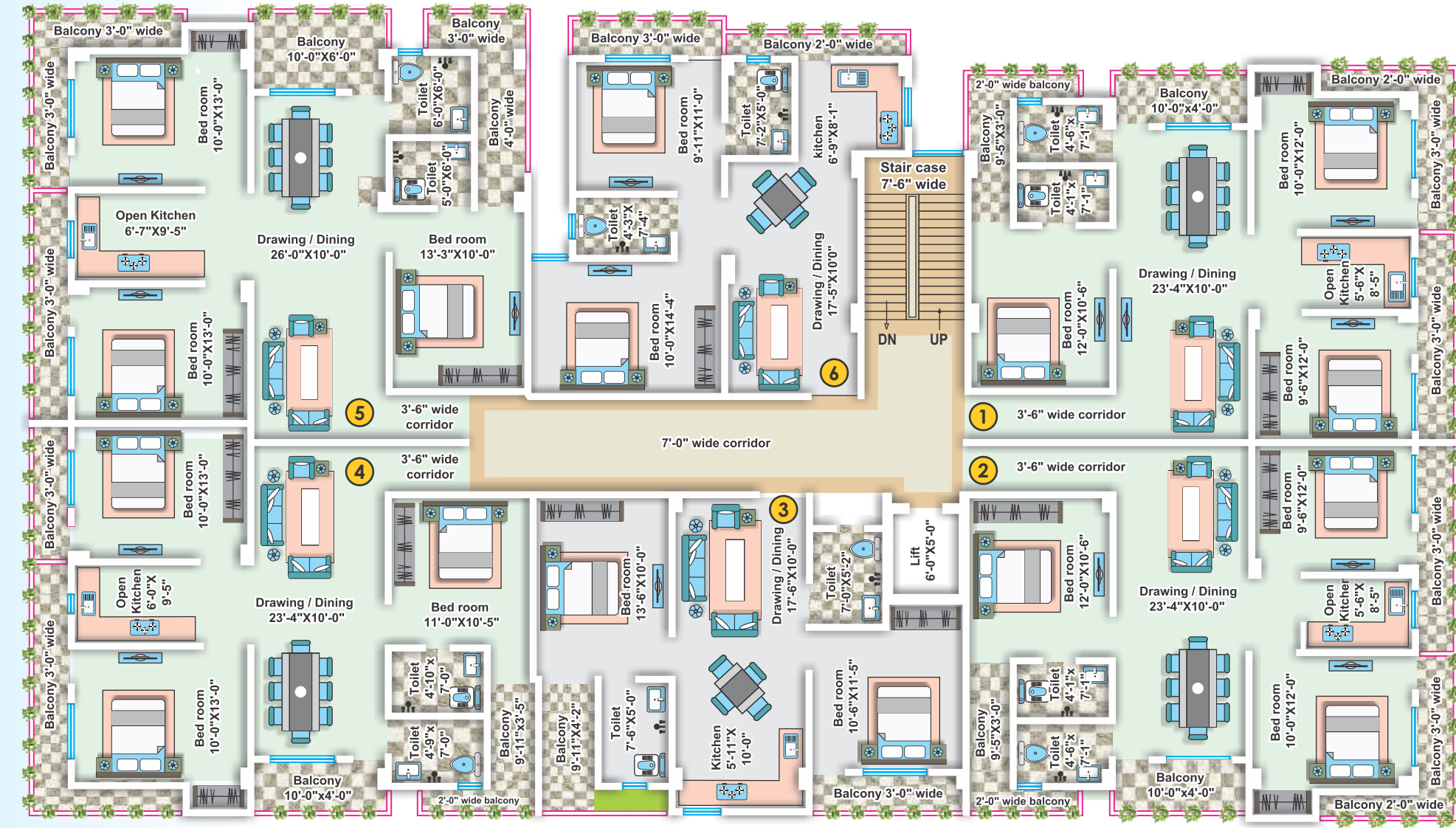


RERA Reg. No. : BRERAP00114-6/128/R-1446/2022

At Lekha Nagar, Danapur - Khagaul Road, Patna

www.kirtisagarconstruction.com

TYPICAL (1st to 4th) FLOOR PLAN



AREA CALCULATION

Flat no.	Carpet Area	Balcony Area	B/up Area	Saleable Area	Description
01	750 sqft.	190 sqft.	1081 sqft.	1451 sqft.	3 BHK FLAT
02	750 sqft.	190 sqft.	1081 sqft.	1451 sqft.	3 BHK FLAT
03	570 sqft.	80 sqft.	750 sqft.	1100 sqft.	2 BHK FLAT

Flat no.	Carpet Area	Balcony Area	B/up Area	Saleable Area	Description
04	775 sqft.	190 sqft.	1115 sqft.	1500 sqft.	3 BHK FLAT
05	830 sqft.	240 sqft.	1230 sqft.	1651 sqft.	3 BHK FLAT
06	555 sqft.	60 sqft.	707 sqft.	1000 sqft.	2 BHK FLAT



AMENITIES



24 x 7 Security Services



Car Parking



24 x 7 Water Supply



Lift



Generator



Terrace Garden



Fire Fighting System



Intercom



CCTV Camera

SPECIFICATION

- Structure** : R.C.C. Frame Structure Building as
- Door** : Maindoor 125 x 62.5 mm wood frame of good (ISI) quality, Solid Flush doors of (ISI) good make.
- Toilet / Internal door** : 100 x 62.5 mm wood frame of good (ISI) qualities, Solid Flush door of good (ISI) make.
- Master Bedroom** : Vitrified tiles Kitchen & Utilities anti Skid tiles Toilets anti slid ceramic tiles.
- Balconies** : Anti Skid Ceramic tiles
- Kitchen** : Granite counter with stainless steel sink of ISI Mark.
- Campus** : Pathway & Driveway cement interlocking tiles DADO
- Lift Lobby** : Vitrified / Granite / Marble
- Toilets** : Glazed ceramic tiles up to 7' ht
- Kitchen** : Glazed Ceramic tiles upto 2' ht above counter.
- Toilets** : while glazed virtuous wash basin of ISI make in all toilets. White glazed vitreous wash basin of ISI make in all toilets. Hot & Cold water mixer of ISI make.
- Painting & Cladding** : Internal walls & Ceilings interior grada wall putty.
- .AC Point** : All bedrooms & livingroom Provision for split AC wiring & socket point.
- TV Point** : Living Room & Master Bedroom complete with wiring & outlet
- Telephone Points** : Living Room
- Generator** : Complete with wiring & outlet (only conduits no wiring & outlet) master bedroom / living room / children room. Complete with wiring in all toilet & kitchen. complete with wiring & outlet in utilities CCTV for ground Floor Common area Campus.
- Water Proofing** : Terrace & sunken slab water proofing of ISI chemical make
- Boring & Tubewell** : Boring & Tubewell of adequate capacity with adequate size ISI mark submergible Pump.
- Landscape work** : Campus landscaping work shall be don as per design drawing & specification given by architect.