

—  
HIGH RISE LANDMARK  
—

*A Higher Quality of Living*



PREMIUM  
2BHK & 3BHK  
APARTMENTS

A COMMERCIAL  
& RESIDENTIAL  
COMPLEX



# SPECIFICATIONS

## FLOORS

VITRIFIED 2' X 2' TILES FLOORING INSIDE THE FLATS AND MARBLE IN STAIRCASE AND COMMON AREAS

## KITCHEN

GRANITE SLAB WITH STAINLESS STEEL SINK AND WALL TILES UPTO 2' ABOVE SLAB. 1' X 1' ANTI SKID FLOORING.

## TOILETS

WALL TILES UPTO 7' DOOR LEVEL. 1' X 1' ANTI SKID TILES ON FLOOR.

## BATHROOM FITTINGS

ISI CERTIFIED FITTINGS. WHITE SANITARYWARE FROM BRANDED COMPANIES (HINDWARE, PERIWARE OR CERA)

## DOORS

FLUSH DOORS AND DESIGNER MAIN DOOR.

## WINDOWS

ANODISED ALUMINIUM SLIDING WINDOWS.

## ELECTRICITY

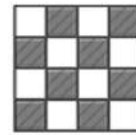
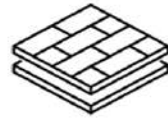
CONCEALED WIRING USING ISI BRAND CABLES AND SWITCHES.

## INTERIOR FINISH

UPTO PUTTY FINISH

## EXTERIOR FINISH

WATERPROOF EXTERNAL GRADE PLASTIC PAINT AND CLADDINGS.



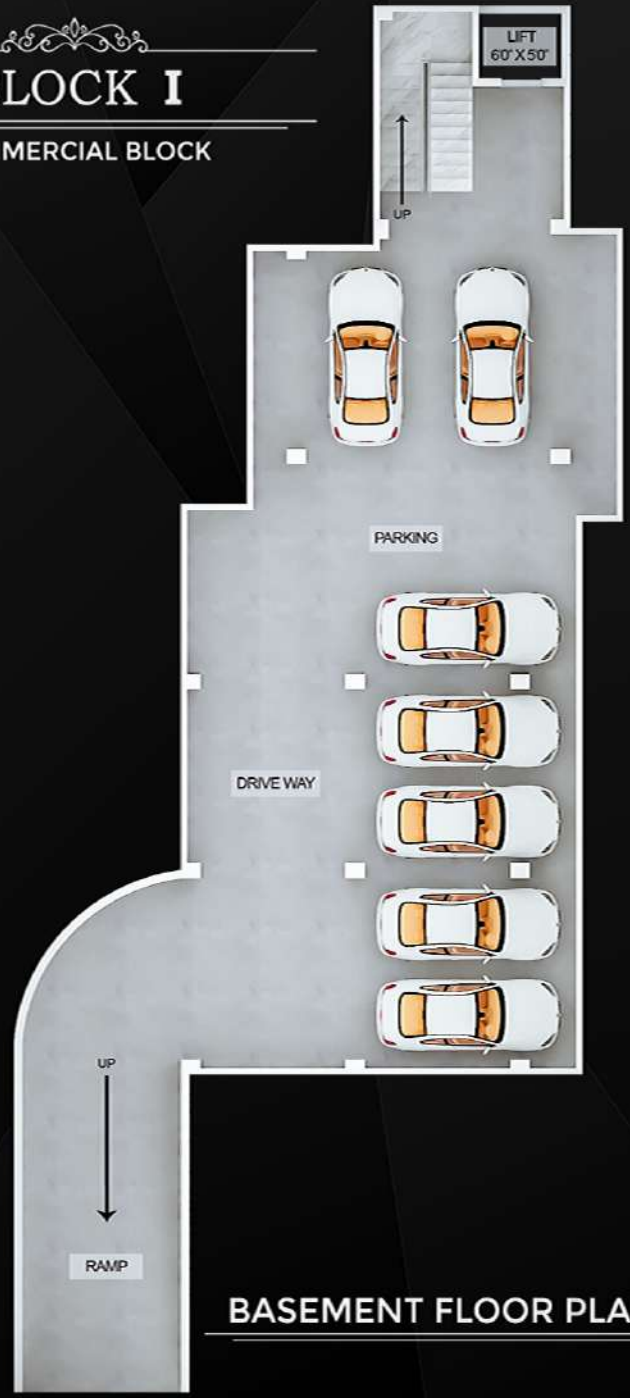
AERIAL VIEW



SITE PLAN

**BLOCK I**

COMMERCIAL BLOCK



**BASEMENT FLOOR PLAN**



**GROUND FLOOR PLAN**

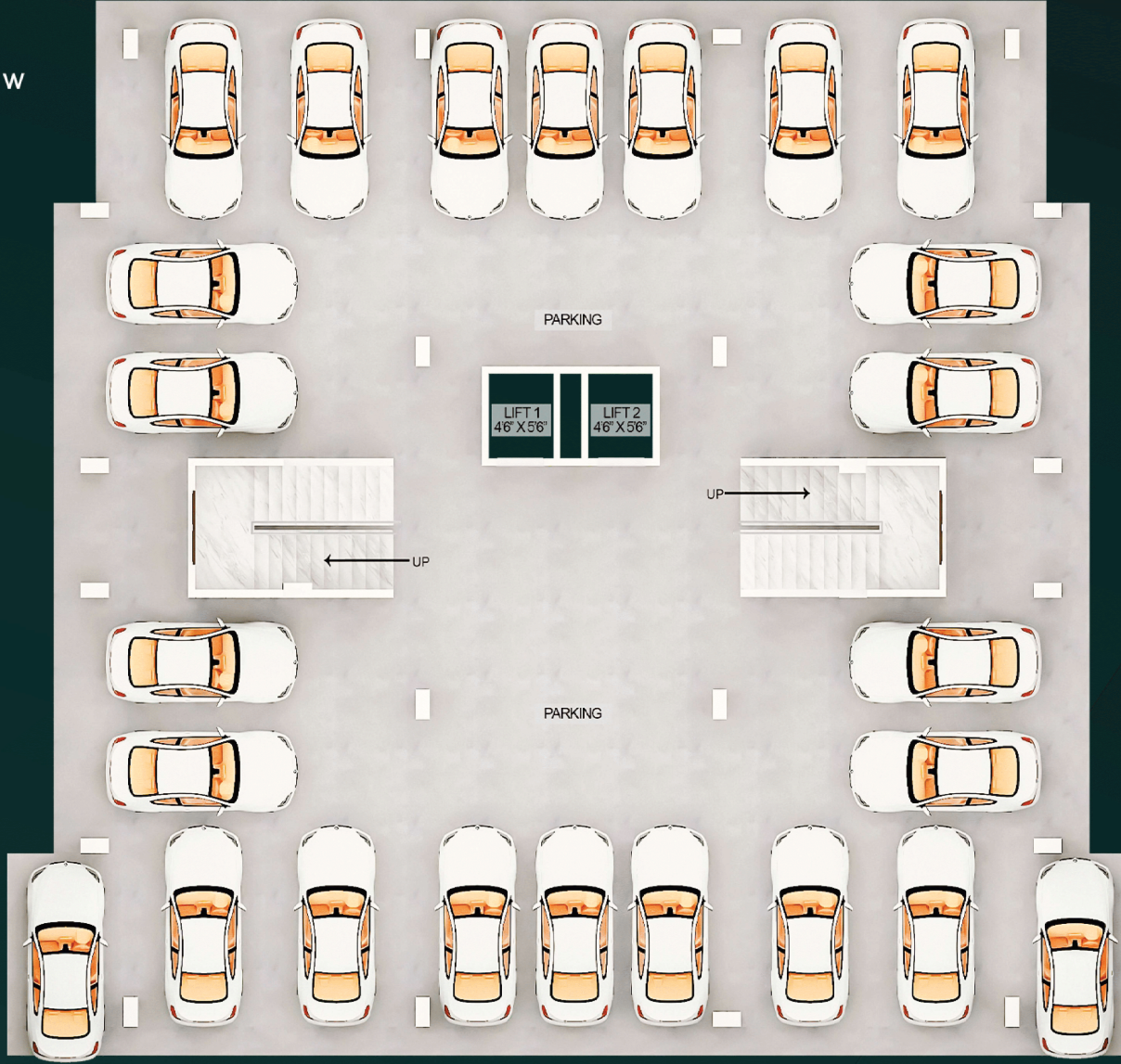


**TYPICAL 1ST-6TH FLOOR PLAN**

FLOOR AREA AREA  
1582 SQFT.

FLOOR AREA AREA  
1932 SQFT.

**BLOCK II**  
RESIDENTIAL BLOCK



**GROUND FLOOR PLAN**

**AREA CHART : 1ST - 9TH FLOOR**

FLAT NAME	UNIT A	UNIT B	UNIT C	UNIT D
TYPE	3BHK	3BHK	3BHK	3BHK
CARPET AREA	1055 SQFT	1060 SQFT	1035 SQFT	1025 SQFT
BALCONY AREA	105 SQFT	105 SQFT	110 SQFT	102 SQFT
BUA	1216 SQFT	1219 SQFT	1188 SQFT	1179 SQFT
SBUA	1520 SQFT	1525 SQFT	1485 SQFT	1480 SQFT



1ST - 9TH  
FLOOR PLAN



**UNIT A | 3BHK**



**UNIT B | 3BHK**

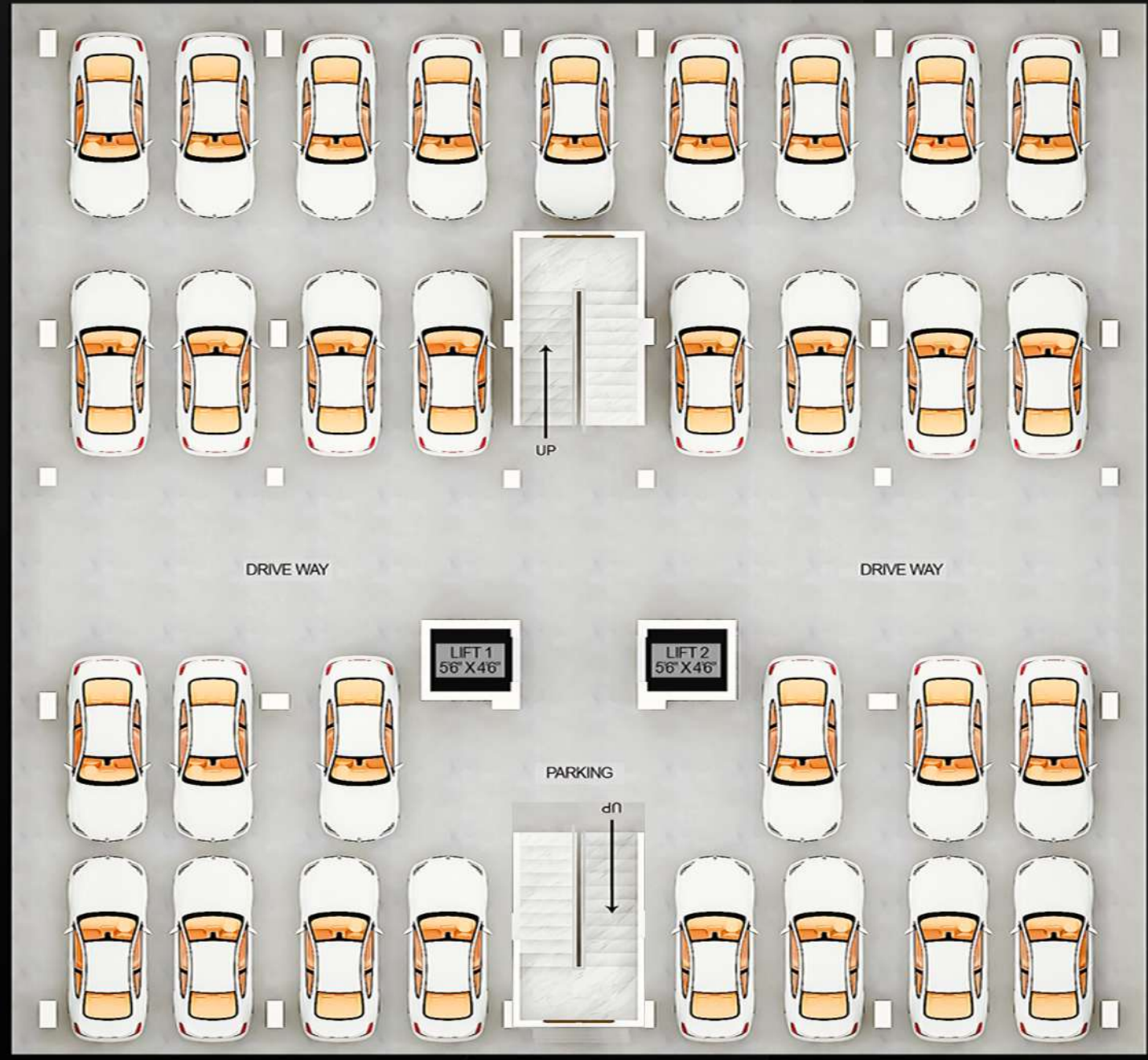


**UNIT C | 3BHK**



**UNIT D | 3BHK**

**BLOCK III**  
RESIDENTIAL BLOCK



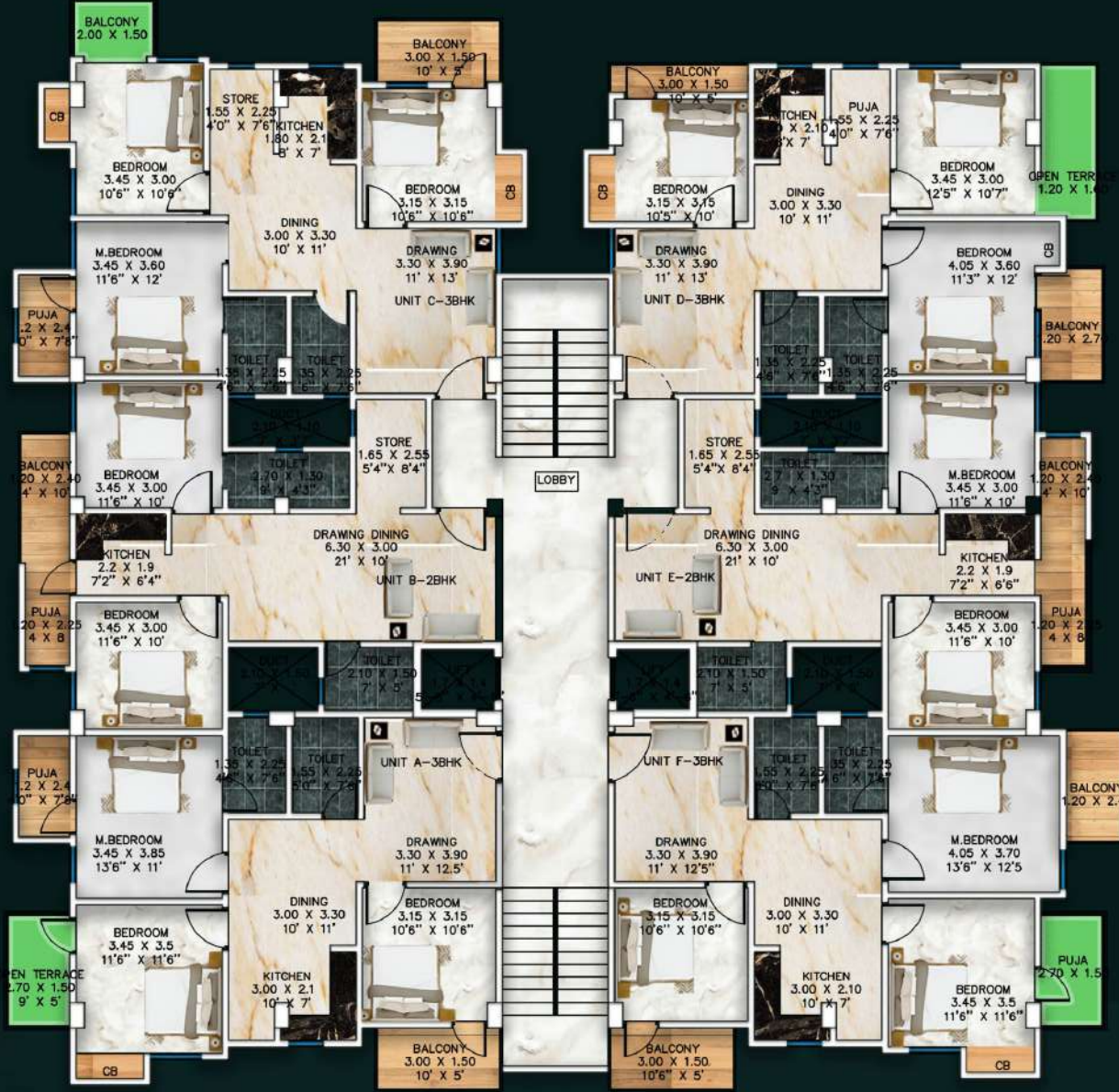
**GROUND FLOOR PLAN**

# BLOCK III

## RESIDENTIAL BLOCK



### 1ST - 9TH FLOOR PLAN



### AREA CHART : BLOCK III 1ST - 9TH FLOOR

FLAT NAME	UNIT A	UNIT B	UNIT C	UNIT D	UNIT E	UNIT F
TYPE	UNIT A	UNIT B	UNIT C	UNIT D	UNIT E	UNIT F
CARPET AREA	3BHK	2BHK	3BHK	3BHK	2BHK	3BHK
BUA	945 SQFT	690 SQFT	929 SQFT	1086 SQFT	690 SQFT	1086 SQFT
SBUA	1086 SQFT	795 SQFT	1086 SQFT	1335 SQFT	795 SQFT	1357 SQFT
BALCONY AREA	75 SQFT	40 SQFT	85 SQFT	85 SQFT	40 SQFT	75 SQFT
	3BHK	2BHK	3BHK	3BHK	2BHK	3BHK
	940 SQFT	690 SQFT	929 SQFT	1086 SQFT	690 SQFT	1086 SQFT
	1350 SQFT	995 SQFT	1335 SQFT	1335 SQFT	995 SQFT	1357 SQFT
	95 SQFT	40 SQFT	85 SQFT	85 SQFT	40 SQFT	75 SQFT

**BLOCK III**  
RESIDENTIAL BLOCK



**UNIT | 3BHK**



**UNIT | 3BHK**

**SCHEDULE FOR PAYMENT**

- |  |               |
|--|---------------|
| 1) TIME OF BOOKING                                   | : RS 1,00,000 |
| 2) TIME OF AGREEMENT<br>MAXIMUM 30 DAYS FROM BOOKING | : 25%         |
| 3) TIME OF 4TH SLAB CASTING                          | : 25%         |
| 4) TIME OF BRICK WORKS                               | : 25%         |
| 5) FITTING OF ELECTRICAL & SANITARY                  | : 20%         |
| 6) TIME OF HANDOVER OF FLAT                          | : 10%         |

**OTHER PAYMENT TERMS**

- 1) ALL LATE PAYMENT WOULD ATTRACT INTEREST AT 2% PER MONTH.
- 2) EXTRA CHARGES TO BE PAID BY OCCUPANTS.
- 3) ASEB METER COST & LOAD SECURITY.
- 5) STAMP DUTY, REGISTRATION CHARGES AND OTHER INCIDENTAL & LEGAL CHARGES FOR REGISTRATION ETC.
- 5) G.S.T. AS APPLICABLE.
- 6) GMC HOLDING TAX.

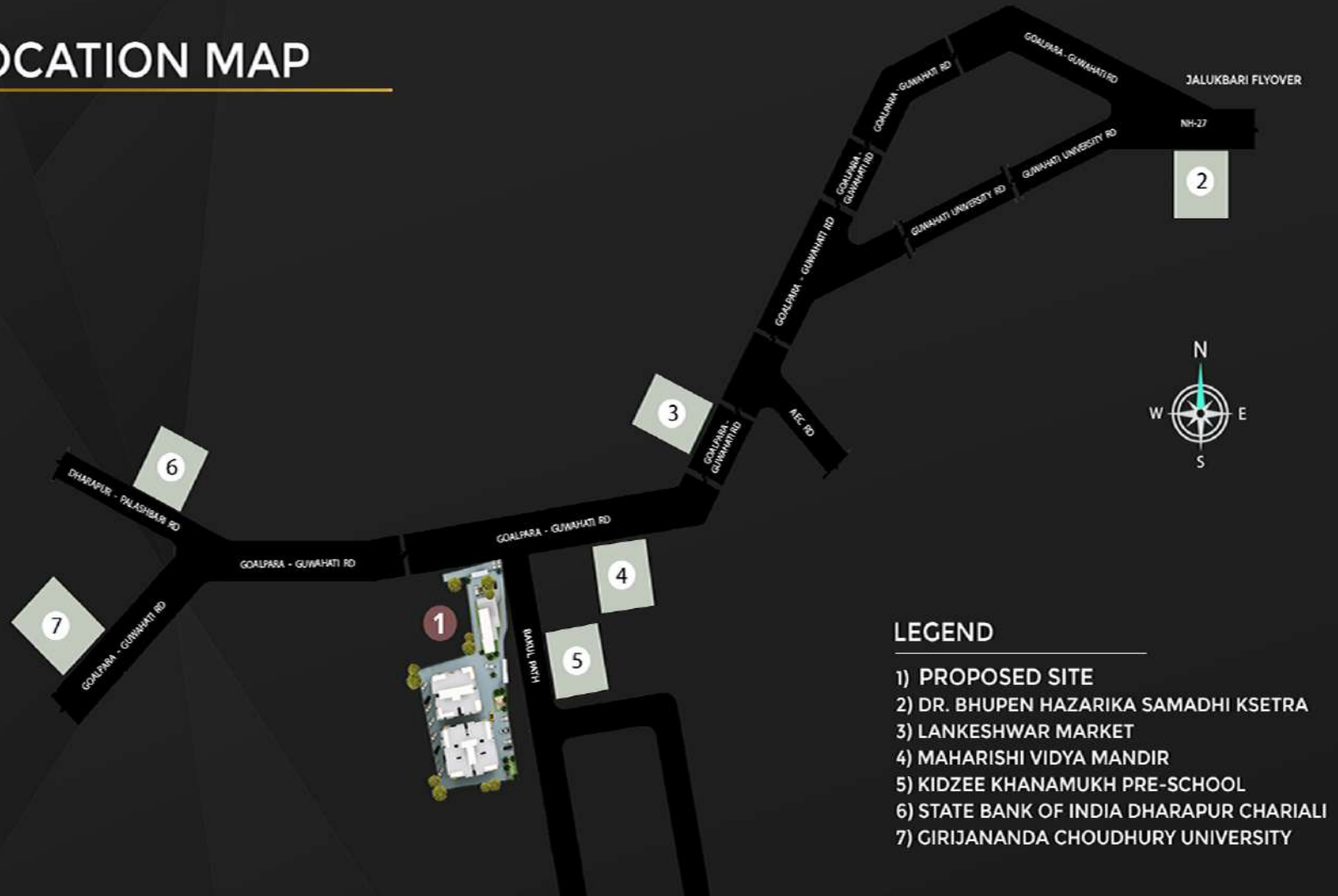


**AERIAL VIEW**



NIGHT VIEW

# LOCATION MAP



## LEGEND

- 1) PROPOSED SITE
- 2) DR. BHUPEN HAZARIKA SAMADHI KSETRA
- 3) LANKESHWAR MARKET
- 4) MAHARISHI VIDYA MANDIR
- 5) KIDZEE KHANAMUKH PRE-SCHOOL
- 6) STATE BANK OF INDIA DHARAPUR CHARIALI
- 7) GIRIJANANDA CHOUDHURY UNIVERSITY

## DEVELOPER

### M/S. H.K. DEVELOPERS

KHANAMUKH, BESIDES SURYA KIRAN APARTMENT,  
NEAR KIDSZEE KHANAMUKH, GUWAHATI - 781014  
PH. NO. - 9864263496 / 7002898619

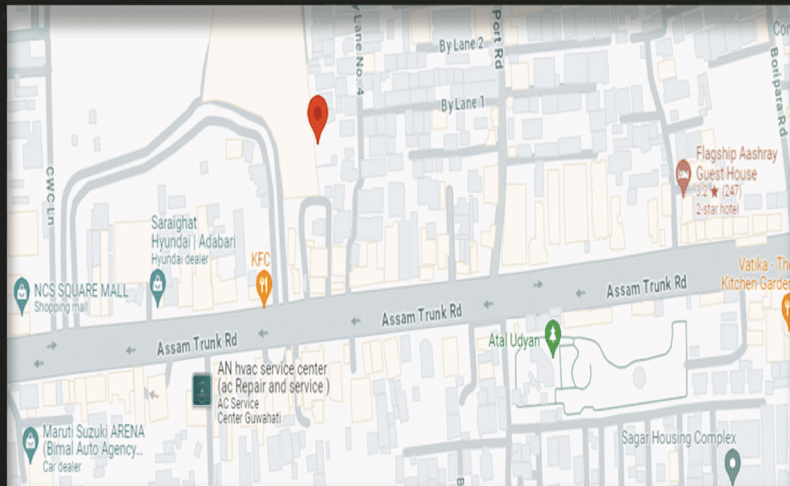
## ARCHITECT

### MUSE DESIGNERS AND CONSTRUCTION

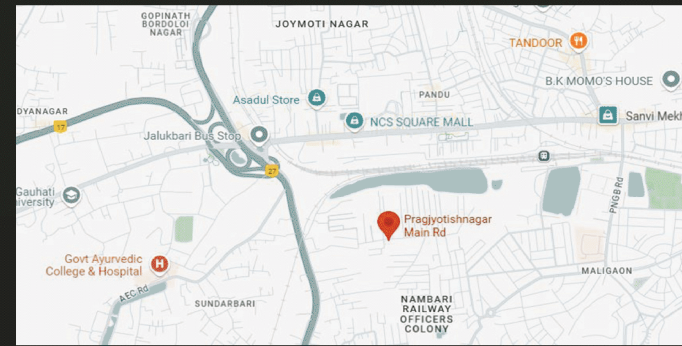
DEBABRATA ENCLAVE, 1ST FLOOR,  
LOKHRA, GUWAHATI - 781018  
PH. NO. - 6000019139 / 8135807282

# UPCOMING PROJECT

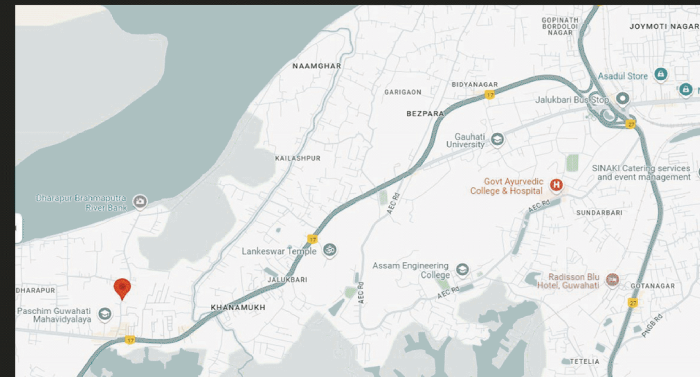
**ADABARI, ANAND NAGAR  
NEAR NCS SQUARE MALL, A.T. ROAD,  
GUWAHATI - 781012**



*B.G. Colony, Jalukbari*



*Dharapur, Guwahati*



# COMPLETED PROJECT

HEMSQUARE AVENUE, GOTANAGAR,  
GUWAHATI

