



A project by **BIJAYSHREE & SAPNA CONSTRUCTION PVT.LTD**

# **BIJAY SHREE & SAPNA COMPLEX**



AT CANARY HILL ROAD,  
HAZARIBAGH - 825301

**G+4, 3 BHK Premium Flats**

ARCHITECT : GRIDS CONSULTANT,  
ROSHA TOWER, MAIN ROAD, RANCHI



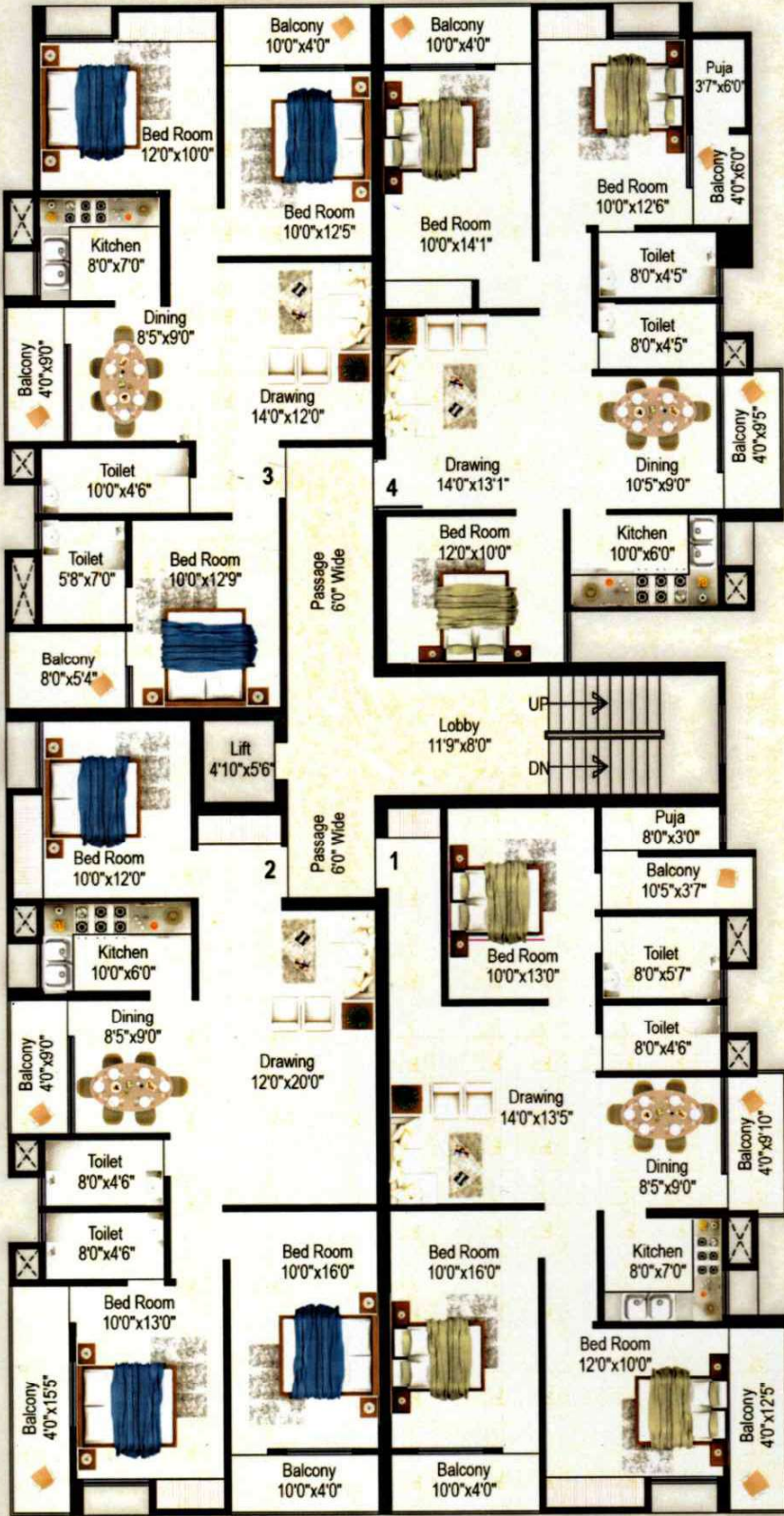
# Specifications

<b>FOUNDATION AND STRUCTURE</b>	:	RCC FRAMED STRUCTURE WITH RED BRICKWORK.
<b>WALL</b>	:	INTERNAL WALLS SHALL BE FINISHED WITH PUTTY. EXTERIOR WALL FINISHED WITH WEATHER PROOF EXTERIOR PAINT.
<b>FLOORING</b>	:	FLOORING - VITRIFIED TILES 2'X4'.
<b>DOORS</b>	:	FLUSH DOOR 30MM FOR MAIN DOOR AND ALL DOOR'S LOCK WILL BE MORTIGE LOCK WITH SUNMICA PILING.
<b>WINDOW</b>	:	4/3 TRACK UPVC WINDOWS (SOUND PROOF).
<b>KITCHEN</b>	:	
A)	:	FLOORING 2'X4' MATT FINISH.
B)	:	WORKING PLATFORM, GRANITE SLAB.
C)	:	WALL 24'X12' X 24' HEIGHT GLAZED TILES.
D)	:	IMPORTED MATT FINISH STEEL SINK 24X18X10.
<b>TOILET</b>	:	
FLOORING	:	MATT FINISH FLOOR TILES. BATHROOM WALL TILES TOP TO BOTTOM FULL HEIGHT.
<b>SANITARY WARE</b>	:	JAGUAR / ASIAN PAINTS / HINDWARE OR EQUIVALENT BRAND IN ALL BATHROOM, EACH BATHROOM HAS HOT & COLD WATER CONNECTION, EACH BATHROOM HAS ONE WASH BASIN, ONE WASH BASIN IN DINING HALL WITH HOT & COLD WATER.
<b>ELECTRICAL</b>	:	
WIRING	:	CONCEALED COPPER WIRING WITH MODULAR SWITCHES - ALL ITEMS IS OF BRANDED COMPANY.
POWER POINT	:	AC POINT IN ALL BEDROOM, ONE POINT FOR FREEZE.
<b>LIFT</b>	:	SIX PASSENGER LIFT OF KONE/OTIS.
<b>STAIRCASE</b>	:	GRANITE.
<b>BALCONY</b>	:	STEEL RAILING.
<b>GENSET</b>	:	KIRLOSKAR / MAHINDRA / ASHOK LEYLAND OR EQUIVALENT.
<b>WATER SUPPLY</b>	:	ALL PIPE OF UPVC FIBRE AND RUST PROOF.

## Key Features

- Vastu Based Design.
- Antitermide Treatment.
- CCTV total security System.
- Rain water harvesting.

# Floor Plan



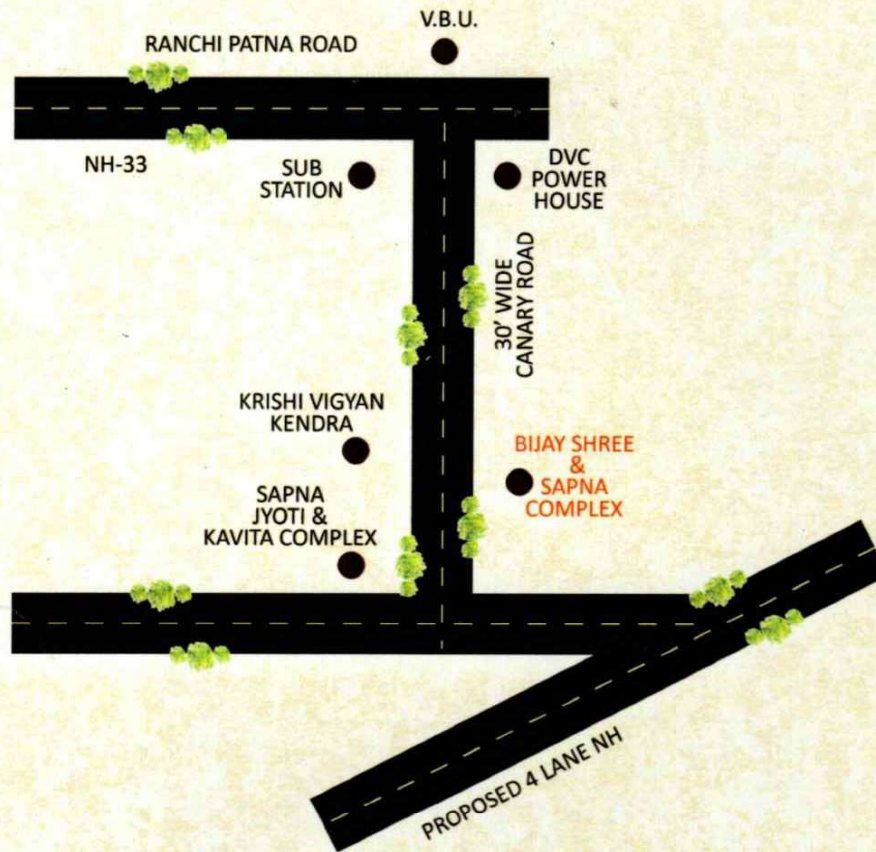
## 1ST TO 4TH TYPICAL FLOOR PLAN

### Area Statement

NO.	TYPE	SBA AREA
1	3BHK	1650
2	3BHK	1680
3	3BHK	1330
4	3BHK	1430



# Location Map



Broucher : Maddy, 9304681838

## Payment Plan

COMMENCEMENT OF STRUCTURE	:	20% of the flat amount.
AGREEMENT FOR SALE	:	20% of the flat amount.
CONCERNED FLOOR CASTING	:	20% of the flat amount.
BRICK WORK & PLASTERING	:	20% of the flat amount.
FLOORING & FINISHING	:	15% of the flat amount.
BEFORE HAND OVER	:	Balance Amount.



Imagination in Action

A PROJECT BY :

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CONSTRUCTION PVT.LTD**

**Registered Office** : Sapna Bhawan , Near Jain Middle School , Gilan Chowk, Kumhartoli Road , Hazaribagh -825301 (Jharkhand)  
**Url** : [www.bijayshree.in](http://www.bijayshree.in),  
**Email** : [bikashkr1990@gmail.com](mailto:bikashkr1990@gmail.com), [bijayshreesapnacons.pvt.ltd@gmail.com](mailto:bijayshreesapnacons.pvt.ltd@gmail.com)  
**Contact** : 9431393889 / 8579857483 / 7903640780

This Brouchure is not legal document, It only describes the conceptual plan to convey the intent and the purpose of BIJAYSHREE & SAPNA CONSTRUCTION PVT.LTD