

Art of peaceful Lifestyle....

 **Pancham**
Residency



Images are for illustrative purposes only. Actual design may be altered for better enhancement without prior notice.

LUXURIOUS 3BHK ROW HOUSES



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ENGINEERS, BUILDERS & DEVELOPERS

📍 'ASHIRWAD', PLOT NO. 67, 'B' WARD, MAHALAXMI NAGAR,
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✉️ Email : potdarconstruction@yahoo.com

SITE ADDRESS :

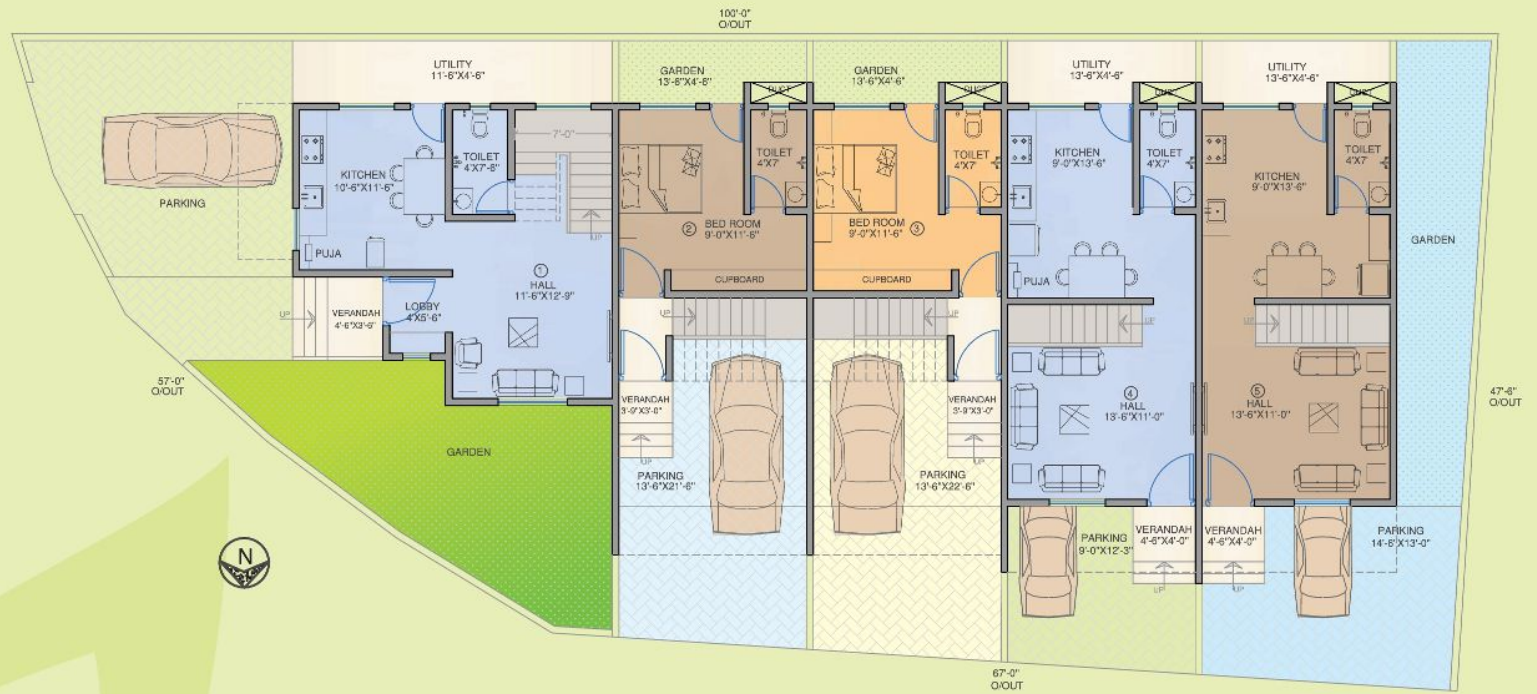
R.S. No. 152/A/1A & 1B, PLOT NO 1,
HANUMAN NAGAR, NEAR SHAHU NAKA,
UJALAIWADI, KOLHAPUR.

FOR ENQUIRY

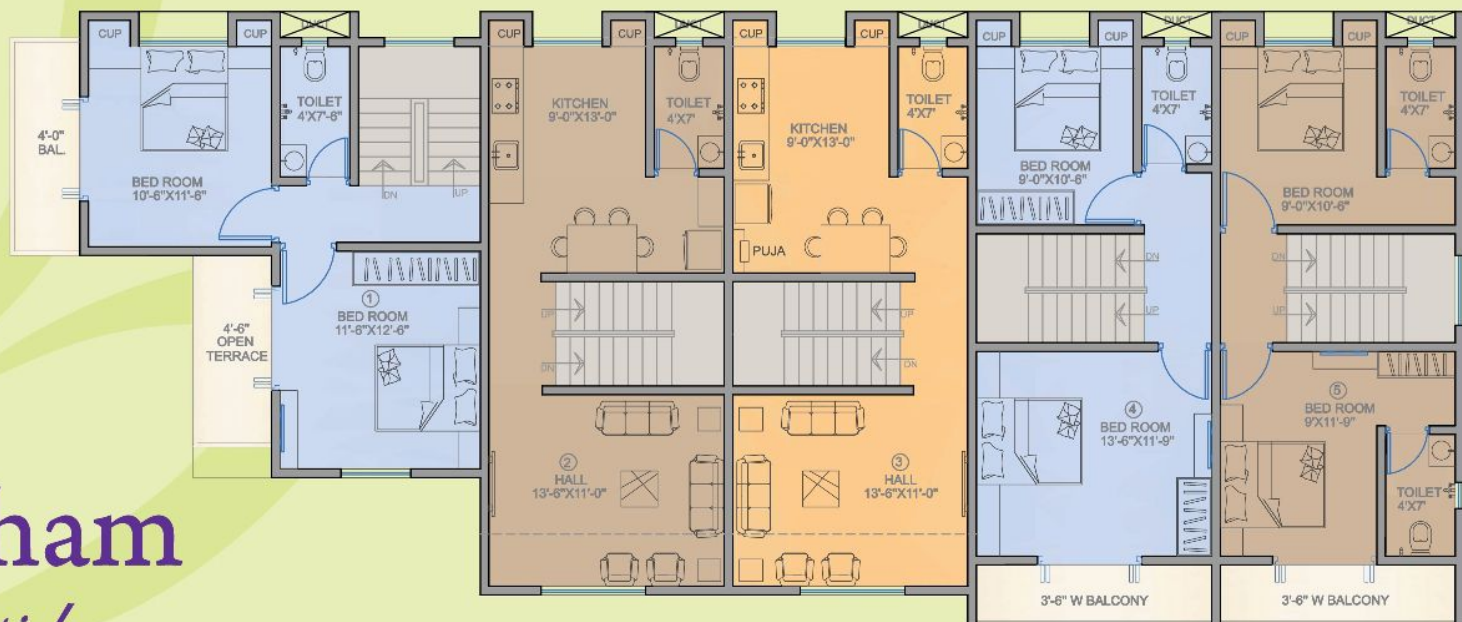
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ARCHITECTS:

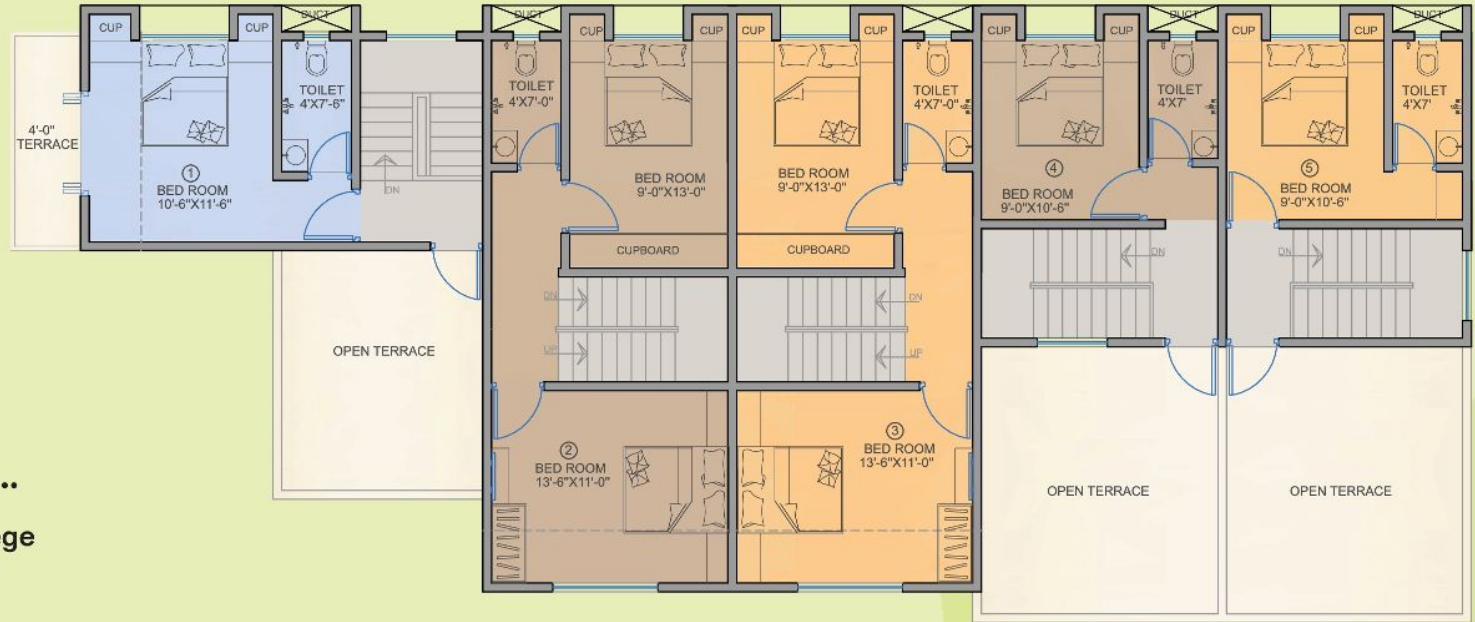
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GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Location is very nearest to..

Shantiniketan School & College

Shivaji University

K.I.T. Engg. College.

Rajarampuri Market

Easy access to National Highway

Airport

Hospital

AMENITIES:

1. **Structure** : R.C.C. Frame Structure
2. **Brick Work** : External 6" & Internal 4.5" Thick Brick Wall
3. **Plaster** : Internal - Birala Wall Putty External - Sand Faced Plaster.
4. **Flooring** : 2' x 2' Vitrified Tiles in all Rooms
5. **Wall Tiles** : Toilet & Kitchen- Glazed Tiles
6. **Kitchen Katta** : Black Granite Kitchen Platform with Steel Sink
7. **Door** : Main Entrance - Teak Wood Door frame & Shutter with Brass fittings, Bed Room - Sal Wood Door Frame & Laminated Flush Shutter, Toilet - Granite Door Frame with PVC Shutter
8. **Window** : Anodised Aluminium Window with M.S. Grill and Granite Sill.
9. **Electrification** : Concealed Wiring with Modular Switches, Every Room - 5 points. At Kitchen & Toilet Power Point
10. **Plumbing** : Standard Company Plumbing & Sanitation and Fittings, Hot & Cold water mixer with shower, Wash Basin with Pillor Cock. Commode with Flush Tank, Solar hot water piping at every Toilet.
11. **Painting** : Internal One Coat Primer & Two Coat Oil Bond, External Cement Paint, Door & M.S. Grill - Oil paint

Under Ground Water Tank, Overhead Water Tank & Septic Tank.

Washing Place Paving Block at Parking Steel Railing for Staircase & Balcony

SUPER B/UP AREA STATEMENT

ROW HOUSE	BUILT UP AREA			VERANDAH AREA	BALCONY AREA	PARKING AREA (G.F.) 50%	TERRACE AREA (F.F.) 50%	TERRACE AREA (S.F.) 50%	SUPER BUILT AREA	PLOT AREA
	GROUND	FIRST	SECOND							
1	431.00	456.00	300.00	24.00	50.00	-----	25.00	25.00	1311.00	1300.00
2	276.00	459.00	461.00	-----	-----	88.00	-----	-----	1284.00	613.00
3	276.00	457.00	460.00	-----	-----	89.00	-----	-----	1282.00	625.00
4	408.00	432.00	261.00	-----	47.00	65.00	-----	-----	1213.00	638.00
5	413.00	440.00	265.00	-----	47.00	65.00	-----	-----	1230.00	938.00

RERA CARPET AREA STATEMENT

CARPET AREA										
ROW HOUSE	GROUND	FIRST	SECOND	TOTAL	BALCONY F.F.	TERRACE F.F.	TERRACE S.F.	PARKING	VERANDAH AREA	
1	393.00	418.00	270.00	1081.00	50.00	50.00	50.00	-----	24.00	
2	178.00	414.00	414.00	1006.00	-----	-----	-----	172.00	-----	
3	178.00	414.00	414.00	1006.00	-----	-----	-----	175.00	-----	
4	381.00	394.00	232.00	1007.00	47.00	-----	-----	66.00	-----	
5	381.00	394.00	232.00	1007.00	47.00	-----	-----	66.00	-----	