



# YAMUNA

## APARTMENTS

Grab your affordable 2 BHK luxury apartment



A Project By

**MAHARANA GROUP**



**M/S. MAHARANA'S**  
BUILDERS, DEVELOPERS & ENGINEERS

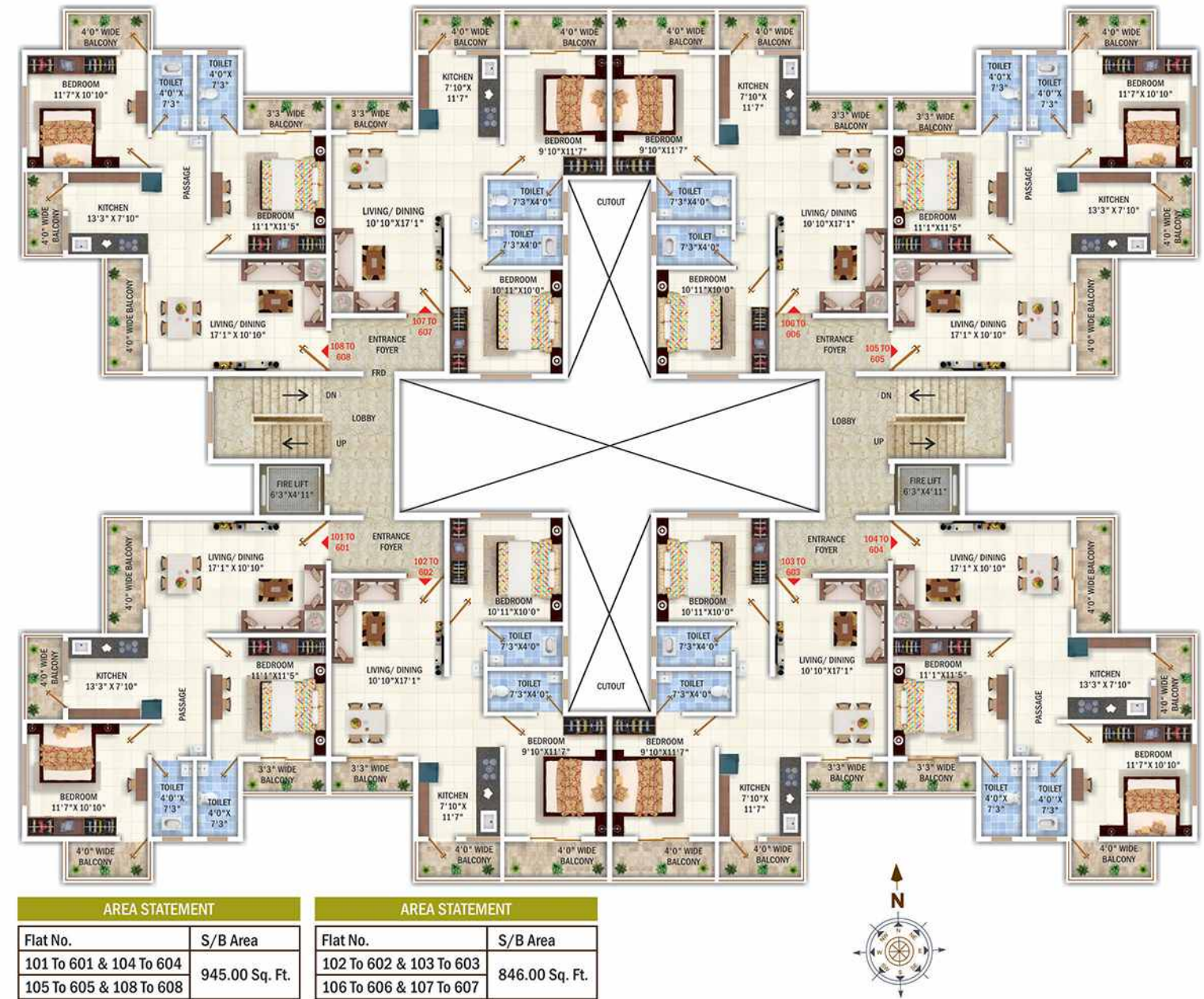
## GROUND FLOOR PLAN



## SPECIFICATIONS

- CONSTRUCTION**  
 RCC frame structure  
 External wall 150mm thick and internal wall 115 mm thick.  
 All internal walls to be plastered with 12mm fancy plaster with smooth putty finish and external wall 20mm sand faced plaster.
- TILES**  
 Entire flats floor with vitrified double charged tiles. glazed tiles in toilet / bath up to 7'dado.  
 Granite kitchen platform with sink and 2'ht. dado.
- DOORS AND WINDOWS**  
 All window of M.S grill glazed with powder coated aluminium sliding shutters.  
 B-secure main door, rest of rooms with frame of solid R.C.C. with 30mm thick solid core flush door with lamination. PVC doors for toilet / bath.
- PAINTING**  
 External walls with Ace (Asian Paint). Internal walls with 2 coats of emulsion.
- WATER PROOFING**  
 Water proofing for toilet / bath and terrace area.

## TYPICAL 1ST TO 6TH FLOOR PLAN



AREA STATEMENT		AREA STATEMENT	
Flat No.	S/B Area	Flat No.	S/B Area
101 To 601 & 104 To 604	945.00 Sq. Ft.	102 To 602 & 103 To 603	846.00 Sq. Ft.
105 To 605 & 108 To 608		106 To 606 & 107 To 607	

- ELECTRICAL**  
 Concealed wiring for adequate light and power point in all rooms, T.V. & cable point in drawing hall, with ISI mark copper wire and modular switches A.C. point in two bed rooms.
- PLUMBING AND SANITARY**  
 Internal concealed fitting with jaquar or equivalent company. C.P. fitting with CPVC Pipes.

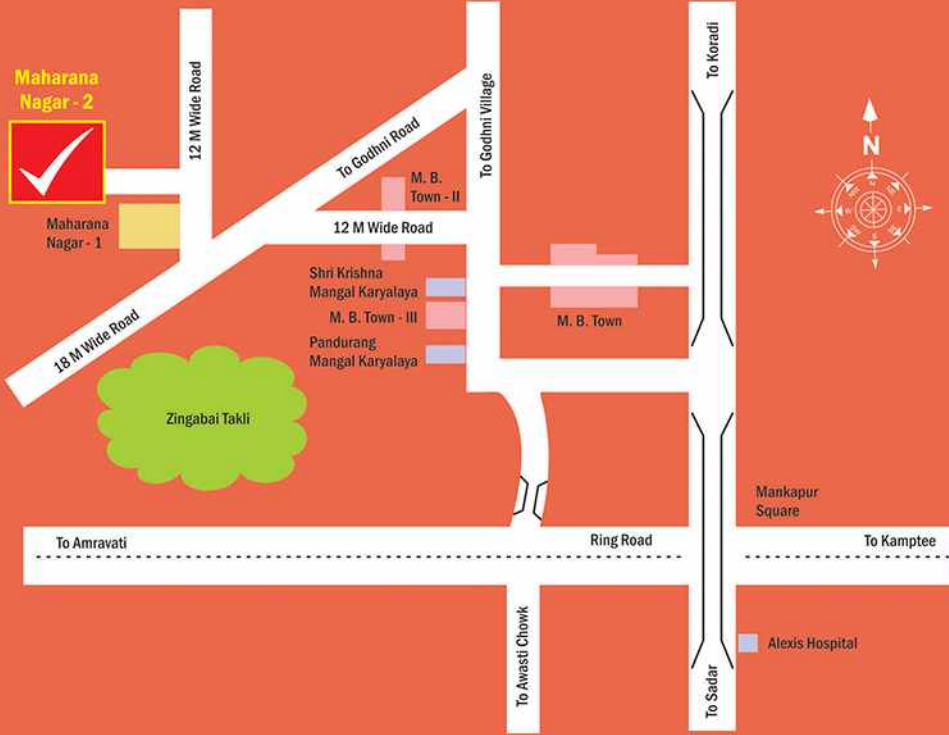
### SALIENT FEATURES

- Earthquake resistant RCC frame structure.
- Excellent ventilation for natural light and air
- Round the clock water supply
- Rain water harvesting
- Termite treatment at foundation level.
- Complementary Kitchen Chimney for each flat.
- Complementary RO Water Purifier for each flat.
- Lift with power back -up
- Allotted car parking space
- S.S. Railing for stair case
- Entry /Exit under CCTV surveillance

### EXTRA CHARGES

- Electrical network with common and individual MSEB meter.
- Water network with NMC common meter.
- Stamp duty and registration charges, as applicable.
- Any additional extra work other than above specifications shall be charged extra.
- Modular kitchen may be provided on demand.
- GST and any other taxes, as applicable.

## LOCATION PLAN



Site Address : Yamuna Apartments, Maharana Nagar - 2,  
Kh. No. 31/1, Mouza : Gorewada, Nagpur - 440030.



MAHA RERA REGISTRATION NO.  
**P50500022795**  
<http://maharera.mahaonline.gov.in>

MEMBER OF  
**CREDAI**  
NAGPUR METRO

### Pradhan Mantri Awas Yojna (PMAY)

Home Loan Subsidy up to 2.67 Lakhs as per eligibility of purchaser.

#### CONTACT FOR BOOKING

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**BRAMHAPUTRA**



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**SHARAYU**



**MAHARANA NAGAR - 1**

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