

Madhu Vihar arcade

Peace of Mind

Near Cold Storage, Lakhni Bigha, Khagaul Patna



Location
Not to scale



DISTANCE FROM PROJECT

- Danapur Railway Station : 1.3 Km
- Saguna More : 5 Km
- Patna AIIMS : 6.3 Km
- IGIMS : 9 Km
- Patna Airport : 11 Km

Project BY



SITE ADDRESS:

Near Cold Storage, Lakhni Bigha,
Khagaul, Patna, 81503

OFFICE ADDRESS:

LF-32, Sri Krishna Puri,
Boring Road, Patna-800001



Call On 919334855845 | 62017 93130

Note: This brochure is purely conceptual and not a legal offering. All the building plans, Layout, specification, amenities, etc. area tentative and subject to variation and modifications may be decided by the architect/ company. Accessories shown in the layout plan of the brochure are meant for design purpose and not a legal offering, Company reserves all the rights to change and modify without prior notice.

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Near Cold Storage, Lakhni Bigha, Khagaul, Patna 801503. | panaceabuildpropvttd@gmail.com



Quality of The Project

- Prime location of Patna
- Near police Station and Railway station.
- No water logging area.
- 24X7 Communication from any other palace.
- Nearer to best school.
- best Nursing Home nearer to the project.



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Play Area

Sitting Area

Garden



Driveway

Terrace

Driveway

Driveway

Driveway

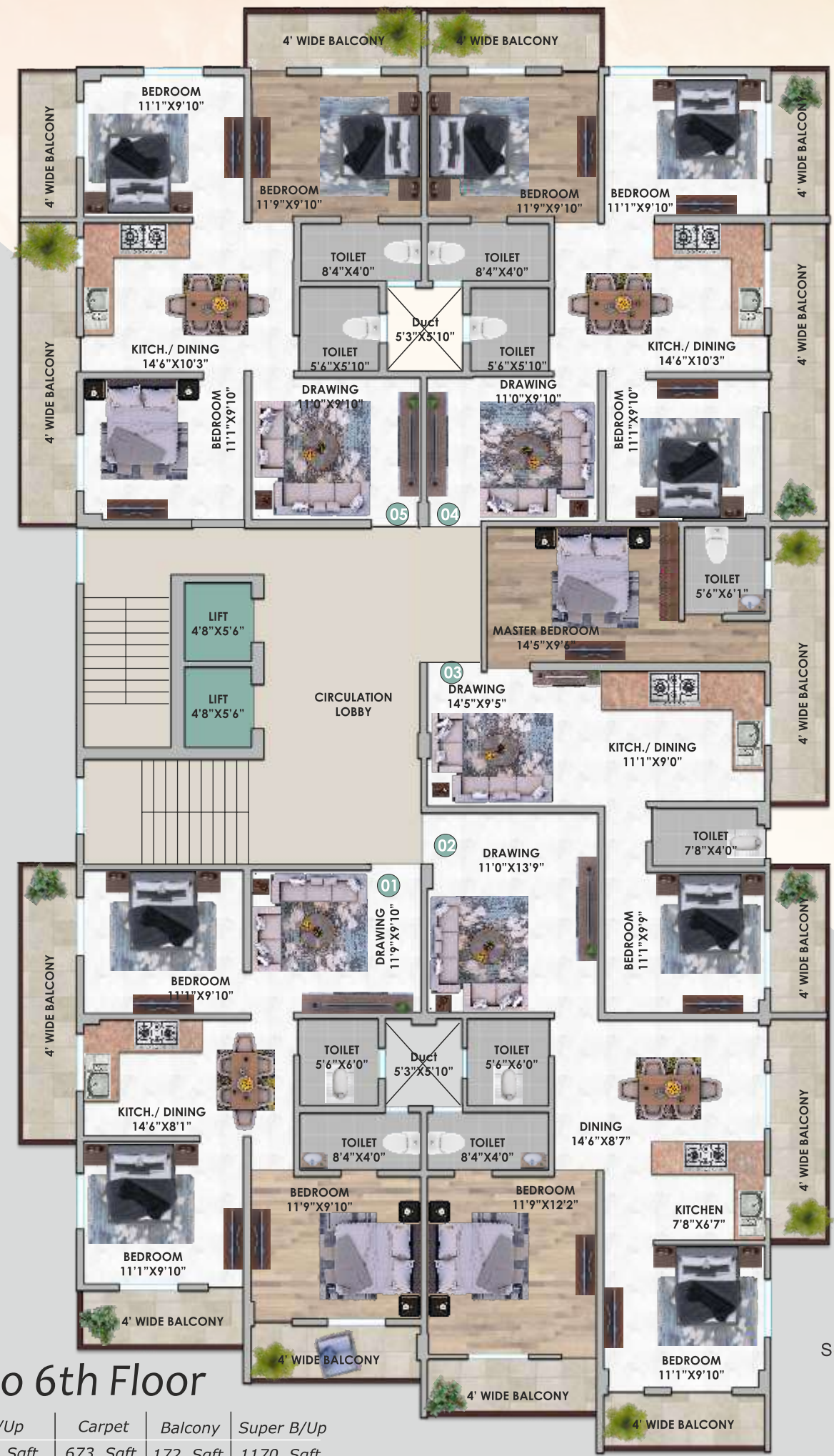
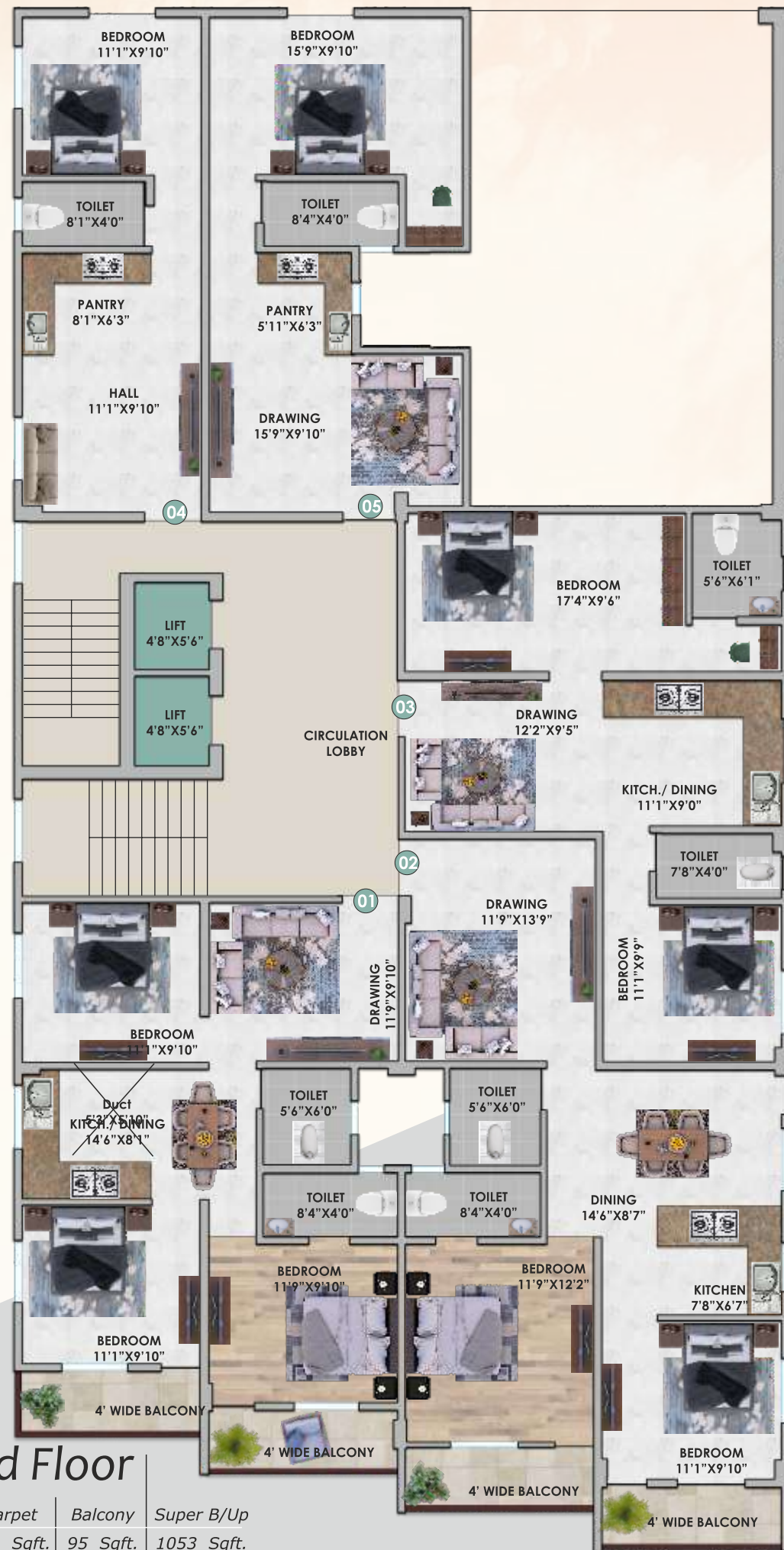
Driveway

Driveway

Driveway

Road

Entrance



Ground Floor

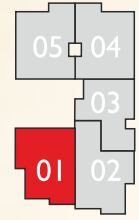
Flat No.	Type	B/Up	Carpet	Balcony	Super B/Up
01	3BHK	810 Sqft.	673 Sqft.	95 Sqft.	1053 Sqft.
02	2BHK	850 Sqft.	709 Sqft.	96 Sqft.	1105 Sqft.
03	2BHK	660 Sqft.	617 Sqft.	00 Sqft.	858 Sqft.
04	1BHK	480 Sqft.	341 Sqft.	00 Sqft.	624 Sqft.
05	1BHK	370 Sqft.	341 Sqft.	00 Sqft.	481 Sqft.

1st to 6th Floor

Flat No.	Type	B/Up	Carpet	Balcony	Super B/Up
01	3BHK	900 Sqft.	673 Sqft.	172 Sqft.	1170 Sqft.
02	2BHK	910 Sqft.	709 Sqft.	160 Sqft.	1183 Sqft.
03	2BHK	720 Sqft.	566 Sqft.	78 Sqft.	936 Sqft.
04	3BHK	910 Sqft.	697 Sqft.	175 Sqft.	1183 Sqft.
05	3BHK	910 Sqft.	697 Sqft.	175 Sqft.	1183 Sqft.



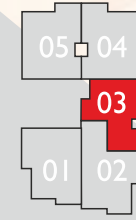
Flat No. 01



••• Entrance

3 | 2 | 3 | Salable Area : 1170.00 sq.ft.

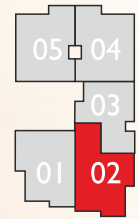
Flat No. 03



••• Entrance

2 | 2 | 2 | Salable Area : 936.00 sq.ft.

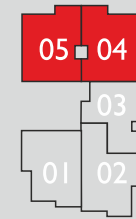
Flat No. 02



••• Entrance

2 | 2 | 3 | Salable Area : 1183.00 sq.ft.

Flat No. 04 | 05



••• Entrance

3 | 2 | 3 | Salable Area : 1183.00 sq.ft.





Payment Plan

- At the time of **Booking** 10%
- At the time of **Plinth** 10%
- At the time of **Casting 1st Slab** 10%
- At the time of **Casting 2nd Slab** 10%
- At the time of **Casting 3rd Slab** 10%
- At the time of **Casting 4th Slab** 10%
- At the time of **Casting 5th Slab** 10%
- At the time of **Casting 6th Slab** 10%
- At the time of **Casting 7th Slab** 10%
- On completion of **Brick Work** 05%
- At the time of **Possession** 05%

Aminities

- Play Area
- Elevator
- Parking
- Broad Passage
- 24/7 Power Backup
- Park
- Cctv In Common Area
- Intercom
- Fire Complaint

Specification

LIVING / DINING LOBBY / PASSAGE

- Floor : 2'x2' Vitrified Tile
- Wall : White Putty
- Ceiling : White Putty

BEDROOMS

- Floor : 2'x2' Vitrified Tile
- Wall : White Putty
- Ceiling : White Putty

TOILET

- Floor : Ceramic Tile
- Wall : Combination of one or more Vitrified Tile/Paint
- Ceiling : White Putty
- Door :
- Internal : Door Frame white flush door
- External : Flush Door

WINDOW

- Aluminum Sliding Glazed window two track
- Aluminum Frame Ventilator

STAIRCASE

- Floor : Granite or Marble
- Wall : Wall Putty

INTERCOM : All Flats

- BATHROOM : Sanitary Ware Parry ware / Neycer / FITTING Cera / Hindware or Equivalent Brand

KITCHEN

- Floor : Ceramic Tile
- Wall : Ceramic Tile up to 2' above counter
- Counter : Granite
- Ceiling : White Putty
- Fixture : CP Fitting

BALCONY AREA

- Floor : Ceramic Tile
- Ceiling : White Putty
- Walls : White Putty
- Railing : M.S. Railing

ELECTRICAL

- Fixture : Modular Switches, Ceiling Light & Fitting
- Fitting in Toilet, Passages and Balcony only
- Power Backup : DG Power backup-Flats & Common areas.

- PLUMBING : CPVC & UPVC Piping for water Supply

- SECURITY SYSTEM : Gated Community, CCTV for Parking

- FIRE FIGHTING : As Per NBC

- LIFT : 2 Lift of Standard Quality

7th Floor

Type	B/Up	Carpet	Balcony	Super B/Up
01	1050 Sqft.	711 Sqft.	291 Sqft.	1365 Sqft.
02	1230 Sqft.	894 Sqft.	278 Sqft.	1599 Sqft.
03	1070 Sqft.	768 Sqft.	252 Sqft.	1391 Sqft.
04	1030 Sqft.	691 Sqft.	295 Sqft.	1339 Sqft.

