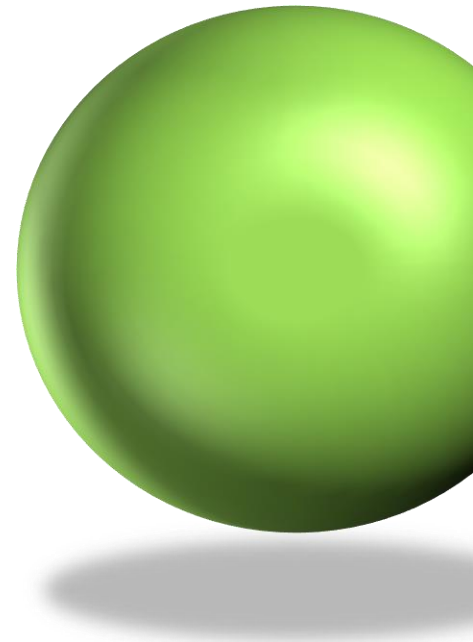
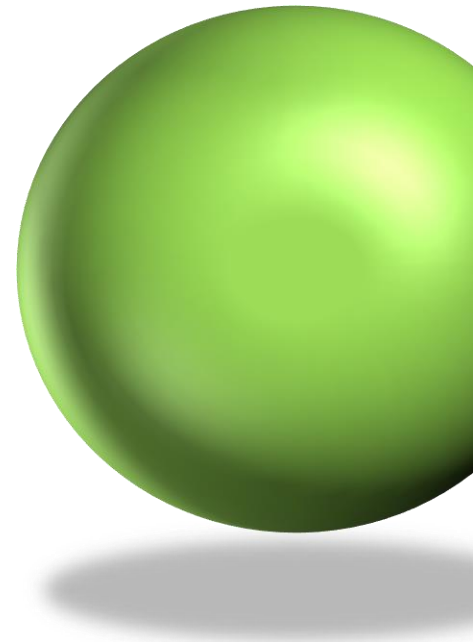


Smart &
owner

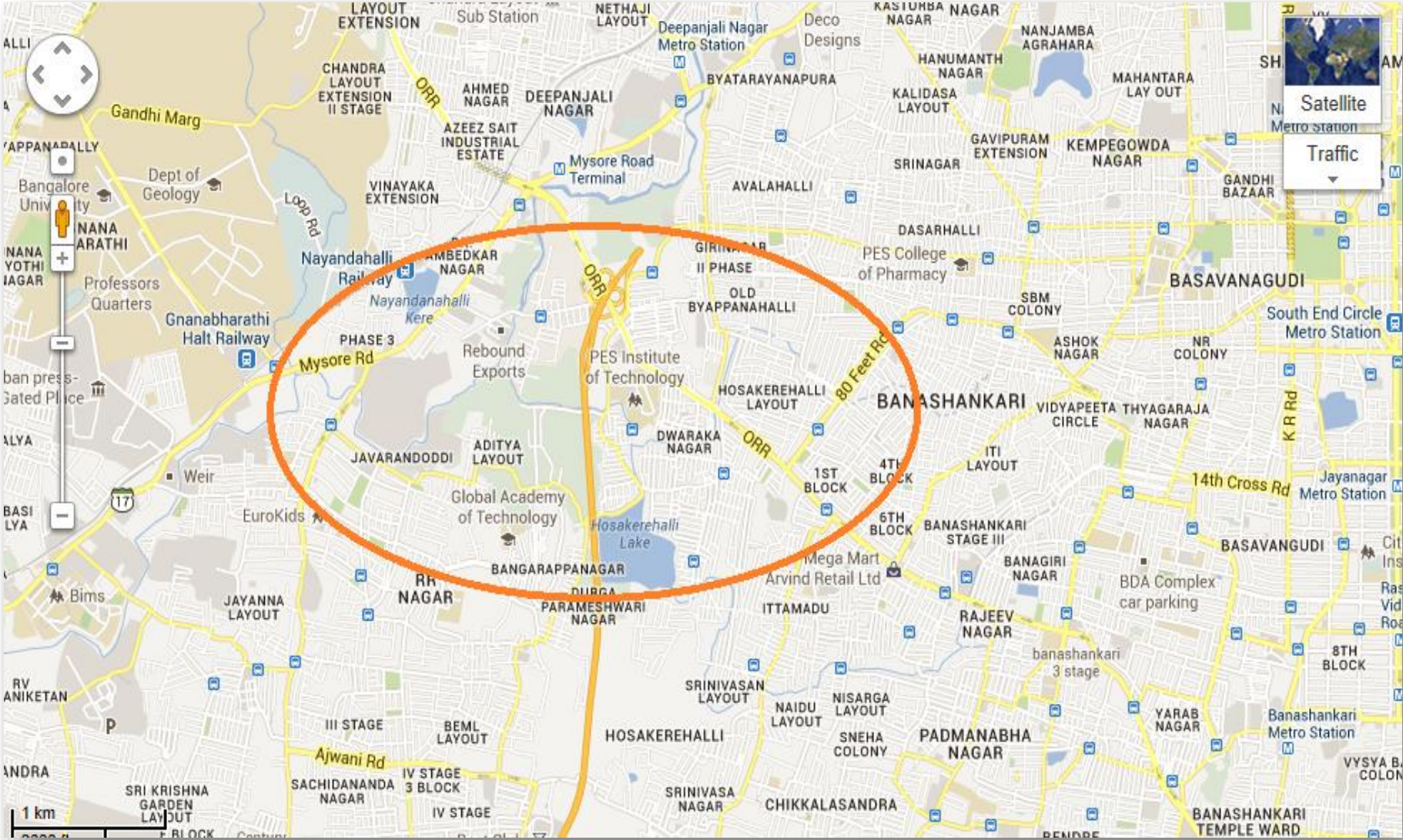


BLR-NSC-RPN

Under Construction Apartments



Satellite Map



Essential Details

- One of the top developers in Bangalore
- Under 10 acres
- High Velocity Area
- 5 minutes to ORR
- 5 minutes to NICE Road
- 5 minutes to Metro Station



Pricing

Current Market Price

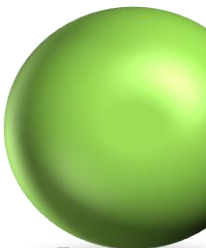
4,650

SmartOwner Price

3,850

Project Duration(in months)

12



Purchase Options

Apt Size (sft)	Rate (Rs/sft)	SmartOwner Price	You Pay	Instant Gain
1160	4650	3850	44,66,000	21%
1157	4500	3750	43,38,750	20%
1177	4500	3750	44,13,750	20%
1598	4650	3850	61,52,300	21%
1587	4650	3850	61,09,950	21%

The above rates are inclusive of SmartOwner's fees. Other charges include Car Park (Rs 2,50,000), VAT & ST (8% approximately) and floor rise charges (Rs.15/floor for each level. E.g. for Level 11, floor rise charge will be Rs 150 per sft).

Only if you would like us to sell the property for you in the future, our marketing company would charge a fee of 4%.



If you do not wish to resell

Possession Charges	
Generator Charges	Rs 75,000 for 2 BHK Rs 1,12,500 for 3 BHK
Khatha & Assessment Charges	Rs 20,000
Electricity, Water and Sewerage Fee	120 per sft
Adv. Maintenance Charges	Rs 45 per sft
Sinking Fund	Rs 45 per sft

If you do not wish to resell the property, you can pay the above charges to acquire the property and proceed with the registration.



Bank Loan

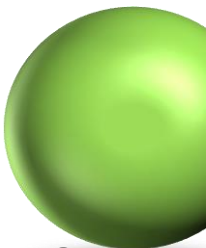
1. NRIs and PIOs can avail themselves of a loan up to 70% of the purchase price
2. Clients who wish to obtain the loan will need to provide the documents mentioned in the next slide
3. NRI and PIO clients who wish to take possession will also need a local address proof for registration



NRI Home Loan Checklist

- Duly filled application with self-attestation across the photograph
- Passport copy
- Passport size photographs – 02 Nos.
- Age/ID/Sign proof (Pass port with valid visa copy) –Full pages
- Overseas Latest Address proof (Passport/Rental agreement /Telephone or Utility bill/Letter from employer)
- Latest 03 months' Salary Slips
- Latest 06 months Bank statement up to date from salary A/c
- Latest 06 months Bank statement up to date from NRE or NRO A/c
- HR-E-mail Id (Human Resource Dept. email Id for employment confirmation)
- Latest CTC (Annual salary break up/Cost to company)
- Appointment letter/Contract letter/deputation letter copy from present company
- Relieving letter copy from previous employer (If less than 2years service in present company)
- Processing fee cheque from NRE or NRO A/c
- General Power of Attorney (GPA) holders Age proof, Id proof, Sign Proof, Address proof and 02 Passport size photograph
- GPA in BANK format (given by PNB Bank)
- If married, wife to be co-applicant
 - ✓ 02 Passport size Photos
 - ✓ Age, ID, & Signature proof)
- If any Existing Loans
 - ✓ Sanction letter
 - ✓ Repayment Track record
- Credit Report

Note: Loan approval depends on an individual's credit history and is provided at the sole discretion of the financing bank. All documents should be self attested.



Safety

- In a fully developed part of the city
- High sales velocity in the area
- One of the biggest builders in Bangalore
- SmartOwner's price is substantially below market rates in the area




In a Nutshell


- Under construction project in a desirable area
- Top developer who has built more than 10 million sqft
- Pricing offers attractive returns




Thank You

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Bangalore 560 066

UK

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Middlesex HA5 3QG

 1808-178-2585

Chennai

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Raheja Towers, 177 Mount Road
Chennai 600 002

Cochin

5th Floor, Chicago Plaza, Rajaji
Rd, Shenoyoys, Ernakulam,
Kerala 682035

Australia: 1800-458-767

Bahrain : 97 316-199-203

Singapore : 1800-101-3307

France: 33 176-547-682

New Zealand: 64 9973-0184

Canada: 1 604-909-2074

