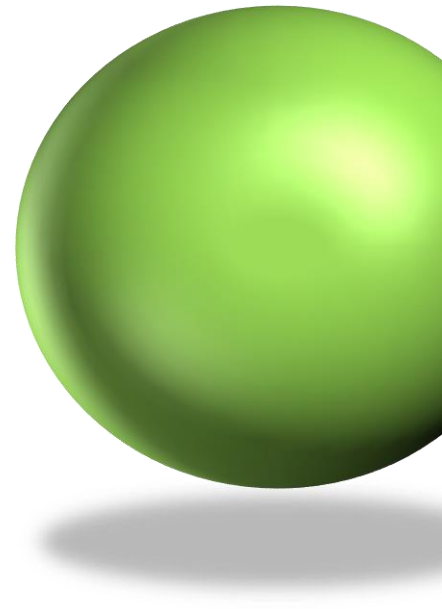
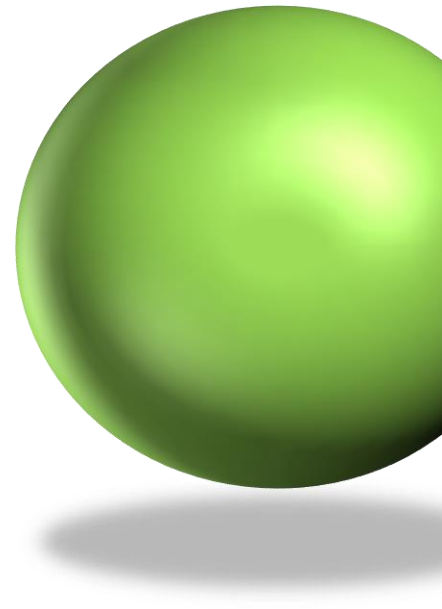


Smart 
owner

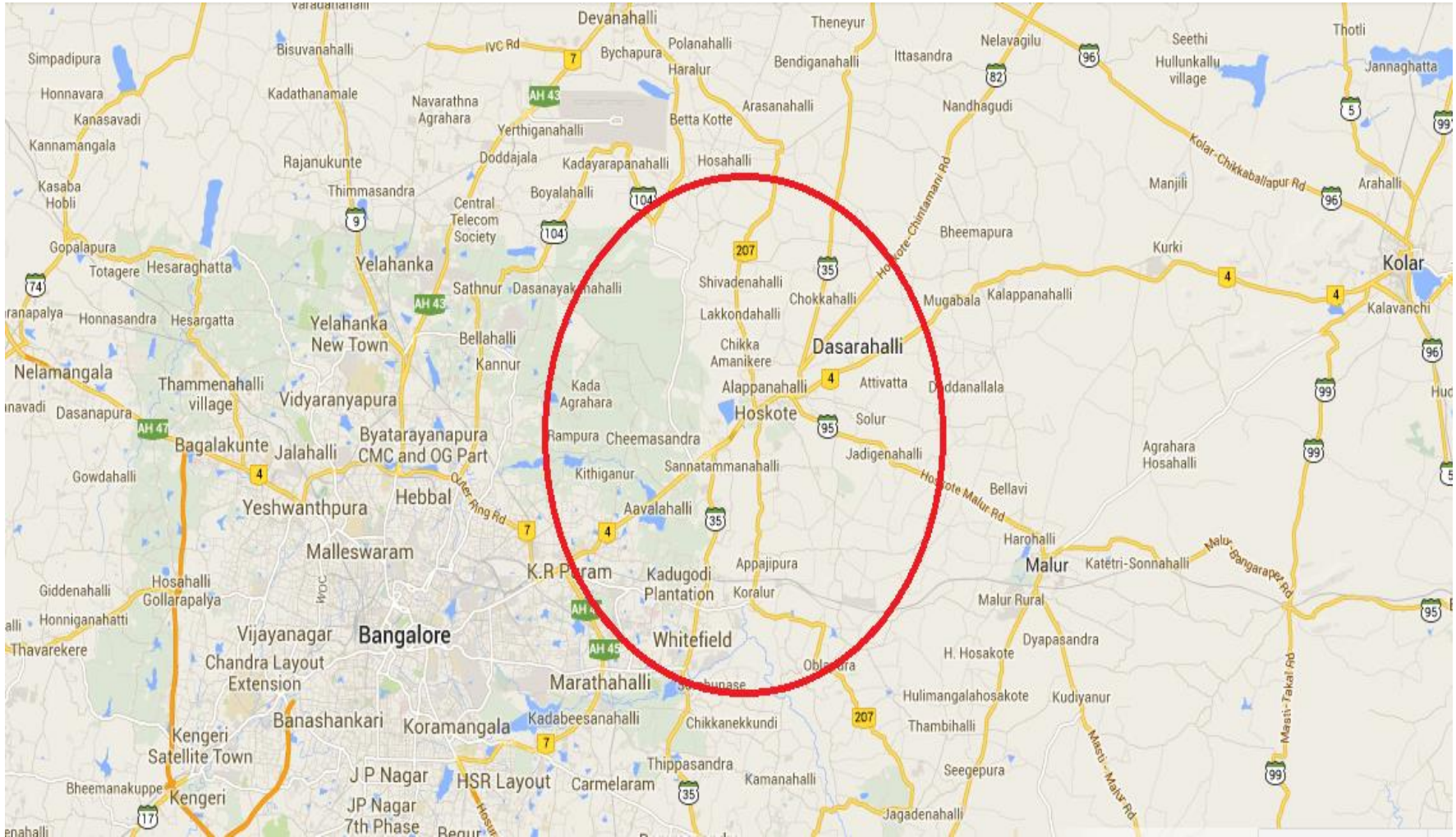


BLR-NEA-SRA

Premium Plotted Development
Launch Opportunity



Satellite Map



Essential Details

- An established plot / villa developer
- Under 50 acres with good amenities
- New Launch
- Very high sales velocity area
- 25 minutes to Whitefield
- 40 minutes to International Airport
- 20 minutes to K R Puram



Pricing

Current Market Price (per sft)	1,500
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SmartOwner Price	1,125
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Amount payable now	813
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This price is exclusive of clubhouse, legal & other charges.

Smaller builders in the vicinity, such as Confident, Aditya, Nisarga and Windsor are charging between Rs.1,600 to Rs.2,500 per sft for comparable projects.



If You Do Not Wish to Resell

If you wish to buy a plot but do not want SmartOwner to resell it for you, then:

- You will pay SmartOwner an additional Rs. 100 per sft at the time of purchase plus applicable developer charges as shown overleaf.
- The exit and marketing fees will not apply to you.
- You may register the plot and build Villa in that as per your wish.



Safety

- In a developing location of East Bangalore
- High sales velocity in the area
- Close to Whitefield, Outer Ring Road, etc.
- One of the established developers of Bangalore
- SmartOwner's price is substantially below market rates in the area
- Highly desirable project with good amenities



Developer Charges

(If you do not wish to resell)

- At the time of purchase:
 - ☑ Balance due of Rs. 322 per sft must be paid
 - ☑ East-facing plots have a premium of Rs. 113 per sft
- At the time of registration:
 - ☑ Clubhouse charge Rs. 50,000
 - ☑ Maintenance deposit Rs. 3 per sft (for 3 years)
 - ☑ Legal, etc. Rs. 40,000 (plots above 1500 is 50K)



Other Builders with Projects Nearby

- Chaitanya
- Sobha
- Prestige
- Mantri
- Adarsh
- Brigade
- Nitesh Estates




In a Nutshell


1. New Launch project in a desirable area
2. One of the established builders of Bangalore
3. Pricing offers attractive potential returns
4. Ability to buy whole plot
5. Plot sizes range from 1,200 sft to 3,000 sft




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

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New Zealand: 64 9973-0184

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