



Mangalmurti

A Purely Residential Project,
Considering all aspects of residence
1 BHK, 2 BHK



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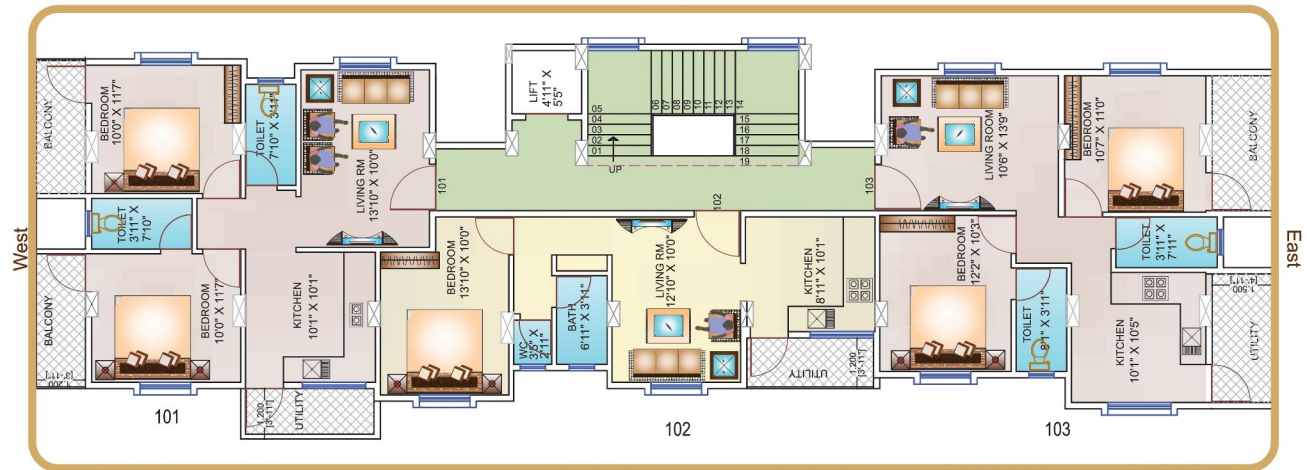


A Venture By

 **Yuvaraj Patil and Associates**

मंगलमूर्ती.... बाप्यांचे नामस्मरण, निसर्गाशी नाते,
रहिवासी विकसीत परिसर, स्वच्छ मोकळी हवा, शांत सुंदर
रम्य वातावरण, नविन सुरवात आरोग्यदायी जीवनशैलीची!..

North



South

Type	2 BHK	1 BHK	2 BHK
Flat No	101, 201, 301, 401, 501	102, 202, 302, 402, 502	103, 203, 303, 403, 503
Saleable Area(Sq.ft.)	891.72	632.23	897.20



About Design

- Attractive, Elegant elevation from each side of the Building.
- Rooms designed for efficient natural light and ventilation.
- Conceptual furniture arrangement leading towards refreshing atmosphere.

About Design

- Grand and Elegant external passage with fresh ambience.
- Open well (C type) staircase for move hassle free movement.
- Area is Secured with Compound wall.

• SPECIFICATIONS •

1) Civil Work :

- a) R. C. C. framework.
- b) External and all internal partition will be made from 6" / 4½" burnt bricks resp.
- c) All walls will be finished with sand and cement plaster with plain finishing to all internal walls and ceilings.
- d) Loft For Kitchen and bed room.

2) Flooring :

- a) Colored vitrified tiles (2' x 2') of well known brand in all rooms and anti skid tiles in toilet.
- b) 3" wide skirting of vitrified tiles to all walls.
- c) Designer wall tiles in all bathrooms and toilets up to lintel level with matching flooring.

3) Kitchen :

- a) One platform with Topaz or Zed Black granite top (size of platform will be 30" wide x 8' length).
- b) One S.S. 18" sink.
- c) Designer wall tiles above platform up to lintel level height.

4) Windows :

- a) All windows with steel grey Granite at bottom sill only.
- b) Powder coated aluminum (medium section) sliding window. two / three track with 4 mm thick plain glass with extra mosquito track.
- c) M. S. grills for all windows with oil paint.

5) Doors and Frames :

- a) Attractive molded main door frame of teak wood with all necessary hardware fittings and decorative framework.
- b) All door frames will be made out of steel grey granite.
- c) Safety lock (ISI mark) with safety chain on main door.
- d) One eye piece for main door.
- e) Laminated flush doors for toilets and utilities.
- f) One 6'0" powder coated aluminum two / three track door for bedroom

6) Plumbing and Sanitary :

- a) Concealed CPVC water pipeline in all bathrooms and kitchen while external water line worked in APVC.

- b) ISI Marked C.P. fittings in all bathrooms, toilets and kitchen.
- c) Standard make sanitary ware in toilet with flush tank.
- d) Wash basin of well known brand.
- e) Adequate water storage tanks at ground level and on the top of the building connected with submersible pump.

7) Electrical Fittings :

- a) Semi Concealed wiring (fire proof copper wire - "ISI mark")
- b) Modular switches "ISI mark" of well known brand.
- c) Door bell
- d) T.V. socket and Telephone point in living room and master bedroom.
- e) Four and half points for each room and two points for toilet.
- f) Two power points for Oven and Fridge.
- g) Circuit breakers for all rooms and one ELEC on main power supply board.

8) Paints :

- a) High quality branded emulsion paint.
- b) Asian Ace paint for external walls of the building.
- c) oil paint for M. S. Grills and M. S. Railings.

9) Lobby (Entrance) and Staircase :

- a) Good attractive and decorative lobby at the main entrance of the building with granite and vitrified colored flooring in different shades.
- b) 4' wide staircase with kota riser and M.S. railing for safety.

10) Lift :

- a) One lift carrying capacity of four persons with back up facility of well known brand with satisfactory service
- b) Attractive Framework for every opening of the lift.

11) Bore Well :

- a) Bore well in ground (subject to availability of water at ground level) with separate storage tanks and submersible pump at ground level and the top of the building connected with separate water supply line to each flat.

About Mangalmurti

- Convenient approach to site.
- Connectivity to site through spacious 60 ft. and 80 ft. Wide D. P. Roads.
- Purely Residential non polluted area.
- Orientation of site towards east with SMKC open space in front of apartment.
- Major admirable educational hubs in vicinity.
- Full assistance for bank loans and other services provided by government/banks.
- Project ready to fulfill all documentation towards nationalize and other Banks.

Caring of Your Dreams.....

 **Yuvaraj Patil and Associates**
Where, Quality is the top Priority





Why with us...

When you dream for your own home with quiet and calm residential premise here we are Yuvaraj Patil and Associates. As we are offering a dream home to you as per your demand with quality and honesty.



Who we are...

We the Organisation provides quality work. We conduct and returns your about each penny expensed with your home. We are not just only developer. We develop relationships. This is not only our saying but here is the experience of our relationships from previous project.

वान्याची प्रसन्न झुळुक, पाखरांची किलबिल,
हिरव्यागार झाडांची गर्द सावली,
सभोतालच्या संपन्न निसर्गाच प्रतिबिंब म्हणजे,

मंगलमूर्ती

Site Address :

Kupwad Road, In Front of Balaji Nagar, Near Sharda Housing Society, Tirthankar colony, Sangli 416 416.

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 **Yuvaraj Patil and Associates**

Sangli Office Address : Flat No. G - 001, Morya Apartment, Old Sangli-Budhgaon Road, Near Shantiniketan Highschool, Sangli 416 416.
Corporate Office : 2017 'D/E' ward, Mahadev Apartment, Rajesh Ghotawadekar Chowk, Rajaram Puri, 6th lane, Kolhapur 416 008.
Contact : +91 8007 910 910 / +91 9890 877 299

CREDITS :

Architect	- Ar. Sachin Kanoje
R.C.C. Consultant	- Er. Pravin Pise
Legal Adviser	- Adv. D. B. Nalavade
Project Executor / Coordinator	- Er. Shital S. Kavathekar

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