



AVM SMART HOMES LLP

Sales / Site Off.: Basudeopur, Near Darbhanga Central School, Opp. Mahindra Showroom, National Highway 57, Darbhanga-846004

Regd. Off.: AV Group, Old Lakhotia Compond, Opp. G Choudhary Sweet, Mirijapur, Darbhanga-846004

Head Office: 41/42, Sanskruti Apartment, Vasai-Nalasopara Link Road, Opp. Punjab National Bank, Vasai East, Palghar - 401209

Architect: - Ar. Amit Ranjan, A.R. ASSOCEATES (Patna)

Legal Advisor: Adv. Shambhu Jha(Mumbai)

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Live life Metro Style



1BHK, 2 BHK & 3BHK
Luxurious Apartments.

DARBHANGA, BIHAR



AV Group Presents

North Bihar's Most Luxurious Residential Project

WELCOME TO AV SIGNATURE



ENTRANCE LOBBY

All Pictures for Presentation only

AV Signature
RESIDENCY

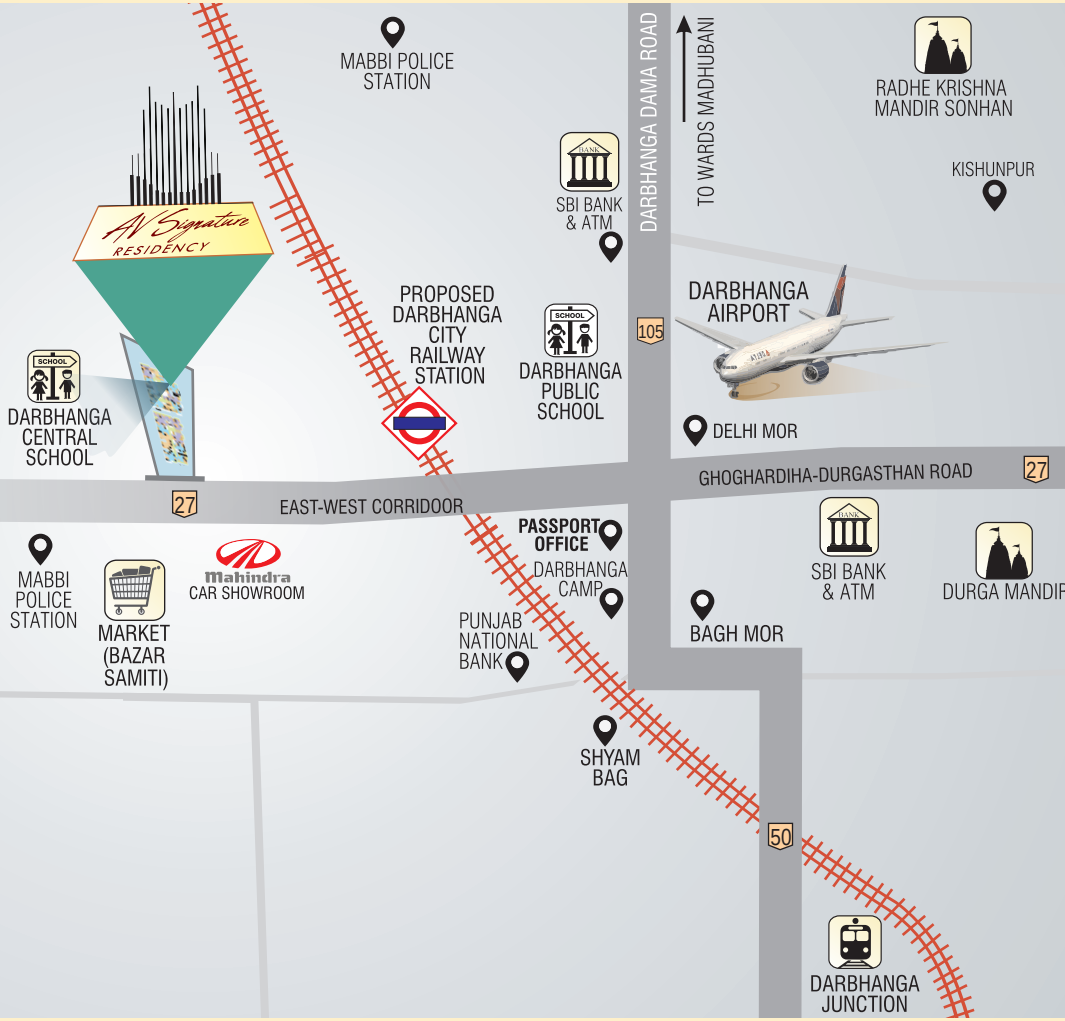
A Great Location
Darbhanga,
Bihar



When the welcome is grand,
everything else can be
overlooked.
The GRAND LOBBY
at Luxurious
Residential will spell
splendor with a new sense
of stateliness.

Luxurious Residential is
conveniently located close to
hospitals, educational
institutions, parks, malls,
temples and eateries.

LOCATION ADVANTAGES

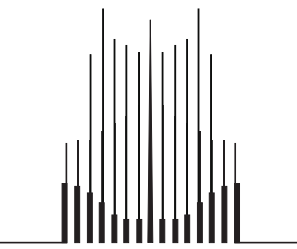


LOCATION ADVANTAGES: AV Signature Residency is located at such a place that allows access to all that you may need for

 Airport: 1.7km	 School: 0.1km	 Bus-Depot: 1.1km
 Railway Station: 5.7km	 Passport Office: 1km	 Banks: 1km
 Temples: Walking	 Market (Bazar Samiti): 0.5km	 Police Station: 1km



ABOUT PROJECT



AV Signature RESIDENCY

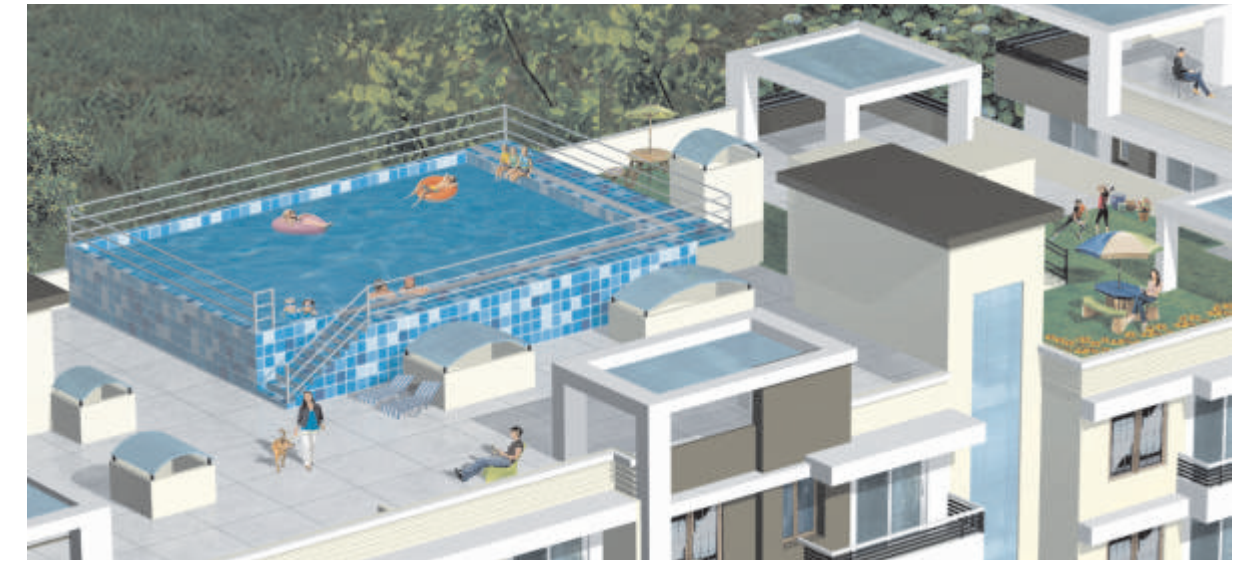
Presenting The Luxurious
AV Signature Residency,
an abode of magnificently
designed apartments in
Darbhanga, Bihar, equipped
with all modern amenities
required for a contemporary
lifestyle. It is now easy to
experience how modern
comforts blend seamlessly
with magnificent ambience
and how lifestyle amenities
combine with refreshing and
pollution free landscape.

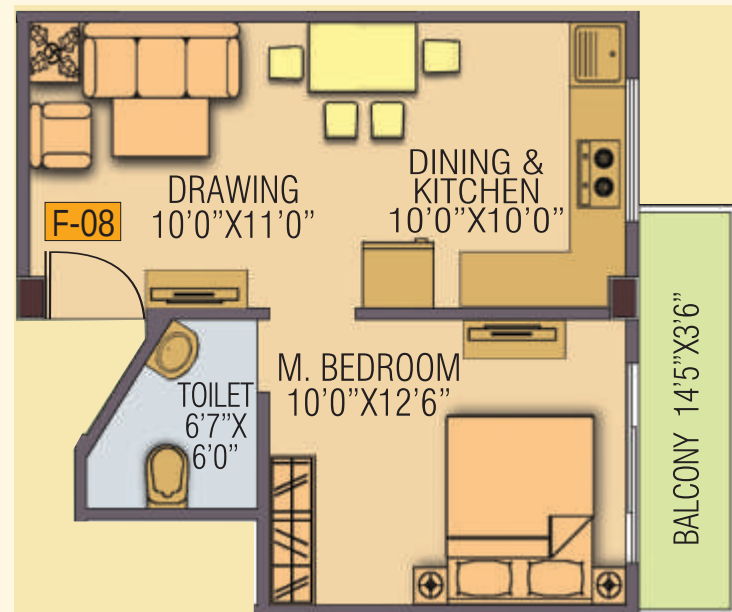
**Your home makes sure
you unwind and
rejuvenate after tiring
day at work.**



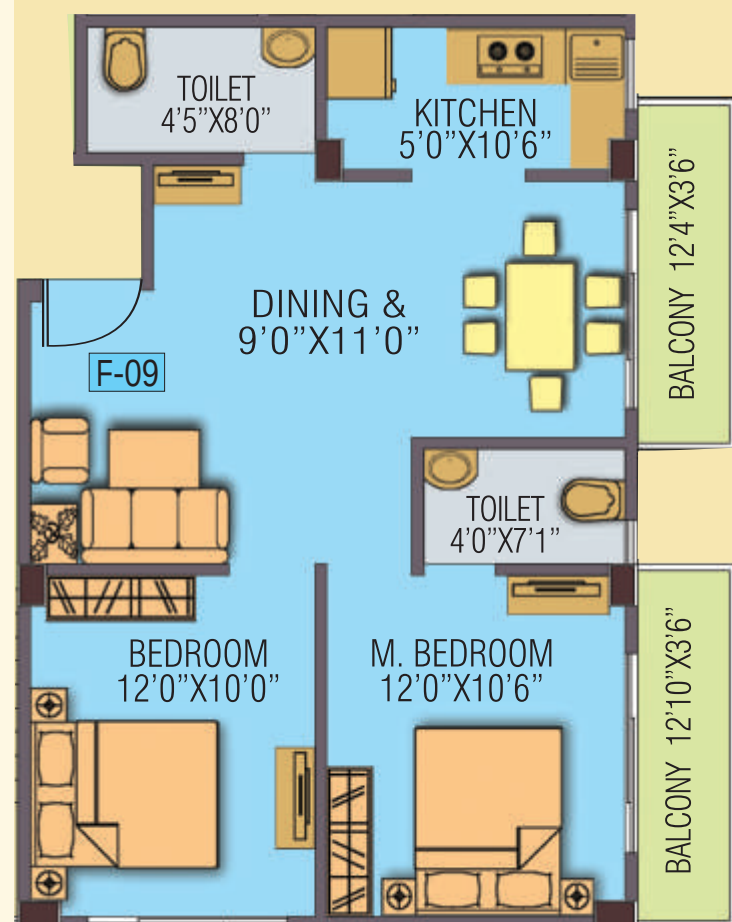
PROJECT FACILITIES

- Elegantly Designed Entrance Lobby
- Rooftop Swimming Pool
- Mini Health Club /Gym
- Children's Play Area
- Indoor Game Facilities
- Intercom in each flat
- CCTV in all common areas
- 24 X 7 Water Supply
- Provision Store within premise
- Standard Equipment for fire safety as approved by fire department
- Ample Parking for Two/Four wheeler in Basement
- Two High Speed Elevators in each wing.
- 24 X7 Power back up in all common areas





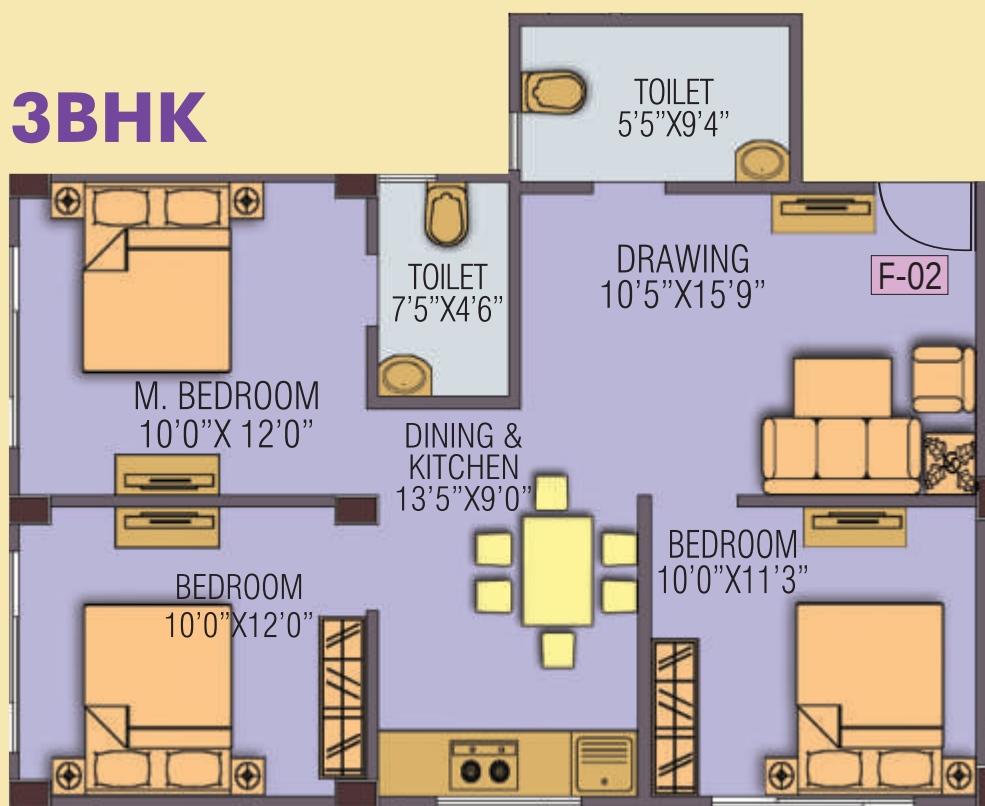
1 BHK



2 BHK



3 BHK



BALCONY 16'0"X3'6"

INTERNAL AMENITIES

LIVING ROOM:

- Designer Main Door.
- Provision for Safety Door.
- Texture/Designer Paint on one Wall.
- Vitrified 32' X 32" Tiles Flooring.
- Designer POP False Ceiling with 4 Spot Lights.
- Two Fans, LED Light.
- Decorative Chandelier.
- Designer Railing in Balcony.
- Full Height Aluminum Windows with Powder Coating.
- Curtains and Mosquito Net.

BED ROOM(S)

- Vitrified 32' X 32" Tiles Flooring.
- Full Height Aluminum Windows with Powder Coating, Curtains and Mosquito Net.
- Fan, LED Lights
- Texture/Designer Paint on one Wall.

KITCHEN

- Modular Kitchen with Cabinets.
- Ceramic Tile Flooring.
- A working platform in Granite with Stainless Steel Kitchen sinks.
- Ceramics tiles dado above working platform.
- Full Height Aluminum Window.
- Water Purifier (ISI Mark)
- Washing Machine Provision in Dry Balcony.

BATHROOM

- Jaguar/Hindware or Equivalent Sanitary ware Fittings.
- Ceramic Anti-Skid Tile Flooring.
- Designer Tile up to ceiling height.
- Wash Basin of Standard Make.
- Geyser (ISI Mark)



WALL FINISH

- Internal: All internal walls finished with P. O.P. / Putty.
- Plastic Paint on all internal walls.
- External: Exquisitely designed exteriors finished in weather coat.
- Certified Waterproofing Treatment on Rooftop.

ELECTRIFICATION

- Concealed Copper Wiring.
- Modular Switches of Standard Make Inverter Provision ELCB.
- Earth Leakage Circuit Protection.
- AC Provision in Hall and Bedroom.





GROUND FLOOR PLAN: B - BLOCK

RERA AREA DETAILS - 'B' BLOCK

FLAT NO	DESCRIPTION	CARPET AREA	BALCONY	OUTER WALL AREA	SERVICE AREA	SALABLE AREA
001	2 BHK	544.00 sqft	27.00 sqm	40.00 sqft	184.00 sqft	795.00 sqft
002	3 BHK	751.00 sqft	77.00 sqm	42.00 sqft	265.00 sqft	1135.00 sqft
003	1 BHK	408.00 sqft	30.00 sqm	30.00 sqft	142.00 sqft	610.00 sqft
004	2 BHK	619.00 sqft	31.00 sqm	38.00 sqft	207.00 sqft	895.00 sqft
005	2 BHK	650.00 sqft	33.00 sqm	44.00 sqft	218.00 sqft	945.00 sqft
006	3 BHK	720.00 sqft	28.00 sqm	50.00 sqft	242.00 sqft	1040.00 sqft
007	2 BHK	571.00 sqft	30.00 sqm	37.00 sqft	192.00 sqft	830.00 sqft
008	1 BHK	393.00 sqft	-----	28.00 sqft	129.00 sqft	550.00 sqft
009	2 BHK	614.00 sqft	27.00 sqm	44.00 sqft	205.00 sqft	890.00 sqft
010	2 BHK	558.00 sqft	27.00 sqm	45.00 sqft	190.00 sqft	820.00 sqft



GROUND FLOOR PLAN: A - BLOCK

RERA AREA DETAILS - 'A' BLOCK

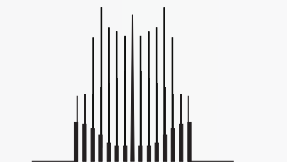
FLAT NO	DESCRIPTION	CARPET AREA	BALCONY	OUTER WALL AREA	SERVICE AREA	SALABLE AREA
001	HALL	643.00 sqft	-----	29.00 sqft	203.00 sqft	875.00 sqft
002	HALL	580.00 sqft	-----	26.00 sqft	184.00 sqft	790.00 sqft
001	1 BHK	430.00 sqft	-----	36.00 sqft	144.00 sqft	610.00 sqft
002	1 BHK	440.00 sqft	21.00 sqm	32.00 sqft	152.00 sqft	645.00 sqft
003	2 BHK	649.00 sqft	-----	36.00 sqft	210.00 sqft	895.00 sqft
004	3 BHK	862.00 sqft	34.00 sqm	48.00 sqft	286.00 sqft	1230.00 sqft
005	3 BHK	810.00 sqft	25.00 sqm	51.00 sqft	269.00 sqft	1155.00 sqft
006	2.5 BHK	717.00 sqft	-----	48.00 sqft	230.00 sqft	990.00 sqft
007	2 BHK	643.00 sqft	-----	38.00 sqft	204.00 sqft	885.00 sqft



1ST TO 4TH TYPICAL FLOOR PLAN: B - WING

RERA AREA DETAILS - 'B' BLOCK

FLAT NO	DESCRIPTION	CARPET AREA	BALCONY	OUTER WALL AREA	SERVICE AREA	SALABLE AREA
001	2 BHK	572.00 sqft	50.00 sqm	39.00 sqft	199.00 sqft	860.00 sqft
002	3 BHK	751.00 sqft	133.00 sqm	42.00 sqft	279.00 sqft	1205.00 sqft
003	1 BHK	408.00 sqft	30.00 sqm	30.00 sqft	142.00 sqft	610.00 sqft
004	2 BHK	618.00 sqft	91.00 sqm	40.00 sqft	226.00 sqft	975.00 sqft
005	2 BHK	667.00 sqft	55.00 sqm	42.00 sqft	231.00 sqft	995.00 sqft
006	3 BHK	749.00 sqft	56.00 sqm	51.00 sqft	259.00 sqft	1115.00 sqft
007	2 BHK	603.00 sqft	85.00 sqm	34.00 sqft	218.00 sqft	940.00 sqft
008	1 BHK	393.00 sqft	50.00 sqm	28.00 sqft	144.00 sqft	615.00 sqft
009	2 BHK	644.00 sqft	125.00 sqm	42.00 sqft	244.00 sqft	1045.00 sqft
010	2 BHK	586.00 sqft	50.00 sqm	44.00 sqft	205.00 sqft	885.00 sqft



AV Signature
RESIDENCY

FLOOR PLANS



1ST TO 4TH TYPICAL FLOOR PLAN: A-WING

RERA AREA DETAILS - 'A' BLOCK

FLAT NO	DESCRIPTION	CARPET AREA	BALCONY	OUTER WALL AREA	SERVICE AREA	SALABLE AREA
001	1 BHK	430.00 sqft	52.00 sqm	35.00 sqft	158.00 sqft	675.00 sqft
002	1 BHK	462.00 sqft	36.00 sqm	31.00 sqft	161.00 sqft	690.00 sqft
003	2 BHK	469.00 sqft	87.00 sqm	35.00 sqft	234.00 sqft	1005.00 sqft
004	3 BHK	885.00 sqft	150.00 sqm	48.00 sqft	237.00 sqft	1410.00 sqft
005	3 BHK	838.00 sqft	138.00 sqm	49.00 sqft	310.00 sqft	1335.00 sqft
006	2.5 BHK	717.00 sqft	60.00 sqm	42.00 sqft	246.00 sqft	1065.00 sqft
007	2 BHK	632.00 sqft	83.00 sqm	41.00 sqft	229.00 sqft	985.00 sqft
008	2 BHK	568.00 sqft	134.00 sqm	43.00 sqft	225.00 sqft	970.00 sqft
009	2 BHK	636.00 sqft	124.00 sqm	42.00 sqft	243.00 sqft	1045.00 sqft

ABOUT AV GROUP



Delivering Your Dream Homes

AV Group has established its presence as one of the **Leading Real Estate** giants with footprints across MUMBAI (MMR REGION). The company is developing some of the most iconic residential projects in Vasai, Palghar and Boisar.

The core team comprises of highly qualified and committed individuals. These are handpicked talents boasting rich experience of over 10 years in relevant industry.

Our projects that extend across multiple locations plan to redefine skyline and landscape of these localities. Furthermore, with ample land bank at its disposal, the group plans to start many more residential and commercial projects in the near future.

Apart from Real Estate, the group also has business interest in sectors such as Health Care, Finance, Education and Hospitality.

Our Values:

The company is built on the strong values of ethics, quality, prudence, humility, respect, honesty and transparency. Our values are the essence of our company's identity, its philosophy, beliefs and virtues. Our success is directly related to our commitment towards our work. And our values are the basis of how we operate at our workplace. We will continue delivering best in industry while sticking to our values.

OUR ONGOING PROJECTS



Paramount Enclave
Home Close to Nature
PHASE-I & II

1RK | 1BHK | 2 BHK Flats & Shops

MAHIM ROAD | PALGHAR(W)



AV CRYSTAL TOWER, MADHUBAN TOWNSHIP
VASAI-(E)

OUR ONGOING PROJECTS



AV CRYSTAL- SPACE
VASAI (E)



MITHILA
APARTMENTS

NEAR RAILWAY STATION
UMROLI(E)

COMPLETED PROJECTS



AV CRYSTAL
Lake View Homes



RESIDENTIAL COMPLEX
OPP. ACHOLE TALAV,
NALLASOPARA (E)

COMPLETED PROJECTS



SHRI MAHALAXMI APARTMENT
UMROLI (E)



SHREE KRISHNA RESIDENCY
BETEGOAN, BOISAR(E)



SHREE BALAJI RESIDENCY
BETEGAON, BOISAR(E)



SAI AANGAN
NALASOPARA(E)