Experience the 'ARPAN' Life Style...Glorious 15 Years of excellence in crafting Luxurious Living...

ARPAN
MEGA STRUCTURES

Presents

SHRI GANESH ARPAN

PLUSH • PEACFUL • PRISTINE


A
TOWER
SHRI GANESH ARPAN
PLUSH • PEACFUL • PRISTINE
SHRI GANESH
ARPAN

Typical Floor Plan



TOWER A

1st To 4th FLOOR PLAN

FLAT NO	UNIT	RERA/ CARPET AREA AREA(in Sq.Ft.)	BALCONY AREA AREA(in Sq.Ft.)	BUA AREA(in Sq.Ft.)	SBUA AREA(in Sq.Ft.)
1	2BHK+2T	667.88	69.83	839.36	1092
2	3BHK+2T	810.12	66.06	989.15	1286
3	3BHK+2T	936.44	71.44	1124.85	1463
4	3BHK+3T	939.24	89.73	1160.19	1508



A DREAMY ABODE DESIGNED FOR YOUR FAMILY

A perfect heaven created to cater the need of every member of your family. A place where you nurture the childhood, enjoy the youth & care the elderly to the fullest.



Isometric Floor Plan





TOWER

1st To 4th FLOOR PLAN

FLAT NO	UNIT	RERA/ CARPET AREA AREA(in Sq.Ft.)	BALCONY AREA AREA(in Sq.Ft.)	BUA AREA(in Sq.Ft.)	SBUA AREA(in Sq.Ft.)
1	2BHK+2T	667.88	69.83	839.36	1092
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Isometric Floor Plan



TOWER A

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FLAT NO	UNIT	RERA/ CARPET AREA AREA(in Sq.Ft.)	BALCONY AREA AREA(in Sq.Ft.)	BUA AREA(in Sq.Ft.)	SBUA AREA(in Sq.Ft.)
3	3BHK+2T	936.44	71.44	1124.85	1463
4	3BHK+3T	939.24	89.73	1160.19	1508



Specifications

STRUCTURE	Earthquake-resistant structures with Rcc Column & Pedestal Anti-Termite treatment In Foundation. Rcc Column/ Beams/ Slabs.
DOOR	Flush Door of Water Proof Commercial Ply.
WINDOW	3 track sliding UPVC windows With Net.
FLOORING	4X2 GVT Vitrified floor tiles in whole flat. (except toilet) of JOHNSON / KAJARIA / RAK.
BATHROOM	Flooring in floor ceramic tiles and dado in ceramic tiles upto roof height. Standard basin will be provided in both toilets.
KITCHEN	Granite working platform with ceramic tiles dado upto 24" height. With Handmade S.S Sink.
WALL	10" thick external and 5" thick internal partition brick work masonary. Wall putty on Internal & Texture on External wall.
SANITARY FITTINGS	All C.P. or brass fitting of standard make.White glazed vitreous sanitary ware. Wall hung commode with concealed cistern,diverter systems in all Bath rooms.
ELECTRICAL	Concealed conduit copper wiring standard fittings and fixtures ... of ABB/ SCHNEIDER / COLOURS with modular switches .
WATER SUPPLY	Through deep boorewell to overhead tank.
EV CHARGING	EV Charging Provision in all car Parking.

PAYMENT PLANS

DOWN PAYMENT PLAN
As per Mutual agreement between developer and buyer.

CONSTRUCTION LINKED PLAN

At the time of Booking	10%
At First floor slab casting	10%
At Second roof slab casting	10%
At Third roof slab casting	10%
At Fourth roof slab casting	10%
At Fifth roof slab casting	10%
At the Completion of Brick work	10%
At the Completion of Plaster	10%
At the Completion of Flooring	10%
At the Completion of Finishing work	5%
At the Possession Time	5%

SALIENT FEATURES

RERA approved project
Project approved by BSMC
Construction with high quality materials.
Excellent location with all school and market at walking distance.
Well furnished parking facility.
Easy transportation facility to anywhere in city from the apartment.
Finance facility from banks.
Water harvesting system.

HIGHLIGHTS

Terrace Garden
Car Parking With EV. Charging
Lush Green Area
Lift 1 no.
Branded materials & fittings
Two tier security guard.
CCTV
Well ventilated rooms.
24x7 Electric and water supply.

Location Map



SITE ADDRESS:
Biharsharif- Ekangarsarai Main Road, Maghra,
Biharsharif

Proximity

SCHOOL'S & COLLEGES

Daffodil public School - 2.4 k.m
RPS School - 2.4 Km

HOSPITAL'S

Janaki Hospital - 2 Km
Nalanda Bone & spine center - 2.1 km
Revival Hospital & Trauma centre - 3.1 km

AIRPORT , RAILWAY STATION & BUS STAND

Golapur Airport - 1 KM
Ramchandarpur Bus stand - 2.9 k.m
Biharsharif Railway station - 5.8 k.m

SHOPPING & ENTERTAINMENT

Reliance Trendes - 1 Km
Kisan cinema Hall - 6.2 k.m
Nageshwar Mall - 2.6 Km

TEMPLE

Shitla Mandir Maghra- 0.92 k.m

PLAY & ACTIVITIES

Subhas Park - 4.4 k.m
Hiranya Parwat - 1.5 Km

ARPAN
MEGA STRUCTURES

PROMOTERS & DEVELOPERS

ARPAN MEGASTRUCTURES PRIVATE LIMITED

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