MADHUTECH
REALITY

Laxmi Saraswati
KUNJ

COMMERCIAL CUM RESIDENTIAL APARTMENT

Spacious modern living.



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The Beginning of a New Era

We believe there is more to architecture than buildings. It is thoughtful design of spaces.

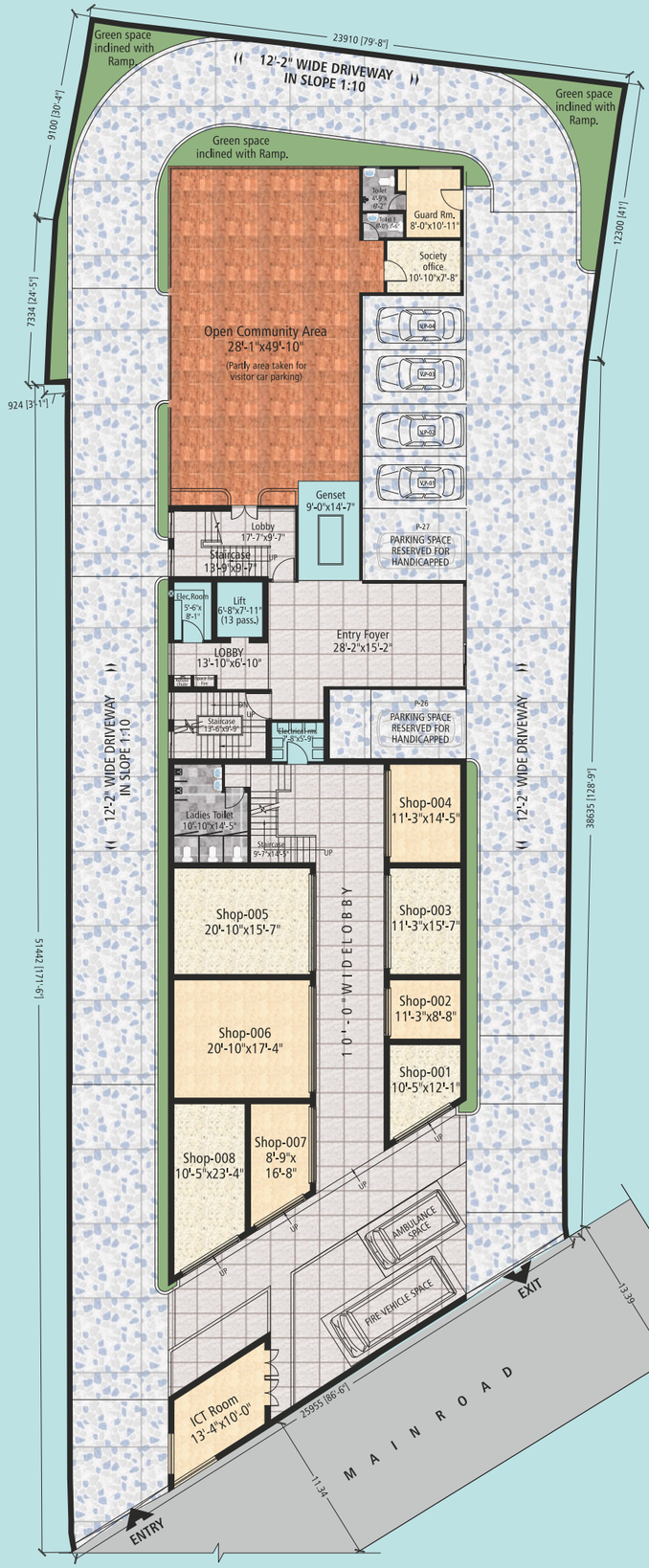
Everywhere around us, we see structures embodying thought. Some thoughts stand tall and take our breath away, some cradle us in a familiar air of comfort, while others simply make life more convenient.

At Laxmi Saraswati Kunj, thought is the soul of design, ushering you into a new realm of architecture.

- 24x7 Water Supply
- 24x7 Power Back Up
- Security
- Lift
- Intercom
- Party Space
- Fire Safety
- Own Transformer
- Car Parking
- Waterproof
- Heat Treatment
- Shopping
- Ambulance Parking Space
- Fire Vehicle Parking Space
- Parking Space for Handicapped

your dream home awaits

GROUND FLOOR





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AREA STATEMENT
SHOPS

Shop # 001	220.85 sq.ft.
Shop # 002	176.23 sq.ft.
Shop # 003	305.61 sq.ft.
Shop # 004	292.01 sq.ft.
Shop # 005	546.07 sq.ft.
Shop # 006	608.14 sq.ft.
Shop # 007	258.41 sq.ft.
Shop # 008	425.52 sq.ft.

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FIRST FLOOR



AREA STATEMENT
FLATS

Flat # 101
1592.94 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies

Flat # 102
1603.57 sq.ft.
Terrace 27.34 sq.ft.

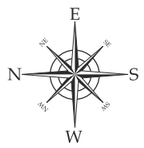
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 103
1187.62 sq.ft.

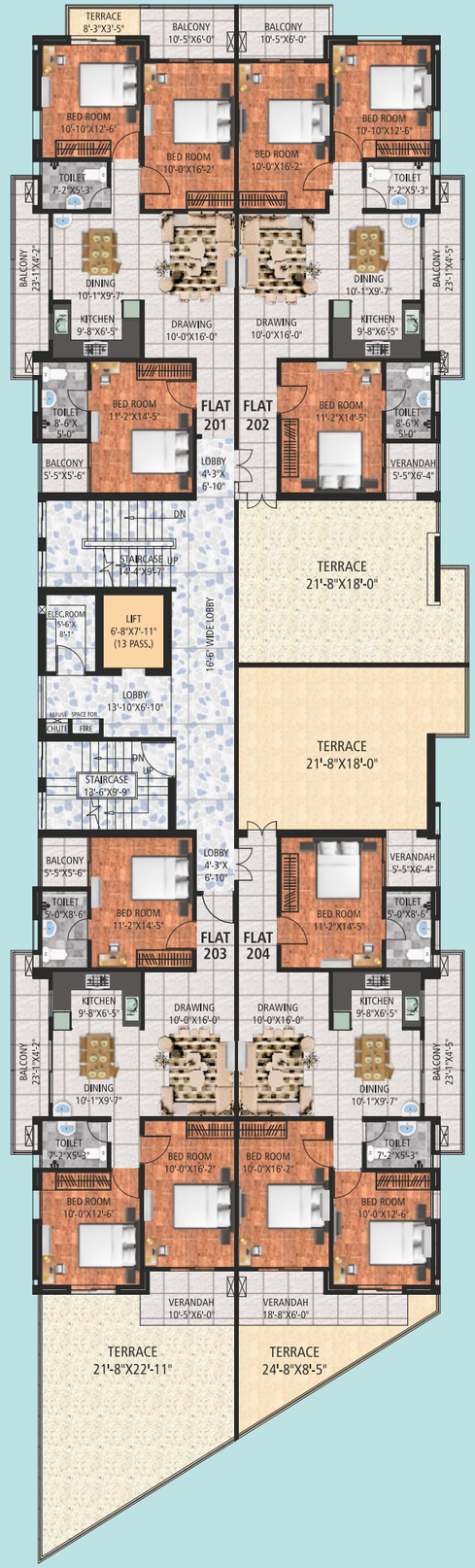
2 Bedrooms · 2 Toilets
1 Balcony

AREA STATEMENT
SHOPS

Shop # 101	401.74 sq.ft.
Shop # 102	305.61 sq.ft.
Shop # 103	283.04 sq.ft.
Shop # 104	550.07 sq.ft.
Shop # 105	608.14 sq.ft.
Shop # 106	684.96 sq.ft.



SECOND FLOOR



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AREA STATEMENT
FLATS

Flat # 201
1592.94 sq.ft.
Terrace 27.34 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 202
1658.49 sq.ft.
Terrace 421.03 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 203
1592.94 sq.ft.
Terrace 141.76 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 204
1658.49 sq.ft.
Terrace 543.38 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace



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THIRD FLOOR



AREA STATEMENT
FLATS

Flat # 301
1592.94 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies

Flat # 302
1603.57 sq.ft.
Terrace 27.34 sq.ft.

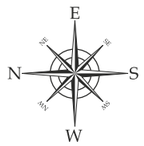
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 303
1592.94 sq.ft.

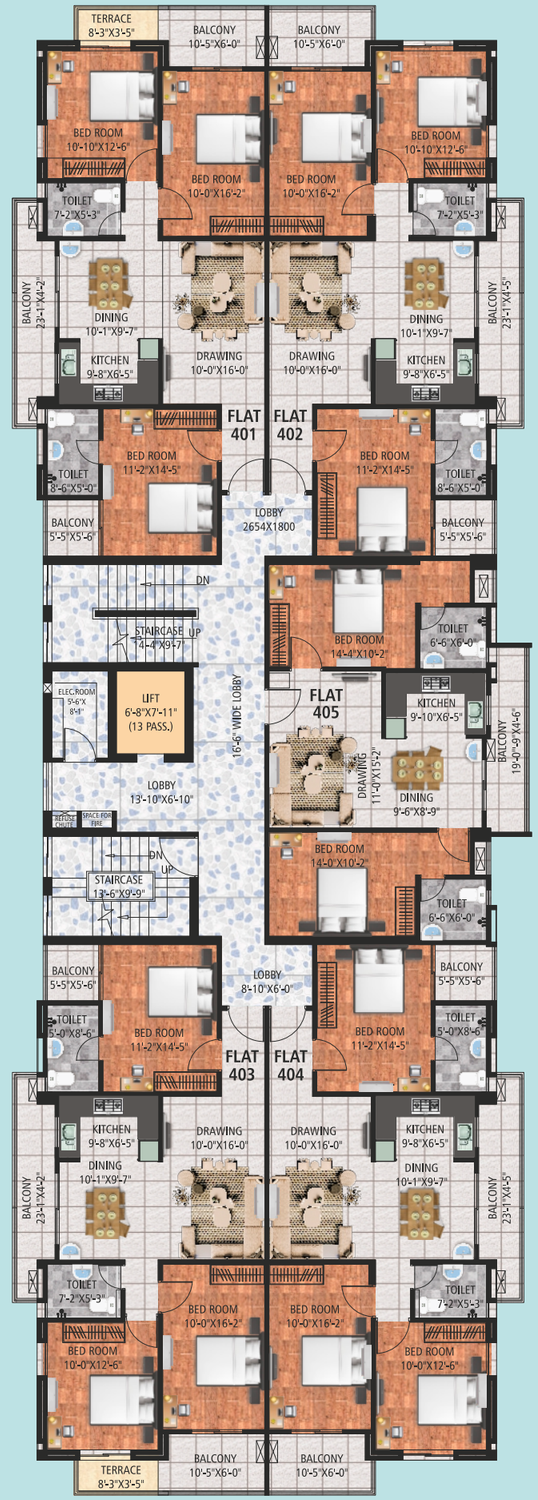
3 Bedrooms · 2 Toilets
3 Balconies

Flat # 304
1603.57 sq.ft.
Terrace 27.34 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace



FOURTH FLOOR



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AREA STATEMENT
FLATS

Flat # 401
1592.94 sq.ft.
Terrace 27.34 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 402
1603.57 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies

Flat # 403
1592.94 sq.ft.
Terrace 27.34 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 404
1603.57 sq.ft.

3 Bedrooms · 2 Toilets
3 Balconies

Flat # 405
1187.62 sq.ft.

2 Bedrooms · 2 Toilets
1 Balcony



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FIFTH FLOOR



AREA STATEMENT
FLATS

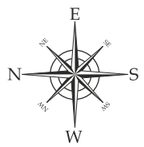
Flat # 501
1592.94 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies

Flat # 502
1603.57 sq.ft.
Terrace 27.34 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 503
1592.94 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies

Flat # 504
1603.57 sq.ft.
Terrace 27.34 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 505
1183.67 sq.ft.
2 Bedrooms · 2 Toilets
1 Balcony



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SIXTH FLOOR



AREA STATEMENT
FLATS

Flat # 601
1592.94 sq.ft.
Terrace 27.34 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 602
1658.49 sq.ft.
Terrace 381.37 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 603
1592.94 sq.ft.
Terrace 27.34 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace

Flat # 604
1658.49 sq.ft.
Terrace 381.37 sq.ft.
3 Bedrooms · 2 Toilets
3 Balconies · 1 Terrace







BRIEF ARCHITECTURAL AND STRUCTURAL SPECIFICATIONS

STRUCTURE

R.C.C frame structure building as/structural drawing with 200/100 thick AAC wall.

DOORS

MAIN DOOR: 125x62.5 mm thick sal wood frame including decorative wooden bead around. Solid core flush door (green ply/century/mayor) make.

TOILET DOOR: 125x62.5 mm th sal wood frame including decorative wooden bead around. Solid core flush door (green ply/century/mayor) or equivalent make with enamel paint finish.

INTERNAL DOOR :125x62.5 mm thick Sal wood frame including decorative wooden bead around. Solid core flush door (green ply/century/mayor) or equivalent make, with synthetic enamel finish.

WINDOWS

Alumunium/Wooden frames and shutters with 3mm thick reflective/clearglass.

FLOORING

Main Lobbies	-	Granite/marble/vitrified tile
Common lobbies and corridor	-	Granite/marble/vitrified tile
Staircase	-	Granite/ marble/ kota stone
Parking	-	Parking tile flooring
Offices & Shops	-	Vitrified tile

APARTMENT FLOORING

Living/Dining/Master Bed Room	-	Vitrified tile
Kitchen & Utility	-	Anti skid vitrified tile
Toilets/Balconies	-	Anti skid ceramic tiles

KITCHEN

Granite counter with stainless steel sink of ISI mark

CAMPUS

Pathway and Driveway	-	Cement Interlocking tiles

DADO

Lift lobbies	-	Vitrified/ granite/decorative tiles
Toilets	-	Glazed ceramic tiles upto 7' ht
Kitchen	-	Glazed ceramic tiles upto 2' ht above counter

TOILETS

White glazed vitreous wash basin of Parryware, Hindware or equivalent make in all toilets.

White glazed vitreous EWCs of Parryware, Hindware or equivalent make in all toilets.

Hot & Cold water wall mixer of Hindware or equivalent make in all toilets.

Acrylic/fiberglass cisterns in white colour in toilets. Health faucet in all toilets.

PAINTING & CLADDING

Internal walls & Ceilings	-	interior grade wall putty surface only.
External Finish	-	Partially Exterior grade texture paint over of ICI / Berger or equivalent make.
MS grills & Railings	-	Synthetic enamel paint of approved shade and colour.

ELECTRICAL OUTLINE SPECIFICATIONS

All electrical wiring in concealed conduit and using PVC insulated copper wires with modular switches of RR Kable/Anchor or equivalent make. Adequate lighting/power point socket and outlets in each room.

AC POINTS

All offices, shops, bedrooms & living rooms	-	Provision for split AC (wiring and external socket point only).

TV POINTS

Living Room & Master Bedroom	-	Complete with wiring & outlet.
DTH Connection	-	DTH conduit shall be provided in the ducts from terrace to the individual units.

TELEPHONE POINTS

Living Room & Master Bedroom	-	Complete with wiring & outlet
All other Bedrooms, Offices & Shops	-	(only conduits - no wiring & outlet)
DATA POINT	-	Master bedroom/living room/children's bedroom
EXHAUST FAN POINT	-	Complete with wiring & outlet in all toilets & kitchen
WATER PURIFIER POINT	-	Complete with wiring & outlet in kitchen
WASHING MACHINE POINT	-	Complete with wiring & outlet in utility
SECURITY SYSTEM	-	CCTV for ground floor common area and campus. Intercom from main security cabin to all apartments
GENERATOR	-	Kirlosker or equivalent silent generator of adequate capacity
LIFT	-	13 Passenger automatic lift of Otis / Kone / Mitsubishi or Thyssenkrupp
WATER PROOFING	-	Terrace and Sunken Slab water Proofing by DR. Fixit/Choksey chemical or equivalent.
BORING AND TUBE WELL	-	Boring and tube well of adequate capacity with adequate size ISI mark submersible pump.
INTERIOR WORK	-	COMMON AREA interior work shall be as per design drawing and specification of Architect.
LANDSCAPE WORK	-	Campus landscaping work shall be done as per design, drawing and specification given by architect.

Location

Not to scale



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Note : All specification, designs, layouts, features, colours, conditions etc. are only indicative and some of these can be changed at the discretion of the architect/developer. They are purely conceptual and not a legal/sale offering.