



NJ Homes Pvt. Ltd.



vastu shastra
BASED

Spacious
2 & 3 BHK
Deluxe Flats



MADHURI
Enclave

Near RPS Engineering College
Ambedkar Chowk, Khagaul, Danapur, Patna

Beautiful places to live

RERA Approved
BRERAP83231-2/1105/R-902/2020




...foundation of faith & commitments

residential complex



NJ Homes has been acknowledged for quality. Fairness, Commitments, integrity, timely execution, innovative technology & Value Addition all through for all of our projects.

The Company is managed by highly qualified professionals who are fully engrossed to ensure that the company maintains its high standard in quality construction and customer satisfactions.

The company has always strived hard to keep its commitment and thus enjoys an extremely resonant reputation in the Real Estate Business.

AMENITIES YOU DESERVE



24x7 Water Supply



24x7 Power Back Up



Security



Lift



Own Transformer



Car Parking



Intercom



Fire Safety



Heat Treatment



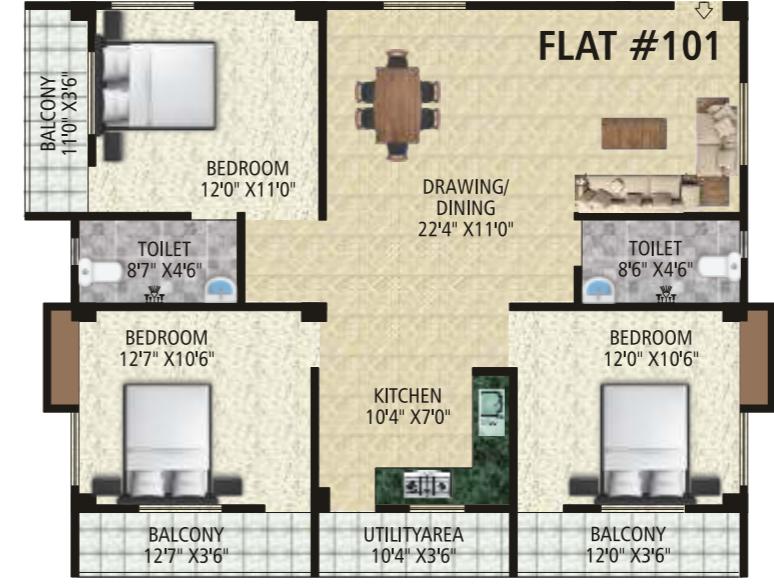
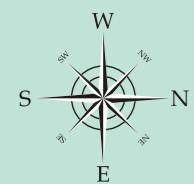
Waterproof



TYPICAL FLOOR PLAN

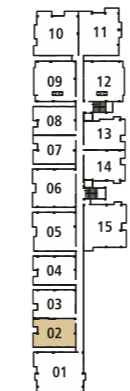
Area Statement

Flat No.	Carpet Area (sft)	Built Up Area (sft)	Super B/u Area (sft)
101	949.00	1190.0	1570.0
102	643.00	775.0	1025.0
103	643.00	745.0	985.0
104	643.00	750.0	990.0
105	875.00	1015.0	1340.0
106	894.00	1015.0	1340.0
107	645.00	745.0	985.0
108	645.00	745.0	985.0
109	923.00	1025.0	1355.0
110	981.00	1140.0	1505.0
111	997.00	1145.0	1511.0
112	892.00	995.0	1315.0
113	656.00	765.0	1010.0
114	668.00	780.0	1030.0
115	949.00	1145.0	1511.0



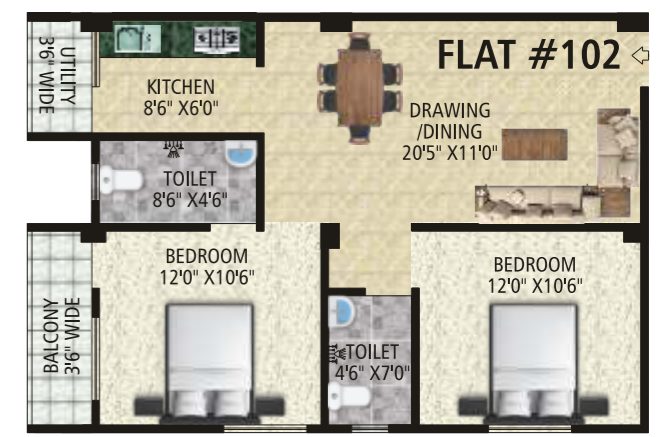
Flat # 01
(1570 sqft)
3 BHK

- 3 Bedrooms
- 2 Bathrooms
- 3 Balconies



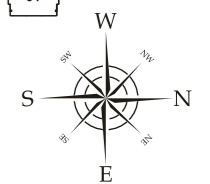
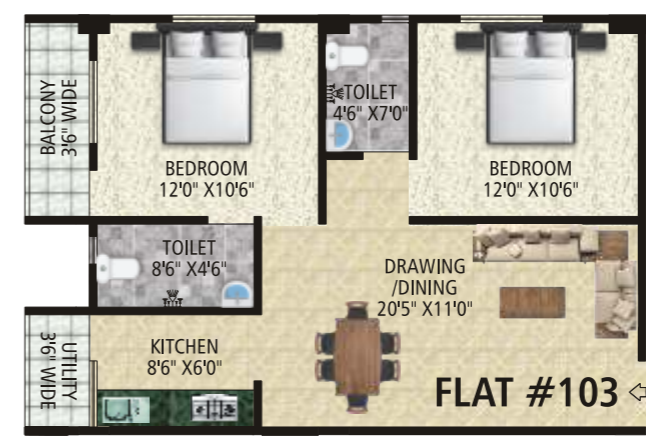
Flat # 02
(1025 sqft)
2 BHK

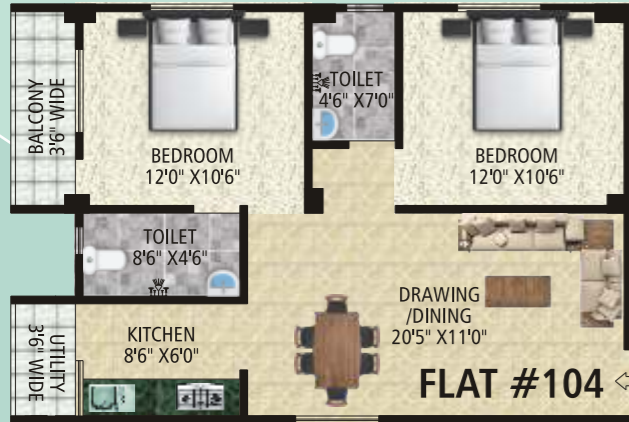
- 2 Bedrooms
- 2 Bathrooms
- 1 Balcony



Flat # 03
(985 sqft)
2 BHK

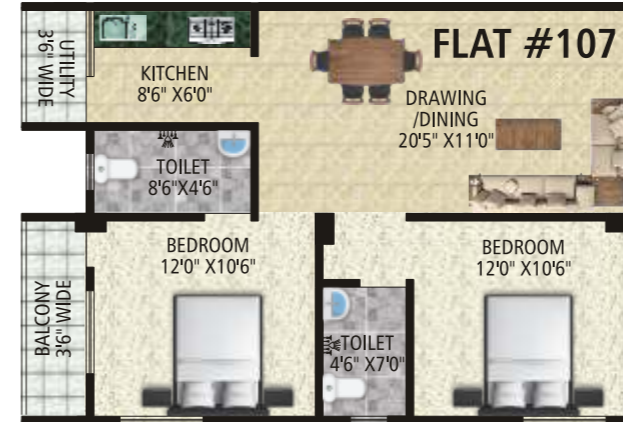
- 2 Bedrooms
- 2 Bathrooms
- 1 Balcony





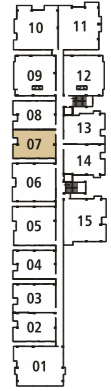
Flat # 04
(990 sqft)
2 BHK

- 2 Bedrooms
- 2 Bathrooms
- 1 Balcony



Flat # 07
(985 sqft)
2 BHK

- 2 Bedrooms
- 2 Bathrooms
- 1 Balcony



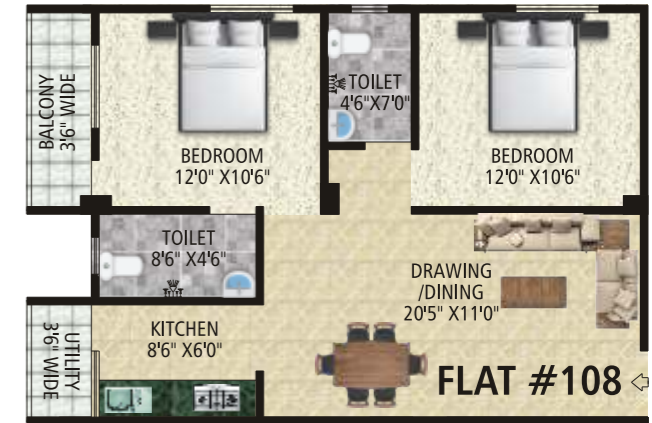
Flat # 05
(1340 sqft)
2 BHK

- 3 Bedrooms
- 2 Bathrooms
- 2 Balconies



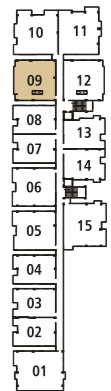
Flat # 08
(985 sqft)
2 BHK

- 3 Bedrooms
- 2 Bathrooms
- 1 Balcony



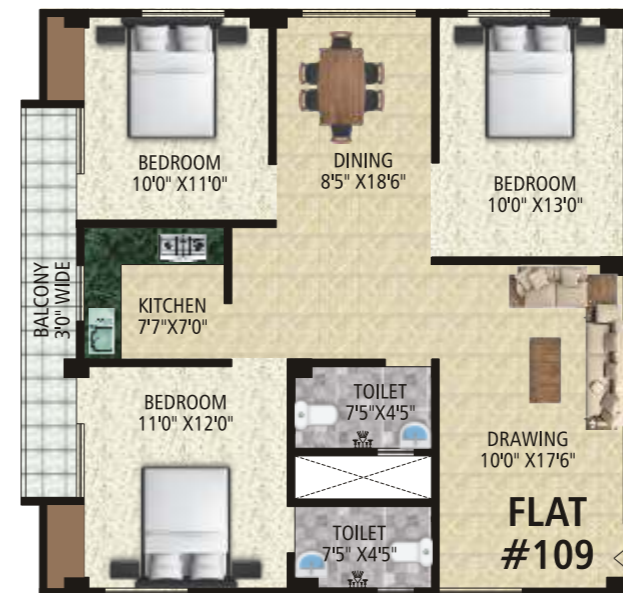
Flat # 09
(1355 sqft)
3 BHK

- 3 Bedrooms
- 2 Bathrooms
- 1 Balcony



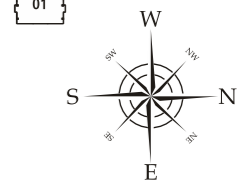
Flat # 06
(1340 sqft)
2 BHK

- 3 Bedrooms
- 2 Bathrooms
- 2 Balconies



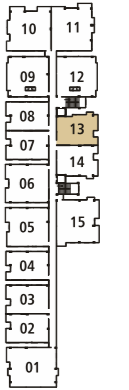
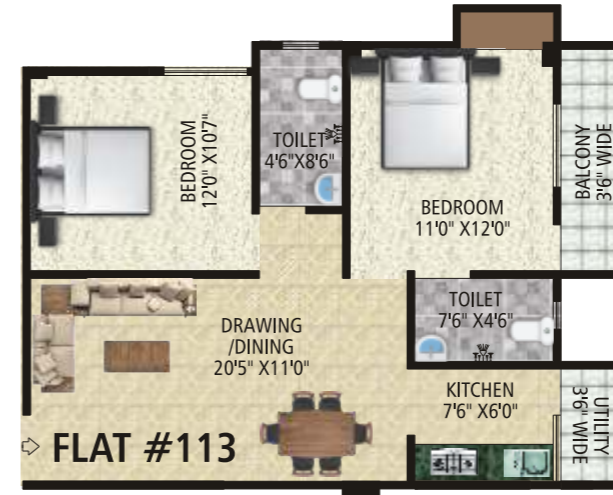
Flat # 09
(1355 sqft)
3 BHK

- 3 Bedrooms
- 2 Bathrooms
- 1 Balcony





3 Bedrooms 2 Bathrooms
3 Balconies



Flat #13
(1010 sqft)
2 BHK

2 Bedrooms 2 Bathrooms
1 Balcony



Flat #11
(1511 sqft)
3 BHK

3 Bedrooms 2 Bathrooms
2 Balconies



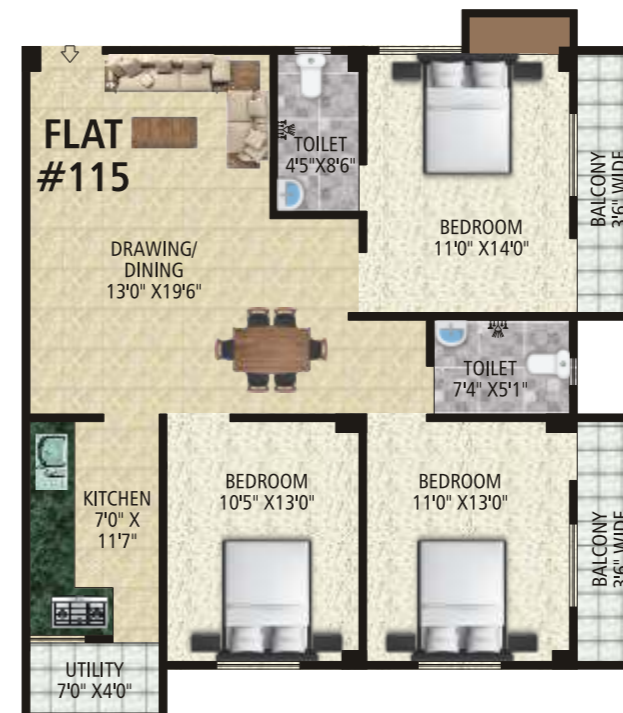
Flat #14
(1030 sqft)
2 BHK

2 Bedrooms 2 Bathrooms
1 Balcony



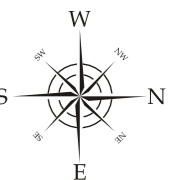
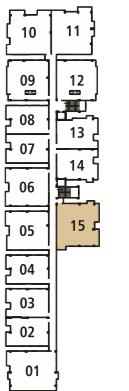
Flat #12
(1315 sqft)
3 BHK

3 Bedrooms 2 Bathrooms
1 Balcony



Flat #15
(1511 sqft)
3 BHK

3 Bedrooms 2 Bathrooms
2 Balconies



SPECIFICATIONS

Foundation :	RCC Foundation taking into consideration earth quake resistant as per structure / consultant.
Super Structure :	RCC frame structure as per structure / consultant.
Flooring :	Good quality vitrified tiles flooring in entire flat of building.
Kitchen :	Black granite slab on kitchen working platform with 2'0" height Dado tiles on wall.
Toilet :	6'0" height Dado tiles on wall. Good quality C.P. fittings with hot & cold connection and anti skied floor tiles in both toilet.
Door :	Decorative main door and internal flush doors with wooden Chawkhat.
Window :	Anodized aluminium sliding window.
Electrical :	Concealed copper wiring in flat with A.C. point in all bedroom, Modular switches.
Wall Finish :	Internal finishing with wall putty. External finishing with wall putty & weather coat.
Lift :	Passenger lift of KONE/OTIS or similar make.
Generator :	Generator (silent) for common facility.
Close circuit camera :	Close circuit camera for safety.
Intercom :	Intercom facility.
Water Proof :	Heat treatment and water proofing of roof top.
Fire Safety :	Fire safety to be installed for the safety of building.
OTHERS :	Checkeded tiles in compound & parking area.



MODE OF PAYMENT

At the time of booking and registration of flat	: 20%	At the time of 3 rd Floor roof casting	: 15%
At the time of Ground Floor roof casting	: 15%	At the time of 4 th Floor roof casting	: 15%
At the time of 1 st Floor roof casting	: 15%	Before possession	: 5%
At the time of 2 nd Floor roof casting	: 15%		

Final Payment should be made before two month of possession.

Extra Charge

- Miscellaneous Charge - ₹ 3,50,000/-
- Any extra work other than agreement will be charged as extra.
- Flat owners shall bear the cost of electric meter as per rule of the Bihar State Electricity Board.
- GST & any other govt. charges will be paid by the purchaser.

COMPANY VENTURE



Kamla Enclave
Near Patliputra Tel. Exchange, Patna
(Completed Project)



B.Rai Residency
Shiv Puri, Patna
(Completed Project)



La Verna Residency
Indrapuri, Patna
(Completed Project)



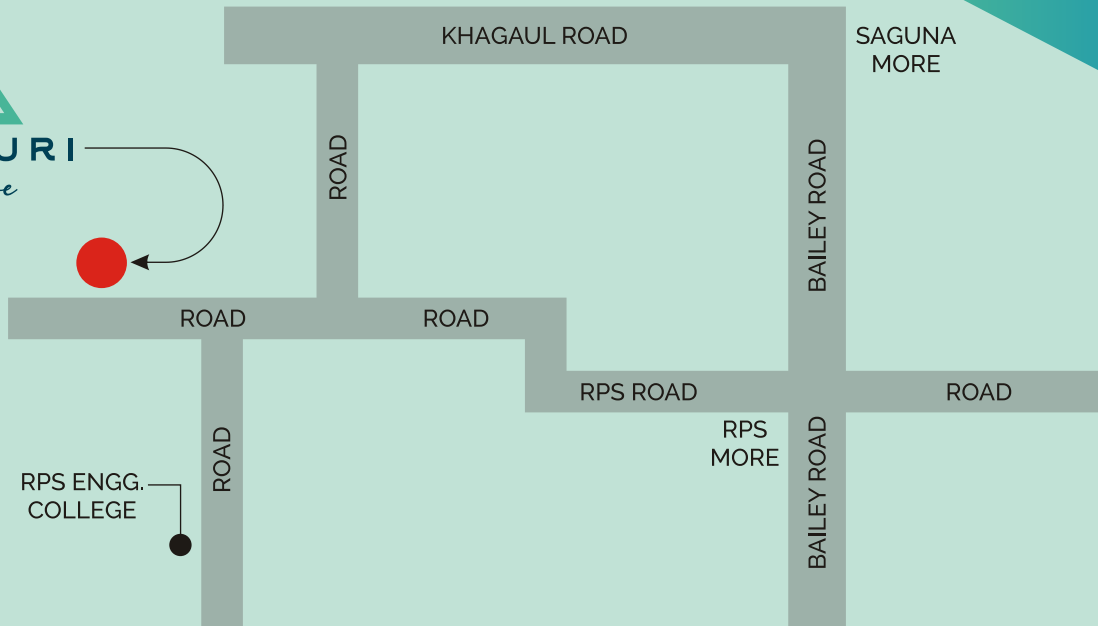
Lotus Tower
Shivpuri, Patna
(Running Project)



Location

Not to scale

MADHURI
Enclave



Note: The brochure of the project is only convenience of easy visualization and information.

This is not a legal offering the company reserves the right to modify, change or alters the plan, Layout of the flat, building, landscape, features or facilities without express written consent of the buyer.

NJ
HOMES
NJ Homes Pvt. Ltd.

202A, Gharounda Complex, Jagdeopath More,
Bailey Road, Patna 800 014
Tel. : 9234509365, 9473383321, 8002693325, 7739066666
email : reach2njhomes@gmail.com
website : www.njhomes.in

Astro Vastu Consultant
N.K. Bhatt
Tel. : 9973199798

Architect :
M. K. & Associates
202 B, Gharounda Complex
Jagdeo Path More, Baily Road, Patna
Tel. : 9431063329, 7091868467