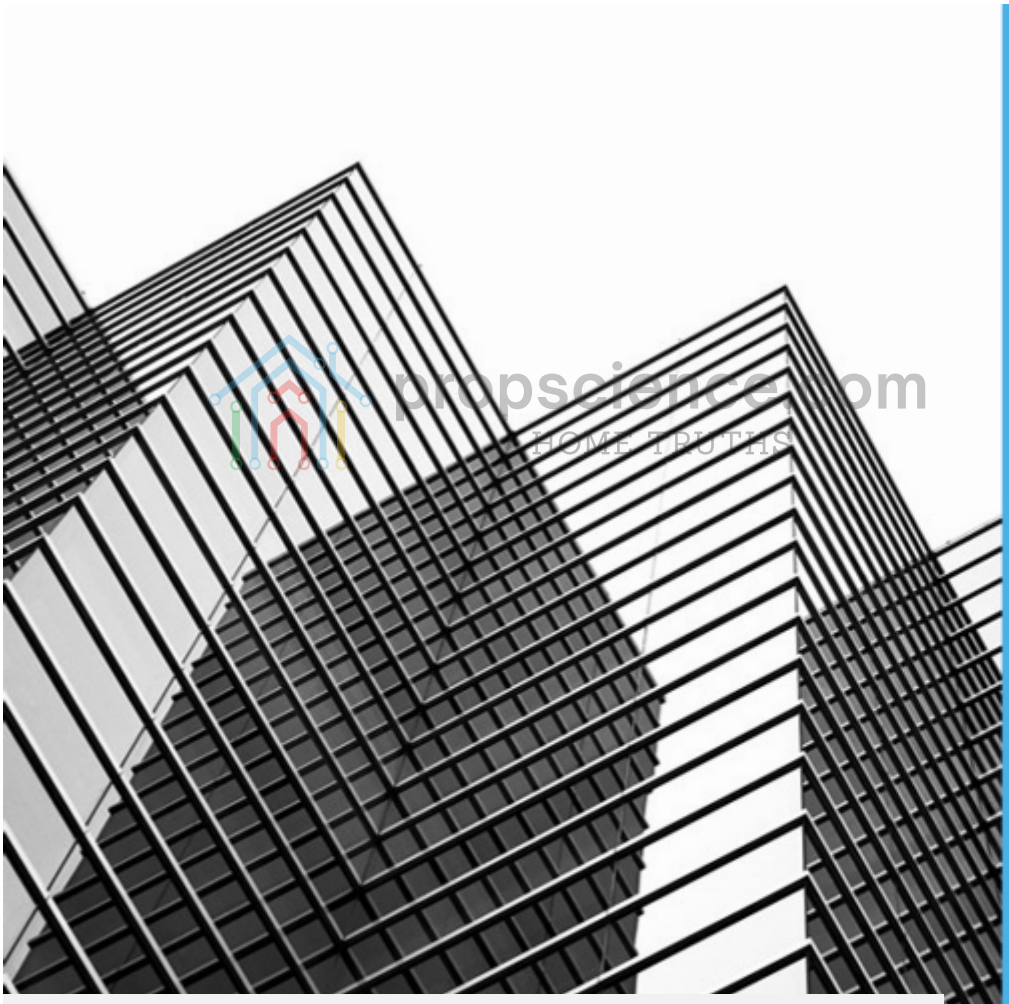
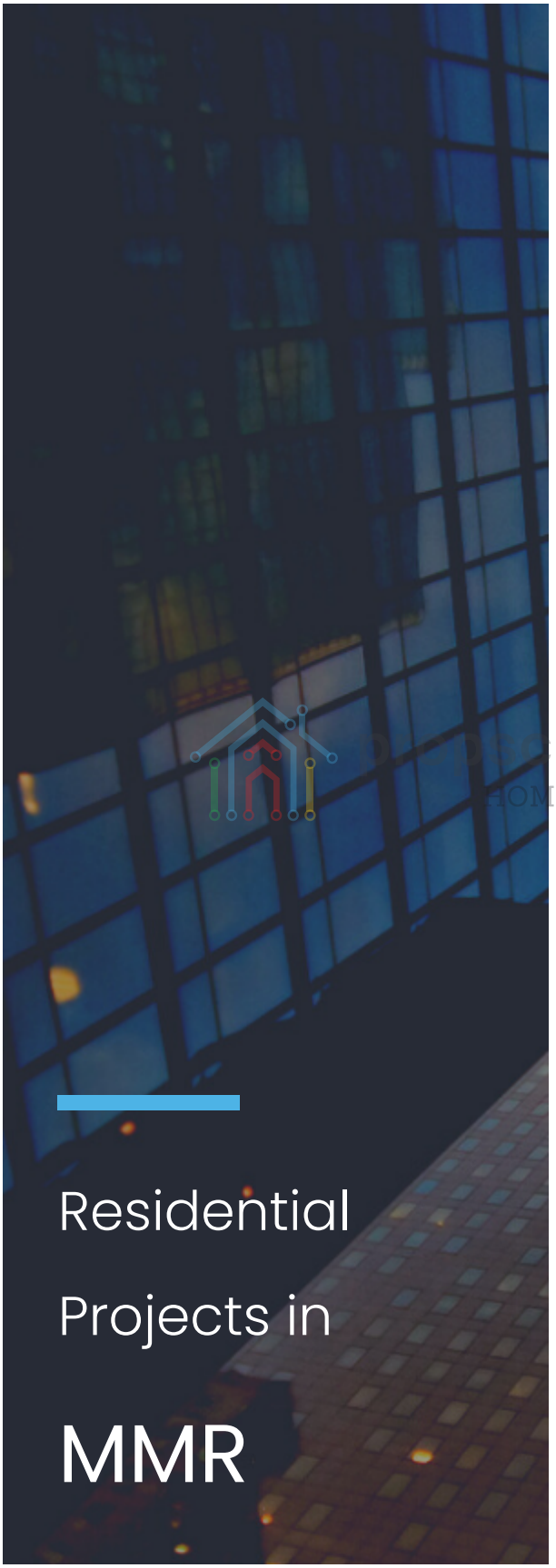
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# PROP REPORT




**Krishna Prestige**

MahaRERA Number : P51700011183



Residential Projects in MMR

# WE HELP YOU MAKE THE INVESTMENT

Propscience is India's first direct to customer research-driven real estate portal specializing in residential real estate. We are not backed or associated with any builder, bank, or broking firm, nor do we offer any property management services. We are an unbiased entity focused solely on providing accurate and frequently updated information to prospective homebuyers and homeowners of under-construction properties in MMR.

We offer homebuyers and new home owners detailed information across 450+ data points along with several decision-making tools to help them make the best assessment of their prospective investment. At present we have over 2000 projects visible on our site, spread across MMR, catering to varied ticket sizes.

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# LOCATION

The project is in Mira Road East. Mira Road West is a locality of the Mira-Bhayandar Municipal Corporation, that is a part of the Thane district of the state of Maharashtra. Its an undeveloped locality of Mira Bhayandar compromising of several government regulated Salt Pans, marshes, and mangroves. This locality does not have any residential or commercial developments. It is connected to the rest of the city and the city of Mumbai via the Mumbai Suburban district railway line.

| Post Office | Police Station | Municipal Ward |
|---|---|---|
| NA | NA | NA |

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## Neighborhood & Surroundings

The locality is cosmopolitan with a healthy mix of people from different communities and professions.

## Connectivity & Infrastructure

- Mira Road Railway Station **2.2 Km**
- Bhakti Vedanta Hospital **0.4 Km**
- MBMC Secondary School **1.8 Km**
- Thakur Mall **0.9 Km**

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# LAND & APPROVALS

| Last updated on the MahaRERA website | On-Going Litigations | RERA Registered Complaints |
|---|---|---|
| NA | 5 | NA |

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# BUILDER & CONSULTANTS

| Project Funded By | Architect | Civil Contractor |
|---|---|---|
| NA | NA | NA |

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# PROJECT & AMENITIES

| Time Line | Size | Typography |
|---|---|---|
| Completed on 31st December, 2021 | 1.57 Acre | 1 BHK |

## Project Amenities

| | |
|---|---|
| **Sports** | Swimming Pool |

| | |
|---|---|
| **Leisure** | Pet Friendly |
| **Business & Hospitality** | NA |
| **Eco Friendly Features** | Waste Segregation,Water Storage |

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# BUILDING LAYOUT

| Tower Name | Number of Lifts | Total Floors | Flats per Floor | Configurations | Dwelling Units |
|---|---|---|---|---|---|
| Wing A | 2 | 14 | 4 | 1 BHK | 56 |
| Wing B | 2 | 14 | 4 | 1 BHK | 56 |
| Wing C | 2 | 14 | 4 | 1 BHK | 56 |
| WIng D | 2 | 12 | 4 | 1 BHK | 48 |
| Wing E | 2 | 12 | 4 | 1 BHK | 48 |
| **First Habitable Floor** | | | | NA | |

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## Services & Safety

- **Security :** NA
- **Fire Safety :** NA
- **Sanitation :** NA
- **Vertical Transportation :** NA

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# FLAT INTERIORS

| Configuration | RERA Carpet Range |
|---|---|
| 1 BHK | 413 sqft |
| 1 BHK | 413 sqft |
| 1 BHK | 413 sqft |
| 1 BHK | 413 sqft |
| 1 BHK | 413 sqft |

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| | |
|---|---|
| **Floor To Ceiling Height** | NA |

| | |
|---|---|
| **Views Available** | NA |

| | |
|---|---|
| **Flooring** | Vitrified Tiles |
| **Joinery, Fittings & Fixtures** | NA |
| **Finishing** | False Ceiling |
| **HVAC Service** | NA |
| **Technology** | NA |
| **White Goods** | NA |

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# COMMERCIALS

| Configuration | Rate Per Sqft | Agreement Value | Box Price |
|---|---|---|---|
| 1 BHK | INR 14769.98 | -- | INR 6100000 |

**Disclaimer:** Prices mentioned are approximate value and subject to change.

| GST | Stamp Duty | Registration |
|---|---|---|
| 5% | 6% | INR 30000 |

| Floor Rise | Parking Charges | Other Charges |
|---|---|---|
| NA | NA | NA |

| | |
|---|---|
| **Festive Offers** | The builder is not offering any festive offers at the moment. |
| **Payment Plan** | NA |
| **Bank Approved Loans** | Axis Bank,HDFC Bank,ICICI Bank,IDBI Bank,PNB Housing Finance Ltd,SBI Bank |

**Transaction History**

Details of some of the latest transactions can be viewed in Annexure A.

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# PROJECT PROPSCORE

Propscience uses a unique and highly proprietary algorithm to arrive at Propscores for every project it covers. This score is calculated out of 100 points. Through our detailed research we gather over 500 data points of information about each project. These data points are broken down into categories (mentioned below). An individual score is arrived at for each category and then a combined project Propscore is given. The purpose of the Propscore is to help you evaluate the distinct value you can hope to derive from each aspect of the project.

| Category | Score |
|---|---|

| | |
|---|---|
| **Place** | 63 |
| **Connectivity** | 48 |
| **Infrastructure** | 66 |
| **Local Environment** | 30 |
| **Land & Approvals** | 56 |
| **Project** | 70 |
| **People** | 39 |
| **Amenities** | 30 |
| **Building** | 53 |
| **Layout** | 38 |
| **Interiors** | 30 |
| **Pricing** | 30 |
| **Total** | **46/100** |

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