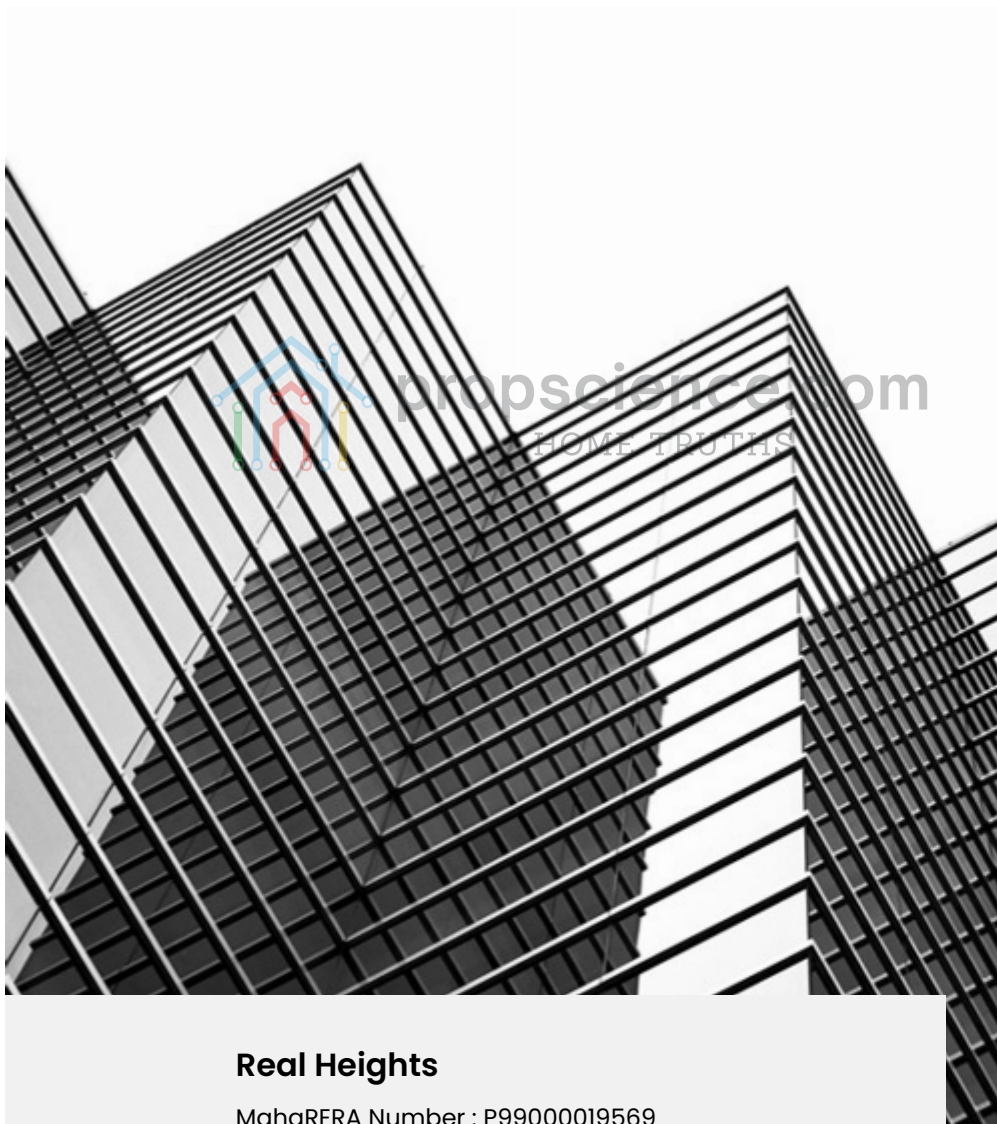


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# PROP REPORT



**Real Heights**

MahaRERA Number : P99000019569



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.

## LOCATION

Post Office	Police Station	Municipal Ward
NA	NA	NA

### Neighborhood & Surroundings

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

### Connectivity & Infrastructure

- Vasai Railway Station **2 Km**
- Paltinum Hospital **1 Km**
- St.Stanislaus Primary School **2.8 Km**
- Dreams Mall **0.5 Km**

## LAND & APPROVALS

Last updated on the MahaRERA website

On-Going  
Litigations

RERA Registered  
Complaints

NA	NA	NA
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**REAL HEIGHTS**

## BUILDER & CONSULTANTS

Project Funded By	Architect	Civil Contractor
NA	NA	NA

**REAL HEIGHTS**



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HOME TRUTHS

## PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 31st December, 2024	0.56 Acres Acre	1 BHK,2 BHK


### Project Amenities

<b>Sports</b>	Jogging Track,Kids Play Area
<b>Leisure</b>	Pet Friendly

<b>Business &amp; Hospitality</b>	NA
<b>Eco Friendly Features</b>	Waste Segregation,Landscaped Gardens

REAL HEIGHTS

## BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Real Heights	3	15	8	1 BHK,2 BHK	120
 HOME TRUTHS <b>First Habitable Floor</b>				NA	

### Services & Safety

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

REAL HEIGHTS

# FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	358 sqft
2 BHK	545 sqft

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

REAL HEIGHTS

# COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	INR 8519.55	--	INR 3050000
2 BHK	INR 8256.88	--	INR 4500000

**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

<b>Festive Offers</b>	The builder is not offering any festive offers at the moment.
<b>Payment Plan</b>	NA
<b>Bank Approved Loans</b>	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.

REAL HEIGHTS

## 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	55
Connectivity	48
Infrastructure	66
Local Environment	30
Land & Approvals	44
Project	68
People	39

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<b>Amenities</b>	30
<b>Building</b>	53
<b>Layout</b>	38
<b>Interiors</b>	30
<b>Pricing</b>	30
<b>Total</b>	<b>44/100</b>

REAL HEIGHTS



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