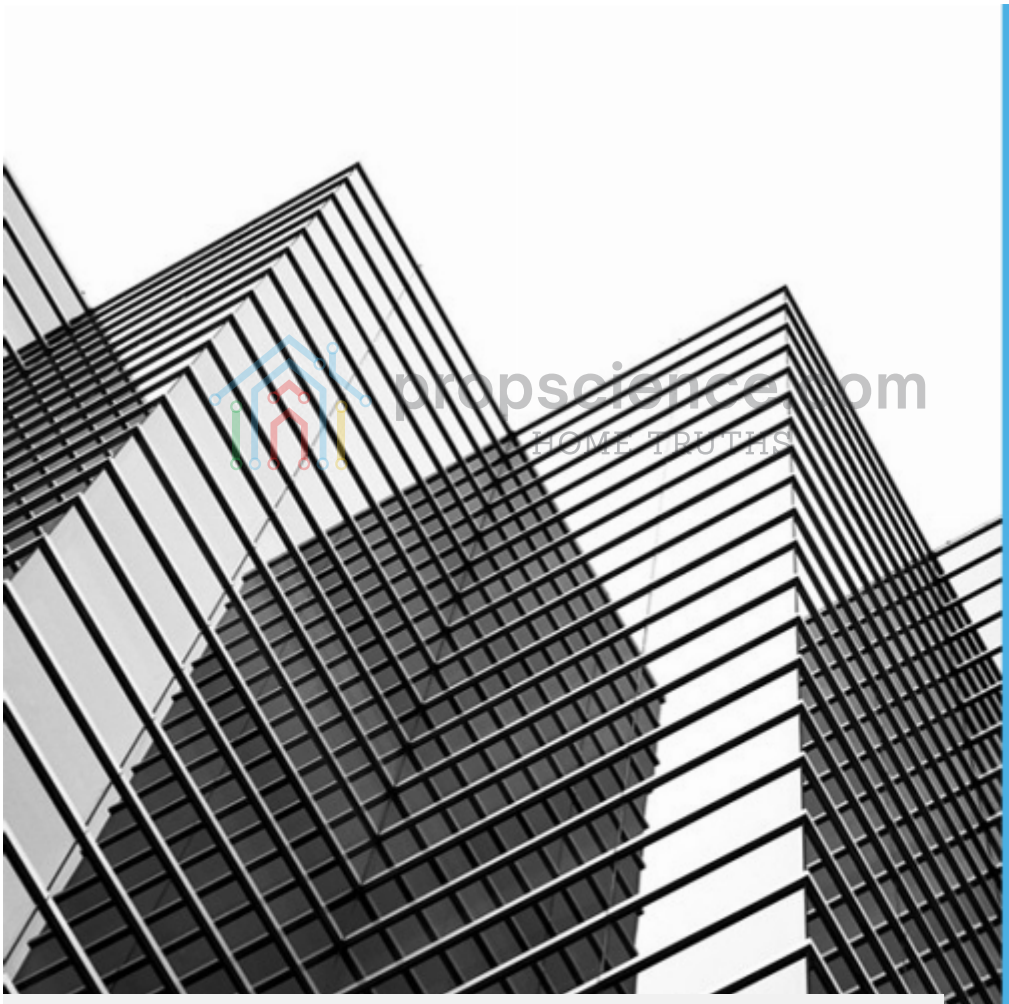
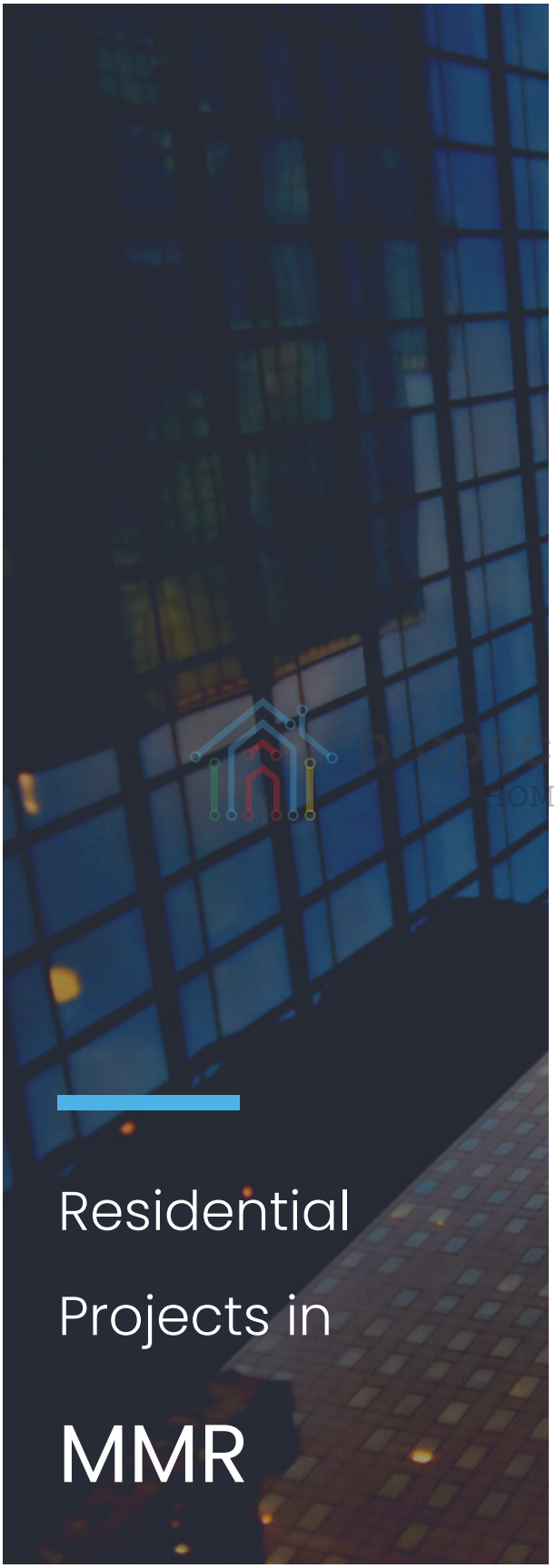
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PROP REPORT



Anjaneya Heights

MahaRERA Number : P99000030092



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

Post Office	Police Station	Municipal Ward
Bassein Road	NA	NA

Neighborhood & Surroundings

The locality is cosmopolitan with a healthy mix of people from different communities and professions. The locality is not prone to traffic jams. The air pollution levels are 140 AQI and the noise pollution is 0 to 50 dB .

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HOME TRUTHS

Connectivity & Infrastructure

- Dattani Square Mall **48 Km**
- Manikpur Talao, Manickpur **1.2 Km**
- Vasai Railway Station **1.5 Km**
- Sativali, Vasai Phata **10 Km**
- Janseva Hospital **3.5 Km**
- Mount Carmel high school and junior college, Sandor, Naigaon West, Naigaon, Maharashtra 401201 **2.9 Km**
- Dattani Square Mall **3.3 Km**
- D Mart **3.1 Km**

ANJANEYA HEIGHTS

LAND & APPROVALS

Last updated on the MahaRERA website	On-Going Litigations	RERA Registered Complaints
NA	NA	1

ANJANEYA HEIGHTS

BUILDER & CONSULTANTS

Project Funded By	Architect	Civil Contractor
NA	NA	NA

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HOME TRUTHS

ANJANEYA HEIGHTS

PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 31st December, 2024	1370.30 Sqmt	1 BHK,2 BHK,Studio,Villa

Project Amenities

Sports	Kids Play Area
Leisure	Temple
Business & Hospitality	NA
Eco Friendly Features	Water Storage

ANJANEYA HEIGHTS

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Anjaneya Heights	1	7	6	1 BHK	42
Anjaneya Heights	1	7	6	2 BHK	42
Anjaneya Heights	1	7	4	Studio	28
First Habitable Floor				1st Floor	

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HOME TRUTHS

Services & Safety

- **Security :** Society Office,Security Staff
- **Fire Safety :** NA
- **Sanitation :** The surrounding area is clean. No presence of nalas /slums /gutters /sewers
- **Vertical Transportation :** NA

ANJANEYA HEIGHTS

FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	430 sqft
2 BHK	670 sqft
Studio	260 sqft

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HOME TRUTHS

Floor To Ceiling Height	Between 9 and 10 feet
Views Available	Open Grounds / Landscape / Project Amenities

Flooring	Vitrified Tiles,Anti Skid Tiles

Joinery, Fittings & Fixtures	Sanitary Fittings,Kitchen Platform,Light Fittings,Stainless Steel Sink,Brass Joinery,Concealed copper wiring,Electrical Sockets / Switch Boards
Finishing	Luster Finish Paint,Double glazed glass windows
HVAC Service	Split / Box A/C Provision
Technology	Optic Fiber Cable
White Goods	NA

ANJANEYA HEIGHTS

COMMERCIALS

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HOME TRUTHS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	INR 9555	INR 4108650	INR 4515000
2 BHK	INR 9555	INR 6401850	INR 7013998
Studio	INR 9555	INR 2484300	INR 2783044

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

GST	Stamp Duty	Registration

2%	6%	INR 30000
Floor Rise	**Parking Charges**	**Other Charges**
NA	INR 0	INR 70000

Festive Offers	The builder is not offering any festive offers at the moment.
Payment Plan	Construction Linked Payment
Bank Approved Loans	Axis Bank,HDFC Bank,ICICI Bank,LIC Housing Finance Ltd,SBI Bank

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HOME TRUTHS

Transaction History

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

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	65
Infrastructure	62
Local Environment	90
Land & Approvals	50
Project	64
People	39
Amenities	30
Building	65
Layout	59
Interiors	63
Pricing	50
Total	58/100

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