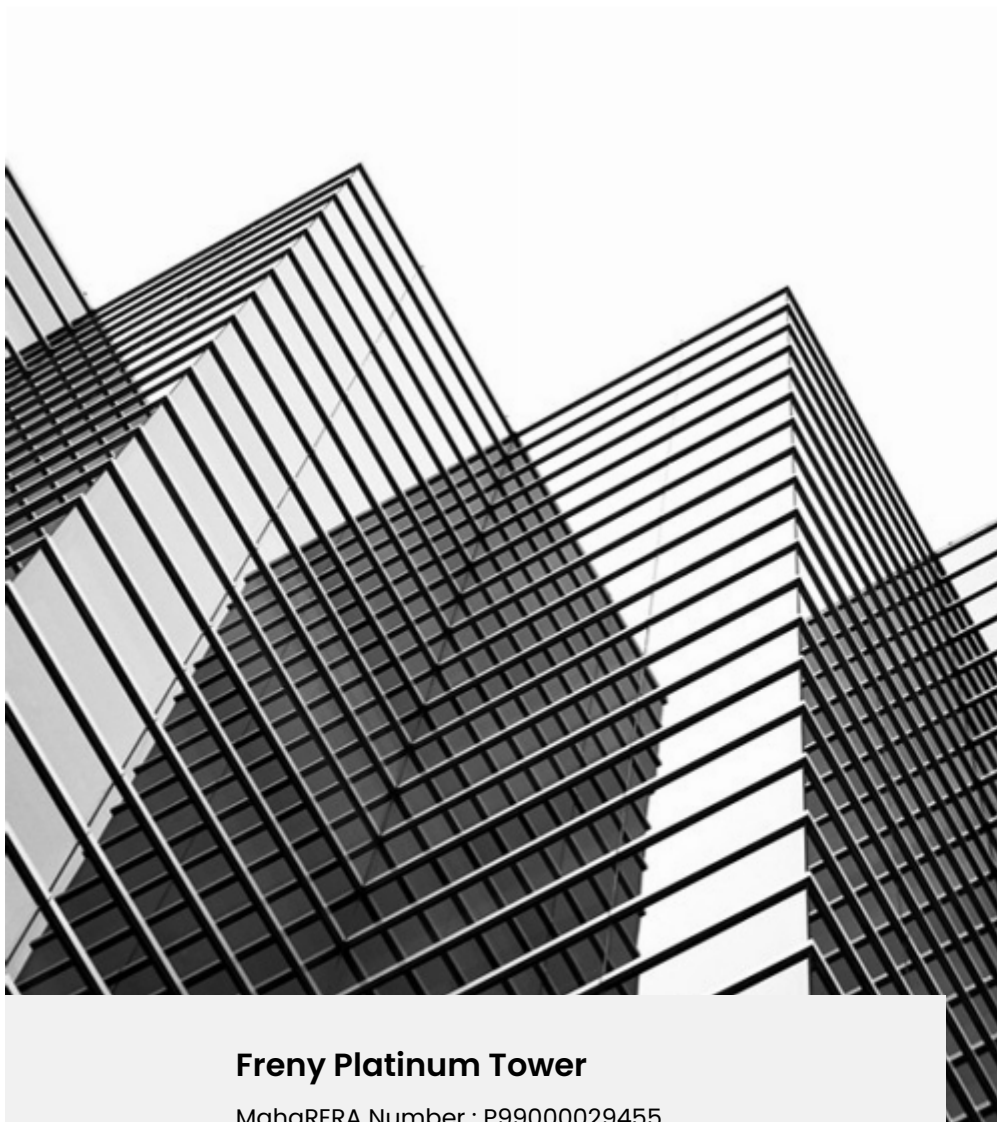


propscience.com

# PROP REPORT



**Freny Platinum Tower**

MahaRERA Number : P99000029455



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
Vasai Road E	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 75 AQI and the noise pollution is 0 to 50 dB .

### Connectivity & Infrastructure

- Mumbai International Airport **45.2 Km**
- Vasai Bus Depot **4.2 Km**
- Vasai Railway Station **4.2 Km**
- NH 48 **6.9 Km**
- Evershine Hospital **2.2 Km**
- Saraswati Vidyamandir **6.1 Km**
- Carnival Cinemas **2.6 Km**
- D Mart **4.4 Km**

## LAND & APPROVALS

Last updated on the MahaRERA website	On-Going Litigations	RERA Registered Complaints
October 2021	NA	1

## FRENY PLATINUM TOWER

## BUILDER & CONSULTANTS

Founded by Ghanshyam Bavadiya in 2011. Platinum is proud to represent the new age real estate development group. Since inception, they have always focused on delivering hi-tech value homes for contemporary Indians. Building luxury residences at an affordable price is what makes them different.

Project Funded By	Architect	Civil Contractor
NA	NA	NA

## FRENY PLATINUM TOWER

## PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 31st December, 2026	687.98 Sqmt	1 BHK

## Project Amenities

<b>Sports</b>	Kids Play Area
<b>Leisure</b>	NA
<b>Business &amp; Hospitality</b>	NA
<b>Eco Friendly Features</b>	NA

### FRENNY PLATINUM TOWER

## BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Frenny Platinum Wing A	2	15	8	1 BHK	120
Frenny Platinum Wing B	2	15	8	1 BHK	120

<b>First Habitable Floor</b>	1st
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## Services & Safety

- **Security** : Society Office,Security System / CCTV,Security Staff,Earthquake Resistant Design
- **Fire Safety** : Fire Hose,Fire cylinders
- **Sanitation** : There are nalas / contaminated water outlets near the project
- **Vertical Transportation** : High Speed Elevators

### FRENY PLATINUM TOWER

## FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	336 - 360 sqft
1 BHK	336 - 360 sqft
Floor To Ceiling Height	Between 9 and 10 feet
Views Available	Open Grounds / Landscape / Project Amenities
Flooring	Vitrified Tiles, Anti Skid Tiles

<b>Joinery, Fittings &amp; Fixtures</b>	Sanitary Fittings,Kitchen Platform,Light Fittings,Stainless Steel Sink,Brass Joinery,Concealed copper wiring,Safety door,Electrical Sockets / Switch Boards
<b>Finishing</b>	Luster Finish Paint
<b>HVAC Service</b>	Split / Box A/C Provision
<b>Technology</b>	Optic Fiber Cable
<b>White Goods</b>	NA

FRENY PLATINUM TOWER

## COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	--	--	INR 2900000 to 3100000

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

GST	Stamp Duty	Registration
1%	6%	INR 30000

Floor Rise	Parking Charges	Other Charges
NA	INR 0	INR 0

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

### Transaction History

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

FRENY PLATINUM TOWER

## 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
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<b>Place</b>	55
<b>Connectivity</b>	45
<b>Infrastructure</b>	64
<b>Local Environment</b>	90
<b>Land &amp; Approvals</b>	44
<b>Project</b>	85
<b>People</b>	39
<b>Amenities</b>	36
<b>Building</b>	65
<b>Layout</b>	53
<b>Interiors</b>	55
<b>Pricing</b>	50
<b>Total</b>	<b>57/100</b>

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