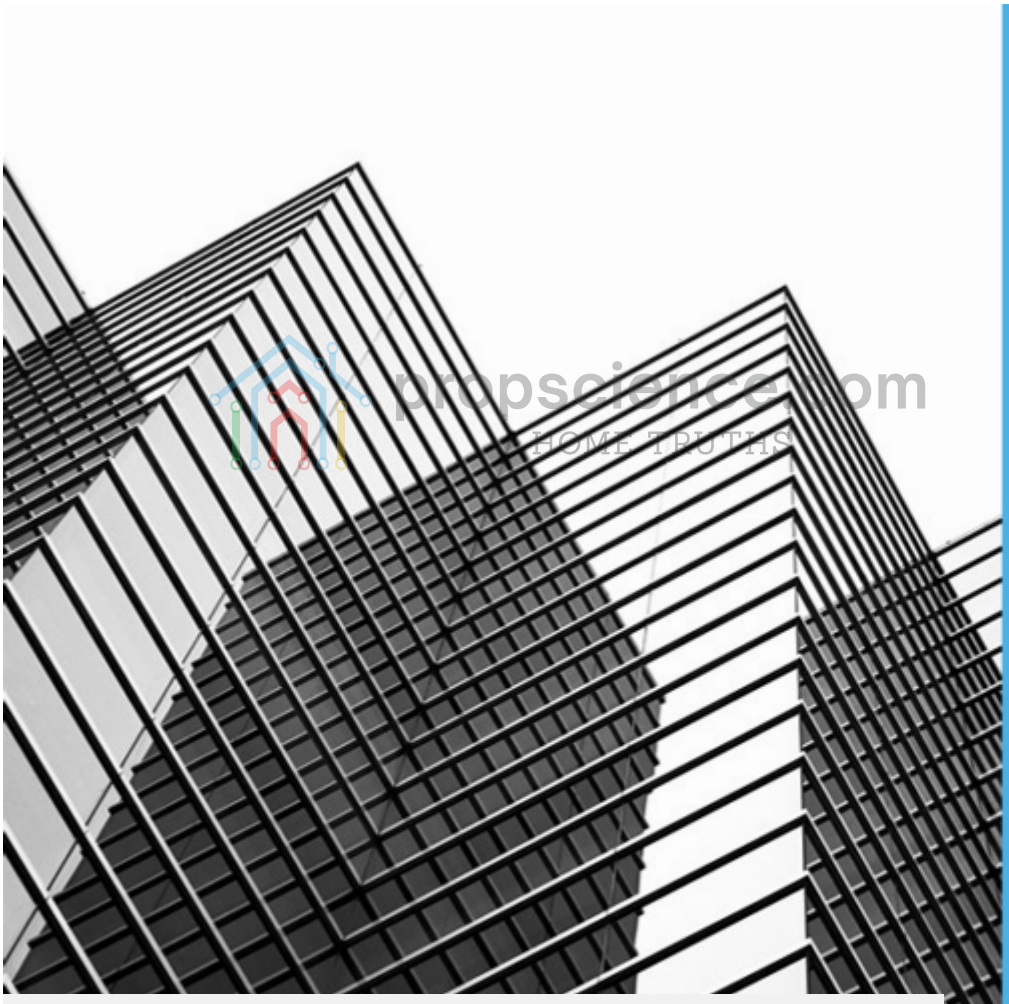
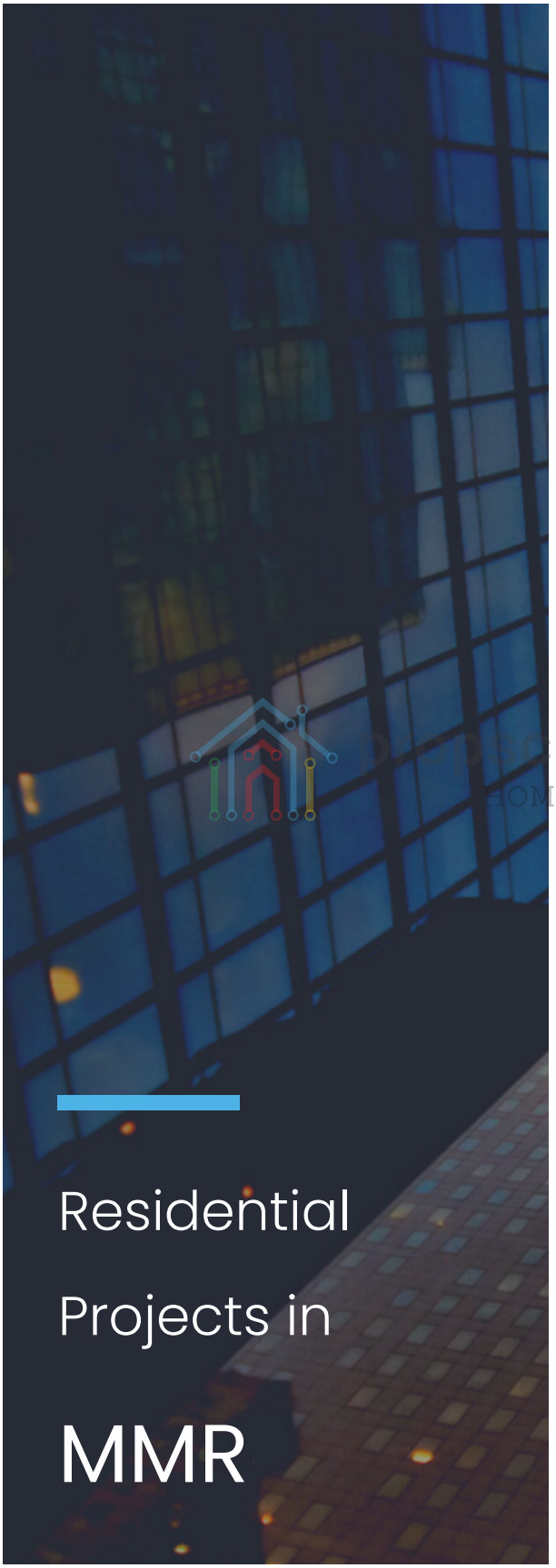
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PROP REPORT



Imperial Splendora Phase II

MahaRERA Number : P99000032506



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
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 95 AQI and the noise pollution is 0 to 50 dB.

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Connectivity & Infrastructure

- Mumbai International Airport **45 Km**
- Vasai Bus Depot **4.2 Km**
- Vasai Railway Station **3.8 Km**
- NH 48 **7 Km**
- Evershine Hospital **2.2 Km**
- Saraswati Vidyamandir **6 Km**
- Carnival Cinemas **2.6 Km**
- D Mart **4 Km**

LAND & APPROVALS

Last updated on the MahaRERA website	On-Going Litigations	RERA Registered Complaints
January 2022	NA	1

IMPERIAL SPLENDORA
PHASE II

BUILDER & CONSULTANTS

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HOME TRUTHS

Project Funded By	Architect	Civil Contractor
NA	NA	NA

IMPERIAL SPLENDORA
PHASE II

PROJECT & AMENITIES

Time Line	Size	Typography

Completed on 31st December, 2027	485 Sqmt	1 BHK,2 BHK

Project Amenities

Sports	Multipurpose Court,Jogging Track,Kids Play Area,Gymnasium,Outdoor Gym,Indoor Games Area
Leisure	Yoga Room / Zone,Senior Citizen Zone,Sit-out Area,Wooden Treetop Walk
Business & Hospitality	Community Hall
Eco Friendly Features	Rain Water Harvesting,Water Storage

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IMPERIAL SPLENDORA PHASE II

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Imperial Splendora C and E Wing	3	22	7	1 BHK	154

Imperial Splendora C and E Wing	3	22	7	2 BHK	154

First Habitable Floor	1st Floor

Services & Safety

- **Security :** Society Office,Security System / CCTV,Intercom Facility,Earthquake Resistant Design
- **Fire Safety :** Sprinkler System
- **Sanitation :** The surrounding area is clean. No presence of nalas /slums /gutters /sewers
- **Vertical Transportation :** High Speed Elevators

IMPERIAL SPLENDORA PHASE II

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FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	410 sqft
2 BHK	531 sqft

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

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IMPERIAL SPLENDORA
PHASE II

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	--	--	INR 5000000
2 BHK	--	--	INR 6400000

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

GST	Stamp Duty	Registration
2%	6%	INR 35000
Floor Rise	**Parking Charges**	**Other Charges**
NA	INR 400000	INR 0

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,Kotak Bank,LIC Housing Finance Ltd,SBI Bank

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Transaction History

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

IMPERIAL SPLENDORA PHASE II

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	45
Infrastructure	70
Local Environment	100
Land & Approvals	50
Project	76
People	39
Amenities	56
Building	65
Layout	53
Interiors	63

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Pricing	63
Total	**61/100**

IMPERIAL SPLENDORA
PHASE II

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