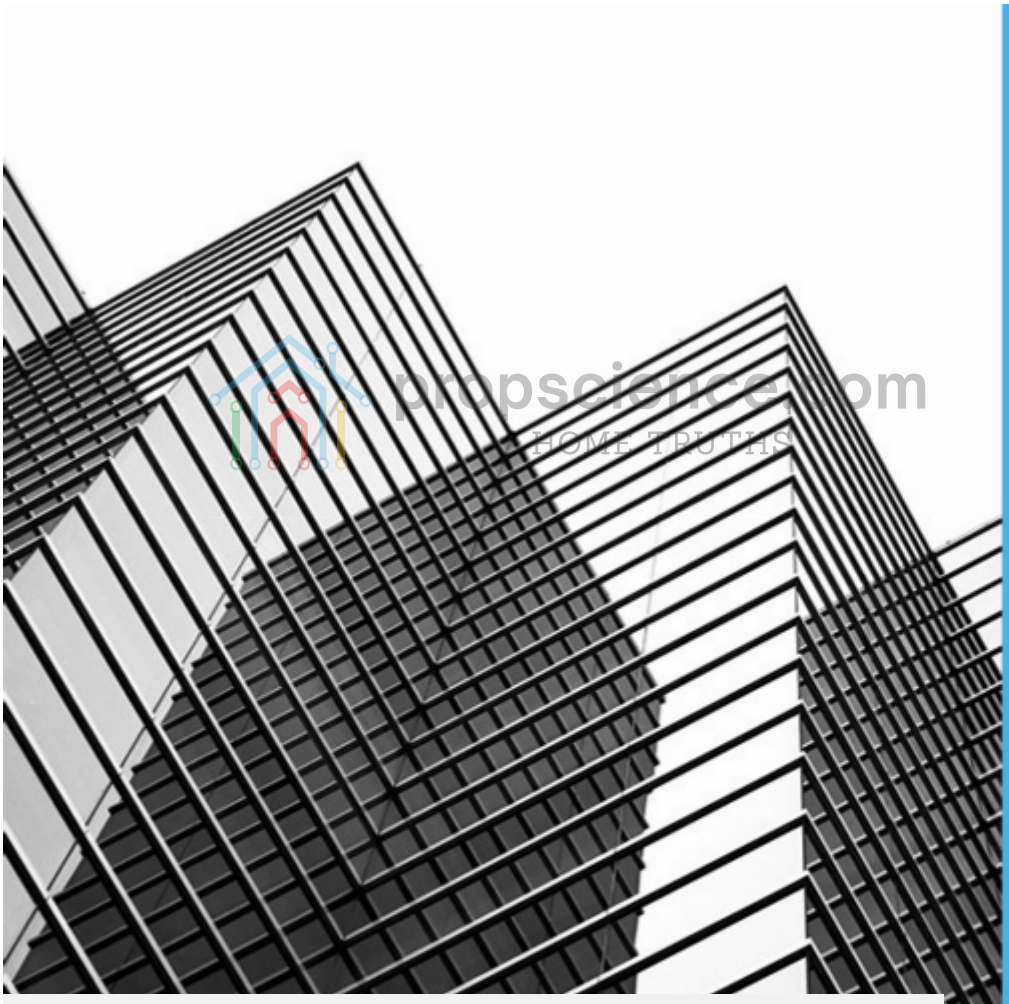
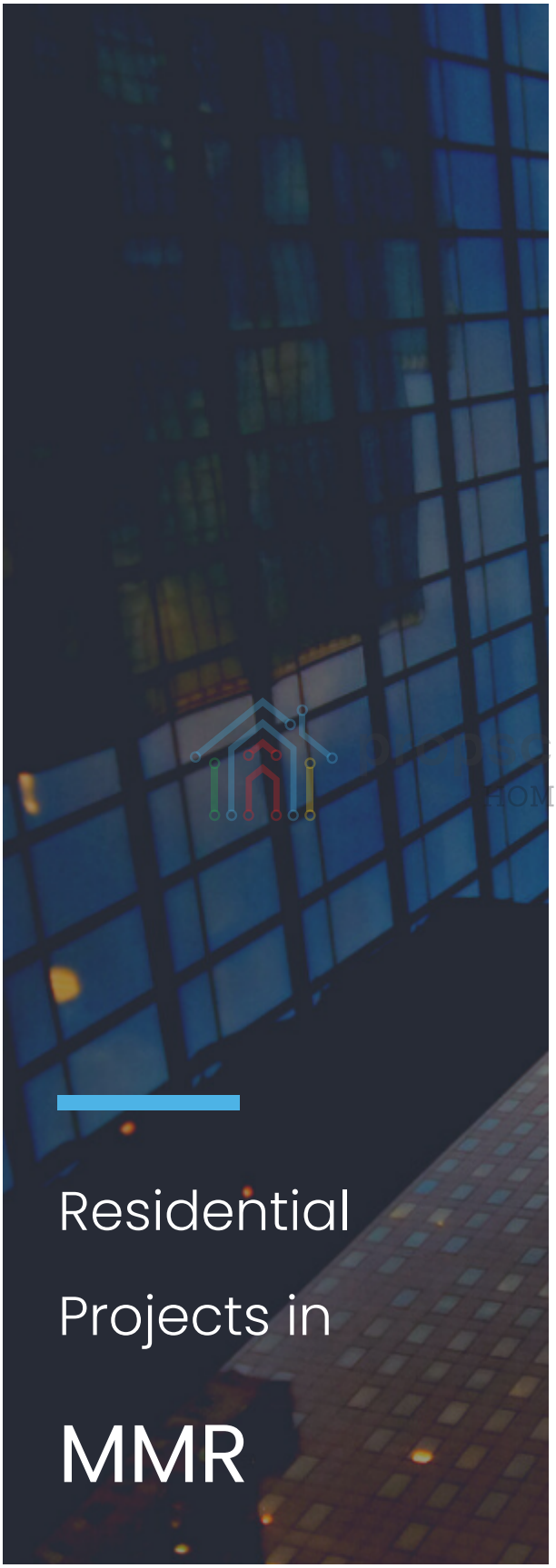
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PROP REPORT



Dotom Domain

MahaRERA Number : P51800023311



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.

Propscience.com HOME TRUTHS

LOCATION

The project is in Govandi (West). Govandi is a suburban neighbourhood in eastern Mumbai. Govandi Slums , Lotus Colony , Shivaji Nagar , Adasa Nagar , Govandi West are the nearby Localities to Govandi Slums Govandi West

Post Office	Police Station	Municipal Ward
Shivaji Nagar	Deonar Police Station	Ward M West

Neighborhood & Surroundings

The locality is prone to traffic jams during rush hour. The air pollution levels are 176 AQI and the noise pollution is Greater than 85 dB .

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HOME TRUTHS

Connectivity & Infrastructure

- Chhatrapati Shivaji Maharaj International Airport **10.3 Km**
- New Gautam Nagar Bus Stop **290 Mtrs**
- Chembur Railway Station **3.1 Km**
- Vivo Ghatkopar Metro Station **4 Km**
- Govandi Railway Station **1 Km**
- Jeejabai Bhosale Marg **500 Mtrs**
- Glazy Hospital Govandi **100 Mtrs**
- RBK international school **850 Mtrs**
- K Star Mall **2.9 Km**
- Maharashtra Supermarket **120 Mtrs**

LAND & APPROVALS

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

DOTOM DOMAIN

BUILDER & CONSULTANTS

Dotom Realty is a well known and reputed face in the construction industry. It is a popular and a well established real estate developer in the vicinities of Mumbai. It has undertaken many residential projects in the areas of Borivali, Khar, Matunga and Vikhroli. Besides these, there are multiple other ongoing and upcoming residential projects that it aims to finish it in near future.

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HOME TRUTHS

Project Funded By	Architect	Civil Contractor
NA	NA	NA

DOTOM DOMAIN

PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 31st December, 2025	1.09 Acre	1 BHK,2 BHK

Project Amenities

Sports	Multipurpose Court,Jogging Track,Kids Play Area,Gymnasium,Indoor Games Area
Leisure	Senior Citizen Zone,Sit-out Area
Business & Hospitality	Barbeque Pit,Party Lawn,Clubhouse
Eco Friendly Features	Green Zone,Rain Water Harvesting,Landscaped Gardens

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HOME TRUTHS

DOTOM DOMAIN

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
A Wing	4	33	8	1 BHK,2 BHK	264
B Wing	4	33	7	1 BHK,2 BHK	231

C Wing	4	33	8	1 BHK	264

First Habitable Floor	1st Floor

Services & Safety

- **Security :** Security System / CCTV,Intercom Facility,Video Door Phone
- **Fire Safety :** Fire rated doors / walls
- **Sanitation :** There are nalas / contaminated water outlets near the project
- **Vertical Transportation :** High Speed Elevators

DOTOM DOMAIN

FLAT INTERIORS

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HOME TRUTHS

Configuration	RERA Carpet Range
1 BHK	322 - 336 sqft
2 BHK	533 sqft
1 BHK	322 - 336 sqft
2 BHK	533 sqft

1 BHK	336 sqft

Floor To Ceiling Height	Between 9 and 10 feet
Views Available	Road View / No View

Flooring	NA
Joinery, Fittings & Fixtures	Sanitary Fittings,Kitchen Platform,Light Fittings,Stainless Steel Sink,Brass Joinery
Finishing	Double glazed glass windows
HVAC Service	NA
Technology	Optic Fiber Cable
White Goods	NA

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HOME TRUTHS

DOTOM DOMAIN

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price

1 BHK	--	--	INR 7500000 to 7700000
2 BHK	--	--	INR 12300000

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

GST	Stamp Duty	Registration
5%	0%	INR 30000
Floor Rise	**Parking Charges**	**Other Charges**
NA	INR 0	INR 0

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HOME TRUTHS

Festive Offers	NO STAMPDUTY OFFER*
Payment Plan	Construction Linked Payment
Bank Approved Loans	Axis Bank,Bank of India,DHFL Bank,HDFC Bank,ICICI Bank,IDBI Bank,IIFL Bank,Kotak Bank,SBI Bank

Transaction History

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

DOTOM DOMAIN

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	48
Connectivity	83
Infrastructure	86
Local Environment	53
Land & Approvals	44
Project	76
People	46
Amenities	54

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HOME TRUTHS

Building	53
Layout	45
Interiors	48
Pricing	40
Total	**56/100**

DOTOM DOMAIN

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HOME TRUTHS

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HOME TRUTHS