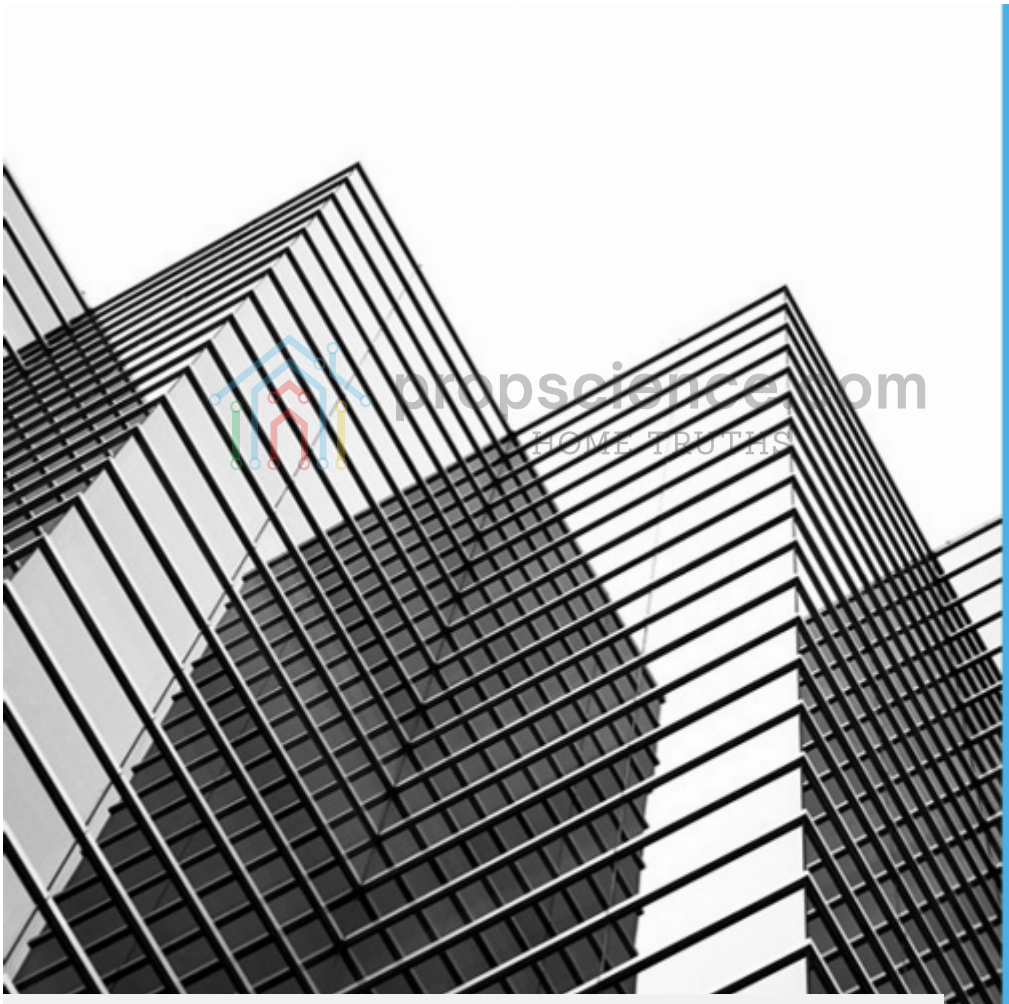
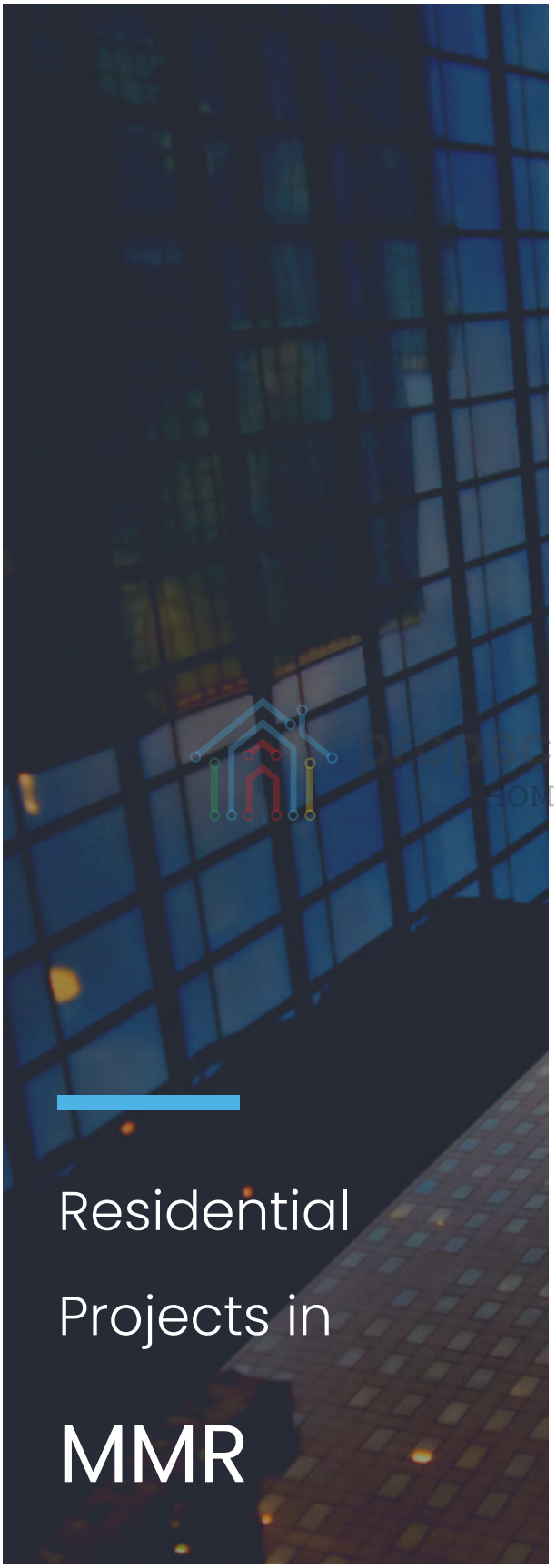
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PROP REPORT



Ruparel Livia

MahaRERA Number : P51800026450



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

The project is in Kurla (East). Kurla is a neighbourhood of East Mumbai, India. Kurla may be divided into two parts: Kurla (East) and Kurla (West), It is the headquarters of the Kurla taluka of Mumbai Suburban district. Kurla East is bordered by the suburban neighbourhoods of Chunabhatti in the south, Chembur in the East and Ghatkopar in the North. The Eastern Express Highway is the main thoroughfare for Kurla East.

Post Office	Police Station	Municipal Ward
Nehru Nagar	Kurla Police Station	Ward L

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HOME TRUTHS

Neighborhood & Surroundings

The locality is prone to traffic jams during rush hour. The air pollution levels are 149 AQI and the noise pollution is 51 to 85 dB .

Connectivity & Infrastructure

- Chhatrapati Shivaji Maharaj International Airport **6.1 Km**
- Kurla Railway Station Bus Stop **1 Km**
- Kurla Railway Station **1 Km**
- Bengaluru - Mumbai Hwy **100 Mtrs**
- City Hospital & Research Centre, Sagar Palace A, City, Sonapur Ln, Kurla West, Kurla, Mumbai, Maharashtra 400070 **1.3 Km**
- Iglookids International Preschool **1.5 Km**
- Phoenix Marketcity **2.8 Km**
- Janta Rice Traders **1.4 Km**

LAND & APPROVALS

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

RUPAREL LIVIA

BUILDER & CONSULTANTS

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REAL TRUTHS

Project Funded By	Architect	Civil Contractor
NA	NA	NA

RUPAREL LIVIA

PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 31st December, 2023	0.3 Acre	1 BHK

Project Amenities

Sports	Swimming Pool,Gymnasium
Leisure	Senior Citizen Zone,Deck Area,Reflexology Park
Business & Hospitality	Restaurant / Cafe,Clubhouse
Eco Friendly Features	NA

RUPAREL LIVIA

BUILDING LAYOUT

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HOME TRUTHS

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Ruparel Livia	4	19	9	1 BHK	171

First Habitable Floor	1st Floor

Services & Safety

- **Security :** Society Office,Security System / CCTV,Intercom Facility,Video Door Phone,MyGate / Security Apps
- **Fire Safety :** NA
- **Sanitation :** The surrounding area is clean. No presence of nalas /slums /gutters /sewers

- **Vertical Transportation :** NA

RUPAREL LIVIA

FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	368 sqft

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Floor To Ceiling Height	Between 9 and 10 feet
Views Available	Water Body / City Skyline

Flooring	Marble Flooring,Vitrified Tiles
Joinery, Fittings & Fixtures	Sanitary Fittings,Stainless Steel Sink
Finishing	NA
HVAC Service	NA

Technology	NA
White Goods	Modular Kitchen

RUPAREL LIVIA

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	--	--	INR 7800000 to 8100000

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HOME TRUTHS

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

GST	Stamp Duty	Registration
5%	5%	INR 30000
Floor Rise	**Parking Charges**	**Other Charges**
NA	INR 600000	INR 0

Festive Offers	The builder is not offering any festive offers at the moment.

Payment Plan	NA
Bank Approved Loans	Axis Bank,Bank of India,DHFL Bank,HDFC Bank,ICICI Bank,IDBI Bank,Kotak Bank,LIC Housing Finance Ltd,PNB Housing Finance Ltd,SBI Bank

Transaction History

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

RUPAREL LIVIA

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.

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Category	Score
Place	48
Connectivity	83
Infrastructure	100

Local Environment	70
Land & Approvals	44
Project	74
People	39
Amenities	42
Building	77
Layout	63
Interiors	45
Pricing	30
Total	**59/100**

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HOME TRUTHS

RUPAREL LIVIA

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