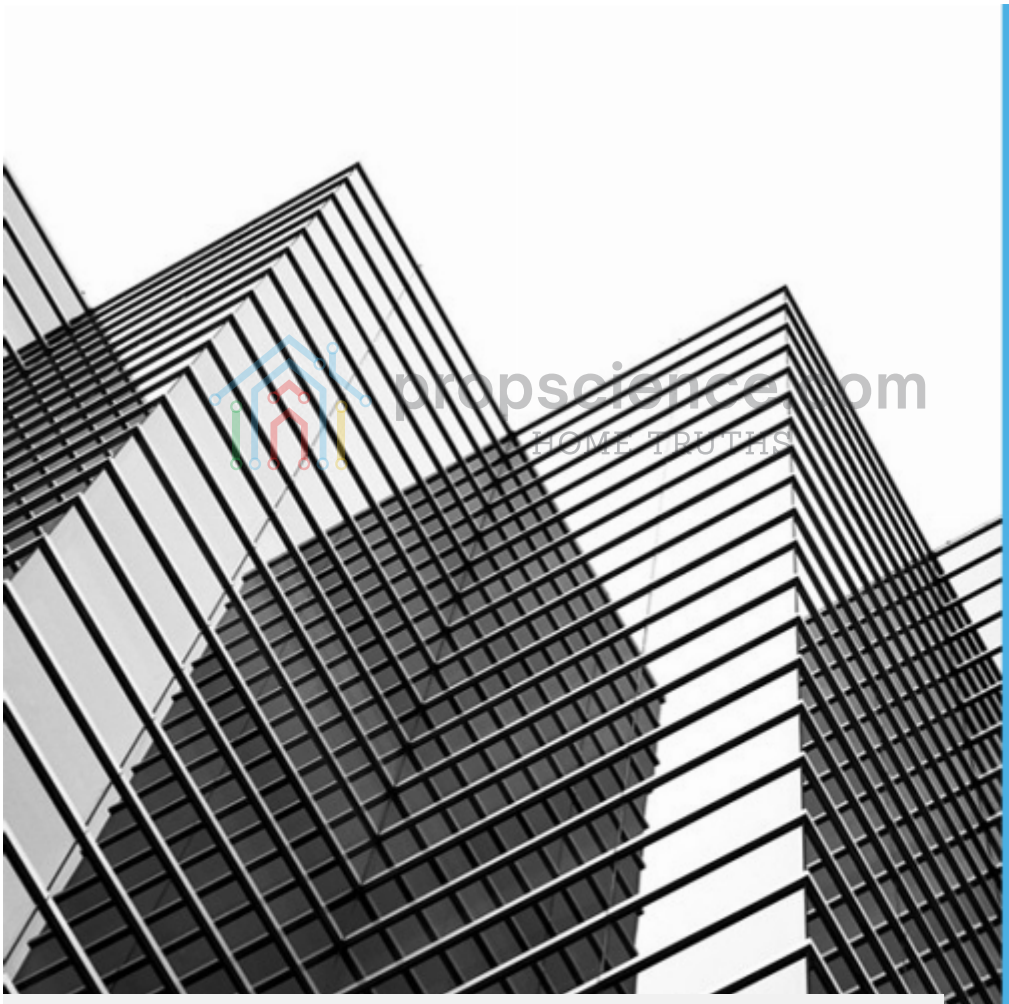
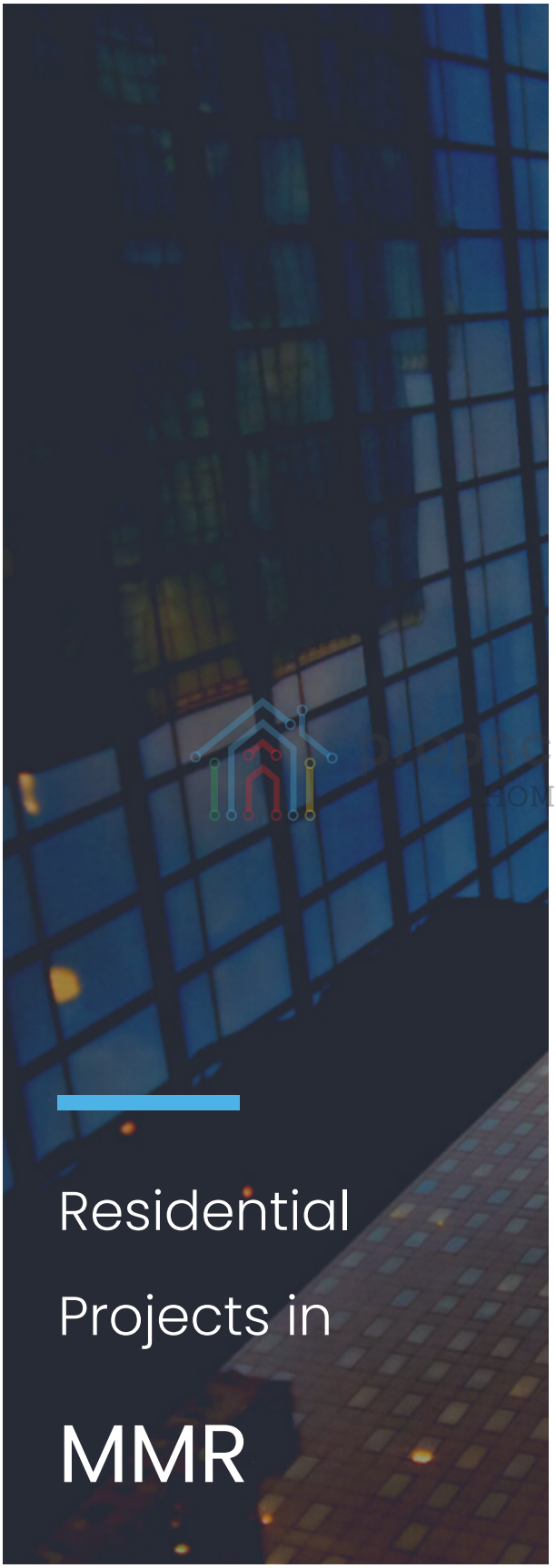
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PROP REPORT



Runwal Bliss Wing A

MahaRERA Number : P51800001670



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 Kanjurmarg (East). Kanjurmarg is a suburb in east central mumbai Kanjurmarg railway station is the main access point for IIT Bombay. Kanjumarg East is a developed residential locality.

Post Office	Police Station	Municipal Ward
Bhandup East	Kanjurmarg Police Station	Ward S

Neighborhood & Surroundings

The locality is not prone to traffic jams. The air pollution levels are 46 AQI and the noise pollution is 51 to 85 dB .

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HOME TRUTHS

Connectivity & Infrastructure

- Chhatrapati Shivaji Maharaj International Airport **14.7 Km**
- Kanjur Village Bus Stop **350 Mtrs**
- Bhandup Railway Station **1.5 Km**
- Eastern Express Hwy, Maharashtra **3.3 Km**
- Hiranandani Hospital **3.5 Km**
- Podar International School **4.5 Km**
- R City Mall **4.5 Km**
- Vaibhav Enterprises-Mini Supermarket **700 Mtrs**

LAND & APPROVALS

Last updated on the MahaRERA website	On-Going Litigations	RERA Registered Complaints
January 2023	NA	1

RUNWAL BLISS WING A

BUILDER & CONSULTANTS

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Established in 1978 under the leadership of Mr Subash Runwal and Mr Subodh Runwal, the Runwal Group is a real estate company with projects in the residential and commercial sectors. Over its four decades in the business, the company has cemented itself as one of India's premier developers with an extensive portfolio consisting of over 65 projects and 11 million square feet. The company's flagship retail project was the R City malls in Ghatkopar and Mulund. Presently the company is developing a 115-acre integrated township in Dombivali by the name of Runwal Gardens. Their residential portfolio has a mix of affordable housing and affordable luxury projects in Mumbai, Thane and Dombivli Kalyan.

Project Funded By	Architect	Civil Contractor
HDFC Bank,ICICI Bank,Indialbulls Home Loans	NA	NA

RUNWAL BLISS WING A

PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 31st December, 2023	34 Acre	2 BHK

Project Amenities

Sports	Squash Court,Swimming Pool,Jogging Track,Kids Play Area,Kids Pool,Gymnasium
Leisure	Amphitheatre,Mini Theatre,Yoga Room / Zone,Library / Reading Room,Senior Citizen Zone,Sit-out Area
Business & Hospitality	Clubhouse
Eco Friendly Features	Rain Water Harvesting,Landscaped Gardens,Water Storage

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HOME TRUTHS

RUNWAL BLISS WING A

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units

Wing - A IVY	6	53	6	2 BHK	318

First Habitable Floor	1st Floor

Services & Safety

- **Security :** Security System / CCTV,Intercom Facility,Video Door Phone,MyGate / Security Apps
- **Fire Safety :** CNG / LPG Gas Leak Detector
- **Sanitation :** The surrounding area is clean. No presence of nalas /slums /gutters /sewers
- **Vertical Transportation :** High Speed Elevators

RUNWAL BLISS WING A

FLAT INTERIORS

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HOME TRUTHS

Configuration	RERA Carpet Range
2 BHK	687 - 809 sqft

Floor To Ceiling Height	Greater than 10 feet
Views Available	Open Grounds / Landscape / Project Amenities

Flooring	Marble Flooring,Vitrified Tiles

Joinery, Fittings & Fixtures	Sanitary Fittings,Kitchen Platform,Light Fittings,Stainless Steel Sink,Electrical Sockets / Switch Boards
Finishing	False Ceiling
HVAC Service	NA
Technology	Optic Fiber Cable
White Goods	Chimney & Hob,Modular Kitchen,Geyser,Air Conditioners

RUNWAL BLISS WING A

COMMERCIALS

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Configuration	Rate Per Sqft	Agreement Value	Box Price
2 BHK	INR 20087.34	INR 13800000	INR 13800000 to 18500000

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

GST	Stamp Duty	Registration
12%	5%	INR 40000

Floor Rise	Parking Charges	Other Charges
NA	INR 0	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,Bank of India,HDFC Bank,ICICI Bank,IIFL Bank,Indialbulls Home Loans,Kotak Bank,LIC Housing Finance Ltd,SBI Bank

Transaction History

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HOME TRUTHS

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

RUNWAL BLISS WING 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	48
Connectivity	73
Infrastructure	62
Local Environment	90
Land & Approvals	58
Project	79
People	65
Amenities	70
Building	55
Layout	70
Interiors	73
Pricing	40
Total	65/100

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