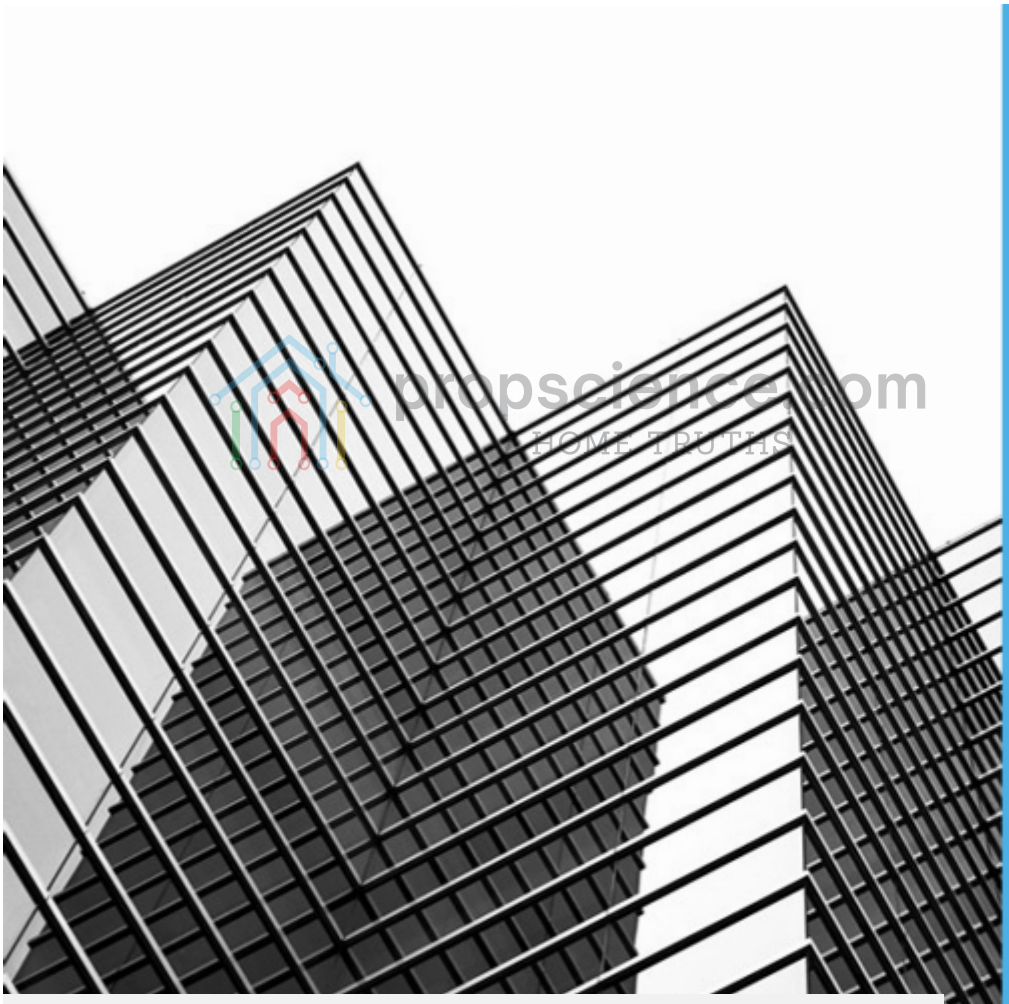
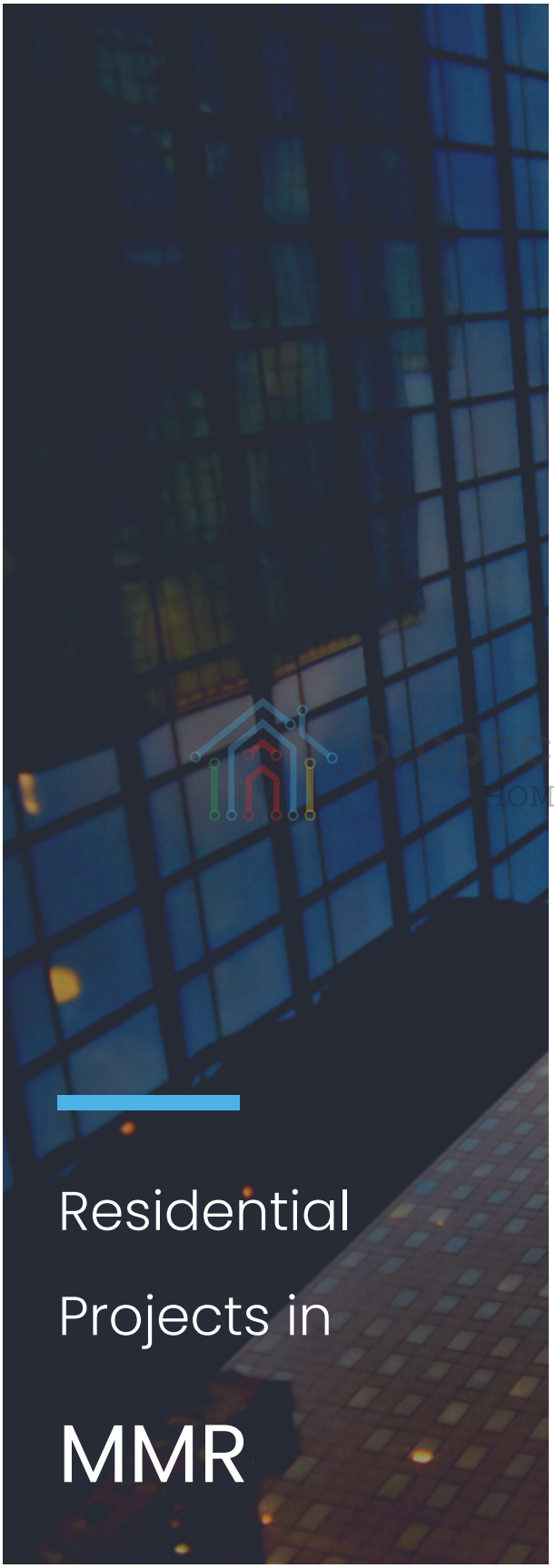
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PROP REPORT



Platinum Prive

MahaRERA Number : P51800001759



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 Andheri (West). Andheri is a locality in the western part of the city of Mumbai in India. Andheri is the major Bollywood Industry hub and it is the talent enclave of Mumbai, be it those from production houses, animation, the entertainment industry, and corporate. For administrative purposes, the area is separated into Andheri West and Andheri East. Andheri East comes under the K/E ward of BMC. Andheri West is a big and developed residential and commercial suburb.

Post Office	Police Station	Municipal Ward
NA	NA	NA

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HOME TRUTHS

Neighborhood & Surroundings

Connectivity & Infrastructure

- D.N Nagar Metro Station **0.85 Km**
- Andheri Railway Station **2.3 Km**
- Kokilaben Hospital **1.9 Km**
- Jamnabai Narsee School **2.1 Km**
- Juhu Beach **2.3 Km**

PLATINUM PRIVE

LAND & APPROVALS

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

PLATINUM PRIVE

BUILDER & CONSULTANTS

Project Funded By	Architect	Civil Contractor
NA	NA	NA

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HOME TRUTHS

PLATINUM PRIVE

PROJECT & AMENITIES

Time Line	Size	Typography
Completed on 30th June, 2021	0.21 Acre	1 BHK,3 BHK

Project Amenities

Sports	Gymnasium

Leisure	NA
Business & Hospitality	NA
Eco Friendly Features	Rain Water Harvesting,Landscaped Gardens

PLATINUM PRIVE

BUILDING LAYOUT

Tower Name	Number of Lifts	Total Floors	Flats per Floor	Configurations	Dwelling Units
Platinum Prive	2	16	4	1 BHK,3 BHK	64
First Habitable Floor				NA	

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HOME TRUTHS

Services & Safety

- **Security :** NA
- **Fire Safety :** NA
- **Sanitation :** NA
- **Vertical Transportation :** NA

PLATINUM PRIVE

FLAT INTERIORS

Configuration	RERA Carpet Range
1 BHK	433 sqft
3 BHK	580 sqft

Floor To Ceiling Height	NA
Views Available	NA

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REAL TRUTHS

Flooring	Vitrified Tiles
Joinery, Fittings & Fixtures	NA
Finishing	NA
HVAC Service	NA
Technology	NA
White Goods	Modular Kitchen

PLATINUM PRIVE

COMMERCIALS

Configuration	Rate Per Sqft	Agreement Value	Box Price
1 BHK	INR 45034.64	--	INR 19500000
3 BHK	INR 45000	--	INR 26100000

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

GST	Stamp Duty	Registration
5%	6%	INR 30000

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HOME TRUTHS

Floor Rise	Parking Charges	Other Charges
NA	NA	NA

Festive Offers	The builder is not offering any festive offers at the moment.
Payment Plan	NA
Bank Approved Loans	NA

Transaction History

Details of some of the latest transactions can be viewed in Annexure 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	65
Connectivity	33
Infrastructure	60
Local Environment	30
Land & Approvals	36
Project	74
People	38

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HOME TRUTHS

Amenities	30
Building	53
Layout	38
Interiors	30
Pricing	30
Total	**43/100**

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HOME TRUTHS

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HOME TRUTHS

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