

Note on Rehabitat, Banjara Hills

Date: 28.06.2017

1. Plans required – site plan, parking plan, presentation plan, working drawing.
2. Fix a grill/door on second floor flat and shift all material to the second floor.
3. Level entire site – 6 to 12” below FFL.
4. Complete compound wall and gates.
5. Sample of window, door frame and door.
6. List of items along with detailed specifications like flooring, bathroom tiles, grills, door frames, doors, hardware, railing, French windows, electrical wiring, electrical switches to be made. Details of quantity and estimate is required. Separate cost of labour and material. This is to enable the customer to purchase bare shell.
7. Make one or two labour quarters and remove rest of the temporary quarters.
8. Remove all material from terrace, first and 3rd floor.
9. Modi Consultancy services consultancy charges shall be 3% of sale consideration + GST. This includes brokerage payable to third party brokers.
10. Quote Rs. _____/- per sft. Discount Rs. _____/-. Amenity charges Rs. 5 lakhs. Car parking charges Rs. 2.50 lakhs x 3 = 7.50 lakhs. Discount on charges Rs. 2.50 lakhs.

Re: FW: Green Habitat A4 size flyer design

Monday, 18 Dec 2017, 9:10 am

To: Soham Modi <sohammodi@modiproperties.com>

From: karunakar reddy <surasaniassociates@gmail.com>

Hope we can go ahead with this

On 18 Dec 2017 07:45, <sohammodi@modiproperties.com> wrote:

From: prasad@modiproperties.com [mailto:prasad@modiproperties.com]

Sent: 16 12 2017 04:38 PM

To: sohammodi@modiproperties.com

Cc: Naresh <naresh@modiproperties.com>

Subject: Green Habitat A4 size flyer design

Sir,

Please find the attached files of Green Habitat A4 size flyer design for your approvals.

Regards,

E. Prasad

Promotions Manager | +91

9849245280 | prasad@modiproperties.com

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PRICING & PAYMENT TERMS

Rate for Luxury Apartment	Rs.	/- per sft.
Car parking charges - 2 cars		Rs. 5,00,000/-
Amenity charges + solar power		Rs. 6,00,000/-
Water & electricity charges		Rs. 1,50,000/-

Price (in Rs. Lakhs)

Flat Type	Area (sft)	Deluxe
3 bedroom	3,350	Rs. Lakhs

Schedule date of completion	3 months from date of signing agreement
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Payment Terms

Booking amount	Rs. 1,00,000/- on booking
I Installment	Rs. 10,00,000/- within 15 days of booking
II Installment	30% of sale consideration within 30 days
III Installment	30% of sale consideration within 60 days
IV Installment	30% of sale consideration within 90 days
V Installment	On completion/ possession - Balance amount

Terms & Conditions: 1. Offer valid upto 31st January, 2018. 2. Corpus fund extra. 3. No GST.

4. Stamp duty & registration charges extra.

[PPT-101]

Schedule of refunds: Customers are being given an option for customizing their flats. They may choose to bring the following items and execute the work at their cost. Refund based on actual measured/fitted area shall be made as follows:

Sl. No	Item	Refund for material - Rs. per sft	Refund for laying/fitting charges - Rs. per sft	Refund for cement mortar - Rs. per sft
1.	Italian marble	240	60	20
2.	Granite for staircase and common passages	100	30	20
3.	Tiles for kitchen, toilets & balcony	60	20	20
4.	Parking area tiles	35	10	20
5.	Sit-out flooring - wooden deck	340	60	0
6.	Hardwood flooring	160	40	0
7.	CP & sanitary ware	On actuals*		

*T & C apply

For further details or site visit contact:

Mr. Ashok, Sales Manager

+ 91 7032107065

Ms. Swetha Madani, Sales Executive

+ 91 9550542623



00BB 11076871

**GOVERNMENT OF ANDHRA PRADESH
REVENUE DEPARTMENT**

Application No



FAMC11075188

Date : 15/12/2012

కుటుంబ సభ్యుల ధృవీకరణ పత్రము

(As per Memo No 31346/Ser. II.2/2010-Revenue Department-dated : 25.10.2010)

(ప్రభుత్వము అందించు సాంఘిక భద్రత పథకముల కొరకు)

Khairtabad మండలం **8-3-1105/3, KESHAV NAGAR,SRINAGAR COLONY, KHAIRTABAD** గ్రామ కాపురస్థులు శ్రీ / శ్రీమతి **KALIDINDI VENKATA RAMA RAJU** తండ్రి /భర్త **KALIDINDI BHIMARAJU** గారు **State Government Services** గా పనిచేస్తూ **General Death** వలన దివి. 19/04/2012 న, **CARE HOSPITAL** గ్రామములో మరణించినారు. వీరికి ఈ క్రింది తెల్సిన వారు కుటుంబ సభ్యులుగా కలరు.

సం.	కుటుంబ సభ్యుని పేరు	మరణించిన వ్యక్తితో బంధుత్వం	వయస్సు
1	KALIDINDI VENKATA BHIMA RAJU	Son	51

పైన తెల్సిన 1 నుండి 1 ఆసామి/లు మాత్రమే మరణించిన వ్యక్తికి కుటుంబ సభ్యులు గా ఉన్నారని,మధ్యవర్తులు పేర్కొనుచూ వాంగ్మూలము యిచ్చియున్నారు. మండల రెవెన్యూ ఇన్స్పెక్టరు **Khairtabad** వారు విచారణ జరిపి కుటుంబ సభ్యుల ధృవీకరణ పత్రము జారీ కొరకు సిఫరుసు చేసియున్నారు మరియు దరఖాస్తుతో పాటు సమర్పించిన యావత్తు రికార్డు పరిశీలించగా శ్రీ / శ్రీమతి **KALIDINDI VENKATA RAMA RAJU** గారు **General Death** వలన మరణించినందున వారికి **Pension** ద్వారా ఆర్థిక సహాయము పొందు నిమిత్తం పైన తెల్సిన 1 నుండి 1 ఆసామి/లు అందరిని కుటుంబ సభ్యులుగా పేర్కొనుచూ ఈ కుటుంబసభ్యుల ధృవీకరణ పత్రము మంజూరు చేయడమైనది.

ఇది ఎట్టి భూమి తగాదాలకు కోర్టు లావాదేవీలకు చెల్లనేరదు మరియు పైన తెలిపిన లావాదేవీలకు తప్ప మరి ఏ ఇతర లావాదేవీలకు చెల్లనేరదు.

కు

శ్రీ / శ్రీమతి **KALIDINDI VENKATA BHIMA RAJU****8-3-1105/3, KESHAV NAGAR,SRINAGAR COLONY,****KHAIRTABAD** గ్రామము**Khairtabad** మండలం

Certified By

Name : V. Anuradha

Designation : TAHSILDAR

Mandal : Khairtabad

- 1). Development agreement - Chm. G.P.A. is it Registered or not?
- 2). K.V.L.N. Bheema Raju S/o K. Venkat Rame Raju is not ^{owner} ~~owner~~?
- 3). K. Subhasra w/o Venkat ~~Rame Raju~~ is owner ✓
- 4). K. Subhasra is alive or not - ?
- 5). K. Subhasra will is not Registered
- 6). Family Member Certificate Issue by the Tahasildar is not Valid legally -
- 7). Legal heir Certificate should be obtained
- 8). G.H.M.C. Sanctioned plan.

Sir,

7/3/18

Sub: Subha Green homes - customer requested documents

Please refer to the above requisite from the customer who is expressed his interest to purchase top floor in the mentioned project.

Please advice further.

Kannatt Surendran
Chairman & Managing Director

 BOUNTY
acumen in realty

BOUNTY PROPERTY MANAGEMENT PVT LTD.

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m : +91-91774 34007
e : cmdbounty@gmail.com
w : www.bountyproperty.com

Corporate Office:
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Subha Green Homes

ECO-FRIENDLY HOMES, NOW FOR THE FIRST TIME IN HYDERABAD



AN ARTISTIC DREAM
turning real

SALIENT FEATURES

- ◆ Ultra luxury apartments.
- ◆ Eco-friendly design & construction.
- ◆ Designed as per IGBC norms.
- ◆ Only one flat per floor with 4 sides ventilation.
- ◆ Spacious 3/4BHK flats of 3,350 sft.
- ◆ Option of home theatre/ extra bedroom.
- ◆ 2 car park for each apartment.
- ◆ Schindler make 8 passenger automatic lift.
- ◆ Generator backup for lift & common areas.
- ◆ CC TV camera + video door phone.
- ◆ Design as per vastu.
- ◆ Option to customise interiors.
- ◆ No GST.

SPECIFICATIONS

- ◆ ACC blocks with 2" thick polystyrene insulation.
- ◆ Double glazed UPVC windows.
- ◆ Mosquito mesh + grills for windows.
- ◆ CP & sanitary - Kohler / Roca / Jaguar or equivalent.
- ◆ Flooring - Mirror finish Italian Marble.
- ◆ Master bedroom/home theatre - hardwood flooring.
- ◆ Toughened glass shower cubical in master bedroom.
- ◆ Designer tiles in sit-out & bathrooms.
- ◆ Gyp false ceiling in bedrooms, drawing & dining.
- ◆ SS railing/glass in balcony/sit-out.
- ◆ Main door - teakwood frame & shutter.
- ◆ Other doors - teakwood frame with designer flush doors.



SPECIAL FEATURES

- ◆ Insulated external walls.
- ◆ Rain water storage of 65K ltrs + STP.
- ◆ Net metered solar powered flats connected to grid.
- ◆ Solar Power of 4KVA per flat.
- ◆ Solar Power of 4KVA for common areas.
- ◆ Certified Green Building from IGBC.
- ◆ Top floor roof insulated with polystyrene.
- ◆ Provision for wet & dry kitchen.
- ◆ Maids entry from separate staircase.
- ◆ Provision for VRF air conditioning in all rooms.

LOCATION

- ◆ Road no. 3, Banjara Hills, Hyderabad.
- ◆ Behind Dr. Reddy's/TV9 office.
- ◆ Just 100 mtrs from Road no. 2, Banjara Hills.
- ◆ Posh quiet locality.