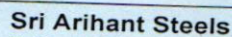


PURCHASE DIVISION
Advice for approval for credit to supplier

Date:	20/03/2021		Prepared by:	M INISH																						
PO/WO no.	75399		PO / WO Date.	06/03/2021																						
Supplier Name	Sri Arshant Steels.		PO/WO amount	8,21,339/-																						
Firm/Company	Modi Realty Mallapur LLP		Project	GMR.																						
Sl. No.	Bill No.	Bill Date	Bill amount																							
1	1063	06/03/2021	7,95,759/-																							
2	1059	06/03/2021	26,845/-																							
3																										
4																										
Amount A - Bills total(Excluding Transport & Hamali Charges):				8,22,604/-																						
Sl. No.	DC No	DC. Date	MRN No.	DC matches MRN																						
1.			89819	☒ Yes ☐ No																						
2.			89821	☒ Yes ☐ No																						
3.				☐ Yes ☐ No																						
Amount B - Other Credits : Transportation charges				-																						
Amount C - Other Debits :				-																						
Amount D (D=A+B-C) - Amount to be credited to the supplier:				✓ 8,22,604/-																						
Amount E - PO / WO value:				8,21,339/-																						
Amount F - Difference (A - E): GST-18%				(+) 1,265/-																						
Quantity received as per PO / WO		☒ Yes ☐ Excess received ☐ Short received ☐ Other (explained below)																								
Is difference between PO / Bill acceptable?		☒ Yes ☐ No (explained below)																								
Excess / short material received		☐ Approved - within acceptable limits ☐ No (explained below)																								
Close PO / WO?		☒ Yes ☐ No - wait for balance material ☐ No (explained below)																								
Advance paid / PDC given (deduct when paying)		☐ Yes - Rs. _____/- ☒ No																								
Payment - due date		26/03/2021																								
Remarks:																										
<table border="1"> <tr> <td>Approved by</td> <td>Purchase Officer</td> <td>Purchase Manager</td> <td>Procurement Manager</td> <td>MD APPROVED</td> <td>Accountant</td> <td>Accounts Manager</td> </tr> <tr> <td>Sign:</td> <td></td> <td></td> <td></td> <td>20 MAR 2021</td> <td></td> <td></td> </tr> <tr> <td>Date</td> <td>20/03/2021</td> <td>20/03/2021</td> <td>20/03/2021</td> <td>SOHAM MODI MANAGING DIRECTOR</td> <td></td> <td></td> </tr> </table>						Approved by	Purchase Officer	Purchase Manager	Procurement Manager	MD APPROVED	Accountant	Accounts Manager	Sign:				20 MAR 2021			Date	20/03/2021	20/03/2021	20/03/2021	SOHAM MODI MANAGING DIRECTOR		
Approved by	Purchase Officer	Purchase Manager	Procurement Manager	MD APPROVED	Accountant	Accounts Manager																				
Sign:				20 MAR 2021																						
Date	20/03/2021	20/03/2021	20/03/2021	SOHAM MODI MANAGING DIRECTOR																						

Notes: 1. In case amount to be credited to supplier and the bills total does not match prepare JV for debit or credit. 2. Attach additional sheets if quantity of bills or DCs is more than the space provided. Clearly mark the space provided with 'see attachment'. 3. Purchase Officer can approve Pos/Wos upto Rs. 10,000/-. Purchase Manager or Procurement Manager to approve all bills from 10,000/- to 1,00,000/-. 4. Attach JV, Office copy of PO/WO, DCs and bills to this advice. 5. In Amount A, exclude transport, Hamali charges, etc and instead include in Amount B. 6. To be approved by accounts manager if bill value exceeds Rs. 10,000/- 7. MD to approve all bills above 1,00,000/-

(ORIGINAL FOR RECIPIENT)



17, 1st Floor, H.M. Ishaque Estate
M.G.Road, Secunderabad.
GSTIN/UIN: 36ADZPG3609B1ZK
State Name : Telangana, Code : 36
E-Mail : sriarihantsteels@gmail.com

Consignee (Ship to)

Modi Reality Mallapur LLP

5-4-187/3 & 3, II Floor, Soham Mansion
M.G.Road, Secunderabad

GSTIN/UIN : 36AAEFM1459R1ZP
State Name : Telangana, Code : 36

Buyer (Bill to)

Modi Reality Mallapur LLP

5-4-187/3 & 3 , II Floor, Soham Mansion
M.G.Road, Secunderabad

GSTIN/UIN : 36AAEFM1459R1ZP

State Name : Telangana, Code : 36

Place of Supply : Telangana

Invoice No.	e-Way Bill No.	Dated
1063/20-21	161310160052	6-Mar-21
Delivery Note		Mode/Terms of Payment
1063		
Reference No. & Date.		Other References
Buyer's Order No.		Dated
75399		6-Mar-21
Dispatch Doc No.		Delivery Note Date
		6-Mar-21
Dispatched through		Destination
Bill of Lading/LR-RR No.		Motor Vehicle No.
		AP 22 TA 0436
Terms of Delivery		

Amount Chargeable (in words)

E. & O.E.

INR Seven Lakh Ninety Five Thousand Seven Hundred Fifty Nine Only

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
7214	6,74,372.00	9%	60,693.48	9%	60,693.48	1,21,386.96
Total	6,74,372.00		60,693.48		60,693.48	1,21,386.96

Tax Amount (in words) : **INR One Lakh Twenty One Thousand Three Hundred Eighty Six and Ninety Six paise Only**

Declaration

1. We declare that this invoice shows the actual price of the goods described & that all particulars are true & correct.

2. Discrepancy in quality or quantity should be intimated at the time of delivery only or 72 hrs else deemed that material is specified as per Purchase order.

3. After Due date Credit charges will be charged @ 24 % PA., Or 40/- Rs PMT, till the date of receipt, which ever is

4. MSME UDYAM : UDYAM-TS-02-0006685

Company's Bank Details

A/c Holder's Name: **Sri Arihant Steels**

Bank Name : DBS Bank India Ltd A/c No : - 856200069474

A/c No. : 856200069474

Branch & IFS Code: **Mumabi & DBSS0IN0811**

for Sri Ardhant Steels

Authorised Signatory

SUBJECT TO SECUNDERABAD JURISDICTION

This is a Computer Generated Invoice

Subject to Secunderabad Jurisdiction



SRI ARIHANT STEELS

Iron & Steel, Hardware & Project Suppliers

17, F.F., H.M. Ishaque Estate, M.G. Road, Secunderabad - 500 003.

Office : 040-48512299, E-mail : sriarhantsteels@gmail.com

GSTIN : 36ADZPG3609B1ZK

No. 1063

DELIVER CHALLAN / TAX INVOICE

Date : 06.03.2021

Quotation No.	P.O. No. : 75399 / 68813
Quotation Date :	P.O. Date : 06-03-2021
Vehicle No. : AP 22TA 0436	Way Bill No. : 161310160052
Details of Receiver (Billed to) Modi Reality Mallapur LLP 5-4-187/3p3 II nd FLOOR Soham Mansion, MG Road, Secunderabad-03 GSTIN : 36AAEFM1459R1ZP	Details of Consignee (Shipped to) Gulmohar Residency Survey No 19, Mallapur Hyderabad - 500051 Admin 9502211011 Ramprasad-8309938133 8309938133

S.No.	DESCRIPTION	HSN/SAC	Quantity	Units	Rate	Amount
1)	TMT Bars 08MM	7214	5.010	MTS	52100	261021
2)	TMT Bars 10MM	7214	4.040	MTS	52100	210484
3)	TMT Bars 12MM	7214	3.970	MTS	51100	202867
			13.020			674372 00
					CGst 9%	60693 48
					SGst 9%	60693 48
					Round off	0 04
						795,759 00

Terms Conditions

1. We declare that this invoice shows the actual price of the goods described & that all particulars are true & correct.
2. Discrepancy in quality or quantity should be intimated at the time of delivery only or 72 hrs else deemed that material is specified as per Purchase order.
3. After Due date Credit charges will be charged @24% PA., or 40/- Rs. PMT till the date of receipt which ever is higher
4. MSME : TS02D0009699

For SRI ARIHANT STEELS



Authorised Signatory

97/E, J.P. DARGAH ROAD, KOTTUR, (T.S)

WEIGHMENT SLIP

DATE : 06-03-2021

Lorry : AP22TA0436

Product : TMT BARS

S.No.	Particulars	Weight
		Mts
1	Wt. Of the Loaded Truck / Vehicle (Gross Weight)	17.610
2	Wt. Of the UnLoaded Truck / Vehicle (Tare Weight)	4.590
3	Material Unloaded (Net Weight)	13.020



Note : No responsibility is accepted once the vehicle leaves the platform.

Tax Invoice

(ORIGINAL FOR RECIPIENT)

**Sri Arihant Steels**

17, 1st Floor, H.M. Ishaque Estate
M.G.Road, Secunderabad.
GSTIN/UID: 36ADZPG3609B1ZK
State Name : Telangana, Code : 36
E-Mail : sriarhantsteels@gmail.com

Consignee (Ship to)

Modi Reality Mallapur LLP

5-4-187/3 & 3 , II Floor, Soham Mansion
M.G.Road, Secunderabad
GSTIN/UID : 36AAEFM1459R1ZP
State Name : Telangana, Code : 36

Buyer (Bill to)

Modi Reality Mallapur LLP

5-4-187/3 & 3 , II Floor, Soham Mansion
M.G.Road, Secunderabad
GSTIN/UID : 36AAEFM1459R1ZP
State Name : Telangana, Code : 36
Place of Supply : Telangana

Invoice No.

1059/20-21

Dated

6-Mar-21

Delivery Note

1059

Mode/Terms of Payment

Reference No. & Date.

Other References

Buyer's Order No.

75399

Dated

6-Mar-21

Dispatch Doc No.

Delivery Note Date

6-Mar-21

Dispatched through

Destination

Bill of Lading/LR-RR No.

Motor Vehicle No.

TS 10 UB 6741

Terms of Delivery

SI No.	Description of Goods	HSN/SAC	Quantity	Rate	per	Amount
1	Binding Wire/Wire 7217	7217	0.325 TN	70,000.00	TN	22,750.00
	CGST @ 9%				9 %	2,047.50
	SGST @ 9%				9 %	2,047.50
Total			0.325 TN			₹ 26,845.00

Amount Chargeable (in words)

E. & O.E

INR Twenty Six Thousand Eight Hundred Forty Five Only

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
7217	22,750.00	9%	2,047.50	9%	2,047.50	4,095.00
Total	22,750.00		2,047.50		2,047.50	4,095.00

Tax Amount (in words) : **INR Four Thousand Ninety Five Only****Declaration**

1.We declare that this invoice shows the actual price of the goods described & that all particulars are true & correct.
2.Discrepancy in quality or quantity should be intimated at the time of delivery only or 72 hrs else deemed that material is specified as per Purchase order.
3.After Due date Credit charges will be charged @ 24 % PA.,Or 40/- Rs PMT, till the date of receipt,which ever is higher.
4. MSME UDYAM : UDYAM-TS-02-0006685

Company's Bank DetailsA/c Holder's Name: **Sri Arihant Steels**Bank Name : **DBS Bank India Ltd A/c No : - 856200069474**A/c No. : **856200069474**Branch & IFS Code: **Mumabi & DBSS0IN0811**

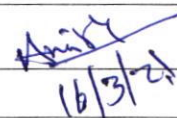
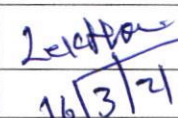
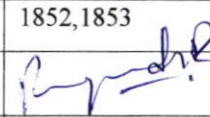
For Sri Arihant Steels

Authorised Signatory

SUBJECT TO SECUNDERABAD JURISDICTION

This is a Computer Generated Invoice

Tor Steel Delivery Report

Company/firm	Modi realty mallapur LLP	Test report attached	Yes	A.PO quantity (in kgs)	13345
Project	Gulmohar Residency	DCs Attached	Yes	B.Gross Vehicle Weight	17540
Block/Villa No	C Block	Weighment slips attached	Yes	C.Net vehicle Weight	12960
Requisition Nos:	68813	Total quantity received	Yes	D.Actual Quantity delivered B-C	4580
PO Nos.	75399	Close PO	Yes	E.Difference (D-A)	8765
Supplier:	Sri arihant steel	Vehicle No	Ts10ub6741,ap2 2TA0436	MRN No	89821,89819
Delivery date	06.03.2021	Delivery Time	06:13	Inward no	1852,1853
Sign of Security		Sign of Admin		Sign of Project manager	
Date	16/3/21	Date	16/3/21	Date	

Details of TMT Steel Delivered-

S.No	Item	Weight of 40 ft rod in Kgs	No of rods Delivered	Calculated weigh of steel delivered
1.	8 mm	4.74	1057	5010
2.	10 mm	7.40	545	4040
3.	12 mm	10.66	367	3970
4.	16 mm	18.96		
5.	20 mm	29.62		
6.	25 mm	46.29		
7.	32 mm			
8.	Binding wire			325
Total:				13345
Remarks:	DC ,Weihment slip attached and sent to HO			

Note: 1. Report to be sent to HO within two working days. 2. attach original DCs test report, weighment slips, bills, Photos, etc., to this report. 3. Report must have totals calculated. 4. make a separate report for every truck load received.

Vinayak Steels Limited

97/E, J.P. DARGAH ROAD, KOTTUR, (T.S)

WEIGHMENT SLIP

DATE : 06-03-2021

Lorry : AP22TA0436

Product : TMT BARS

S.No.	Particulars	Weight
		Mts
1	Wt. Of the Loaded Truck / Vehicle (Gross Weight)	17.610
2	Wt. Of the UnLoaded Truck / Vehicle (Tare Weight)	4.590
3	Material Unloaded (Net Weight)	13.020



Note : No responsibility is accepted once the vehicle leaves the platform



SRI TIRUMALA WEIGH BRIDGE

Main Road, IDA Nacharam, Hyderabad-500 076.

Phone : 9392299276



COMPUTERISED 80 TONNS PUBLIC WEIGH BRIDGE

SERIAL No. 111

VEHICLE No.: AP22 TA 0436



GROSS 17540

Kgs.

DATE: 07/03/2021

TIME: 06:16:53



TARE 4580

Kgs.

DATE: 07/03/2021

TIME: 07:53:51



NETT 12960

Kgs.

INWARD
MODI REALTY MALLAPUR LLP
1853 DL 7/3/21

Ward No

Received Rs. 80.00

MRN No.

DL

Operator's Signature

Our responsibility ceases once the Vehicle leaves the platform.

Received By: Amit

Sign

24 HOURS SERVICE



SRI ARIHANT STEELS

Iron & Steel, Hardware & Project Suppliers

17, F.F., H.M. Ishaque Estate, M.G. Road, Secunderabad - 500 003.

Office : 040-48512299, E-mail : sriarhantsteels@gmail.com

GSTIN : 36ADZPG3609B1ZK

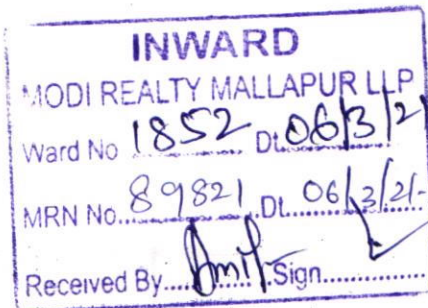
No. 1059

DELIVER CHALLAN / TAX INVOICE

Date : 06.03.2021

Quotation No.	P.O. No. : 75399 / 68813
Quotation Date :	P.O. Date : 06.03.2021
Vehicle No. : TS 10 UB 6741	Way Bill No. :
Details of Receiver (Billed to) Modi Reality Mallapur LLP 5-4-187/3p3 II nd Floor Soham Mansion, M.G. Road Secunderabad-500003 GSTIN :	Details of Consignee (Shipped to) Delivery at : Gulmohar Residency Survey NO: 19 Mallapur Hyderabad Next to NFC Railway over Bridge Contact person, no:- 8309938133 Ramprasad

S.No.	DESCRIPTION	HSN/SAC	Quantity	Units	Rate	Amount
1)	Binding wire 25kg8pkt 13pcs	7217	0.325	MTS	70000	22750=08
					CGST 9%	2047=50
					SGST 9%	2047=50
						26845=08



Terms Conditions

1. We declare that this invoice shows the actual price of the goods described & that all particulars are true & correct.
2. Discrepancy in quality or quantity should be intimated at the time of delivery only or 72 hrs else deemed that material is specified as per Purchase order.
3. After Due date Credit charges will be charged @24% PA., or 40/- Rs. PMT till the date of receipt which ever is higher
4. MSME : TS02D0009699

For SRI ARIHANT STEELS



Authorised Signatory

Subject to Secunderabad Jurisdiction



SRI ARIHANT STEELS

Iron & Steel, Hardware & Project Suppliers

17, F.F., H.M. Ishaque Estate, M.G. Road, Secunderabad - 500 003.

Office : 040-48512299, E-mail : sriarhantsteels@gmail.com

GSTIN : 36ADZPG3609B1ZK

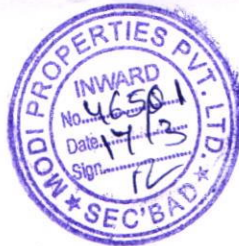
No. 1063

DELIVER CHALLAN / TAX INVOICE

Date : 06-03-2021

Quotation No.	P.O. No. : 75399 / 68813
Quotation Date :	P.O. Date : 06-03-2021
Vehicle No. : AP 22TA 0436	Way Bill No. : 161310160052
Details of Receiver (Billed to) Modi Reality Mallapur LLP 5-4-181/3p3 II nd FLOOR Soham Mansion, MGI Road, Secunderabad-03 GSTIN : 36AAEFM1459R1ZP	Details of Consignee (Shipped to) Gulmohar Residency Survey No 19, Mallapur Hyderabad - 500051 Admin 9502211011 Ramprasad-8309938133 8309938133

S.No.	DESCRIPTION	HSN/SAC	Quantity	Units	Rate	Amount
1)	TMT Bars 08MM	7214	5.010	MTS	52100	261021
2)	TMT Bars 10MM	7214	4.040	MTS	52100	210484
3)	TMT Bars 12MM	7214	3.970	MTS	51100	202867
			13.020			674372 00
					CGst 9%	60693 48
					SGst 9%	60693 48
					Round off	0 04
						795759 00



INWARD
MODI REALTY MALLAPUR LLP
Ward No. 1853 Dt. 7/3/21
MRN No. 8989 Dt.
Received By: [Signature] Sign: [Signature]

Terms Conditions

1. We declare that this invoice shows the actual price of the goods described & that all particulars are true & correct.
2. Discrepancy in quality or quantity should be intimated at the time of delivery only or 72 hrs else deemed that material is specified as per Purchase order.
3. After Due date Credit charges will be charged @24% PA., or 40/- Rs. PMT till the date of receipt which ever is higher
4. MSME : TS02D0009699

For SRI ARIHANT STEELS



Authorised Signatory

Purchase Order

Page(s) 1 Of 1

06-03-2021 12:25:08 PM



75399

04.03.21 12:23:55

From Company : **Modi Reality Mallapur LLP**
5-4-187/3&3, II nd floor, Soham Mansion, MG Road, Secunderabad.
G S T No. : 36AAEFM1459R1ZP

Supplier Details

Sri Arihant Steels
Shop No,17, 1 st floor, H.M. Ishaque Estates, M.G Road,
Secunderabad-500003

66382042/27816848
9246825557/ 9291682137

Doc No 75399 68813
Doc Date 06-03-2021
Quote No NIL
Quote Date 06-03-2021
SupplyType Supply

Kind Attn : **Mr. Naveen Gupta/Raju**

Purchase Order for the Supply of following Items.

Item Name	Qty	Rate	Dis%	GST%	Amount
1 8120 - Steel - rebar - TMT - 8mm - kgs	5,000.00	52.10	0.00	18.00	307,390.00
2 8114 - Steel - rebar - TMT - 10mm - kgs	4,000.00	52.10	0.00	18.00	245,912.00
3 8115 - Steel - rebar - TMT - 12mm - kgs	4,000.00	51.10	0.00	18.00	241,192.00
4 2051 - Carpentry - hardware - Binding wire - 20 gauge - kgs	325.00	70.00	0.00	18.00	26,845.00

Total Order Value . . . 821,339.00

Rupees : Eight Lakh(s) Twenty One Thousand Three Hundred Thirty Nine Only.

Terms and Conditions :-

Specification / Brand All items shall be of ___ brand/company

Payment Terms After Delivery & Production of bill

Tax Inclusive of all taxes

Delivery Date As per request of project manager/engineer. Contact ___ on ___

Delivery Location Gulmohar Residency
Survey No 19, Mallapur, Hyderabad. NExt to NFC Railway Over Bridge
Phone. Contact: Security ____, Admin 9502211011

Penalty For Delay Nil

Transportation Cost Included in the above price.

Warranty Nil

Advance Paid Nil

Other Terms We reserve the right to reject items not conforming to quality and specifications.Loading unloading charges included. Payment as per actual weightment. Above order for C-Block slab-0 part sump wall purpose.

Completion Date Nil

Measurment Nil

Security Nil

Remarks Delivery at GMR-Mallapur Contact Person Mr Ramprasad-8309938133.



For **Modi Reality Mallapur LLP**

Authorised Signatory

Name : 06/03/2021

Accepted the above Terms And Conditions

For **Sri Arihant Steels**

Name : _____

Date : ___/___/___

Requisition Form -Steel								
Company		Modi Realty Mallapur LLP		Site & Phase		Gulmohar Residency		
Req. no.		68813		Req. Date		03.03.2021		
Material required before		03.03.2021		ID no.		64432		
Prepared by:		Srinivas		Approved by (sign):				
Flat / Block no:		C Block slab -0 flat 4& part sump wall purpose						
S No.	Item Description	Type of Steel	Quantity required in no of Rods	Qty Available at site	Balance Qty to be ordered in rods	Balance Qty to be ordered in Kgs	Inward No	Date
1	Steel	8mm	1070.00	0.00	1070.00	5007.60		
2	Steel	10 mm	543.00	0.00	543.00	4018.20		
3	Steel	12 mm	380.00	0.00	380.00	4050.80		
4	Steel	16 mm	0.00	0.00	0.00	0.00		
5	Steel	20 mm	0.00	0.00	0.00	0.00		
6	Steel	25 mm	0.00	0.00	0.00	0.00		
7	Steel	32 mm	0.00	0.00	0.00	0.00		
8	Binding Wire	20 gauge	325.00	Na	325.00	325.00		
Total			0.00	0.00		13401.60		
Notes:								
1 Binding wire is generally 25 kgs per ton.								
2 Order footing steel for one block or core at a time.								
3 Order steel for slab along with steel for next column on completion of beam bottom.								
4 Do not order excess steel. Do not order steel in advance.								

PO
75399.

APPROVED BY
03 MAR 2021
PROJECT MANAGER

APPROVED BY
19 MAR 2021
SOHAM MODI
MANAGING DIRECTOR

Subject: Re: GMR-Block C Sump RCC- Urgent steel requirement

From: Soham Modi <sohammodi@modiproperties.com>

Date: 05-03-2021, 10:53 PM

To: Ram prasad Construction <ramprasad@modiproperties.com>, Anand Mehta <anandmehta@modiproperties.com>

CC: GMR Const Team Modi Properties <gmr-const@modiproperties.com>, Minish Parikh Purchase <minish@modiproperties.com>

Approved

Regards,
Soham Modi

From: ramprasad@modiproperties.com

Sent: 5 March 2021 6:28 am

To: anandmehta@modiproperties.com

Cc: sohammodi@modiproperties.com; gmr-const@modiproperties.com; minish@modiproperties.com

Subject: GMR-Block C Sump RCC- Urgent steel requirement

To

Anand Sir,

We need steel for Block C Sump RCC Wall purpose - Requisition 68813 dt. 03-03-2021.
Qty-13.40 Tonnes.

As per the telecon we had that the material is urgent. The same is being sent to you by mail.

Regards,

Ram prasad

Project Manager | +91 83099 38133 | ramprasad@modiproperties.com

Modi Properties Pvt. Ltd. | www.modiproperties.com

5-4-187/ 3 & 4, M G Road, Secunderabad -03 | Ph: +91 40 6633 5551

Don't just buy a flat or villa! Buy a great lifestyle!

We build affordable flats & villas in gated communities

Subject: Re: GMR-STEEL

From: Anand Mehta <anandmehta@modiproperties.com>

Date: 06-03-2021, 11:06 AM

To: minish <minish@modiproperties.com>

Give order to Arhihant

Regards,

Anand Mehta.

Director | +91 98850 00518 | anandmehta@modiproperties.com

Don't just buy a flat / villa! Buy a great lifestyle!

Affordable flats / villas in gated communities.

Modi Properties Pvt. Ltd. | www.modiproperties.com

Mehta Constructions | www.mehtaconstructionshyd.com

5-4-187/ 3 & 4 M G Road, Sec'bad -03 | Ph: +91 40 6633 5551

On Saturday, March 6, 2021, 11:03 AM, minish <minish@modiproperties.com> wrote:

Please find attached Rates for Steel.

Regards,

Minish Parikh

Manager-Procurement | +91 95155 46784 | minish@modiproperties.com

Modi Properties Pvt. Ltd. | www.modiproperties.com

5-4-187/ 3 & 4, M G Road, Secunderabad - 03 | +91 40 66335551

Don't just buy a flat or villa! Buy a great lifestyle!

We build affordable flats & villas in gated communities.