

Shree Vardhman (Santur Group) Affordable Housing Policy FLATS at Sector 90 Gurgaon

GREEN COURT

Near Dwarka expressway and GURGAON- PATAUDI ROAD

HUDA Govt Affordable Housing Scheme Projects Gurgaon & Sohna

Licence number - LC-2969A and LC-2970A

Developer Name - Aster Infrahome Pvt. Ltd.(Shree Vardhman -Santur Group)

land area- 10.2 Acres

Licence issued on 07/07/2014.

Building Plans approved on 22/10/2014.

Dwelling Units-1658 (LC-2970A+LC-2970B)

1BHK, 2BHK Flats / High-rise Apartments

Call/ Whatsapp: 8010730143

www.hudaaffordablehousinggurgaon.com

Gargpradeep34@gmail.com

Own your dream home in Gurgaon

green
court 
SECTOR 90, GURGAON

(Under Affordable Housing Policy 2013 of Haryana Government)



SITE PLAN



LEGENDS :

1. Entry/Exit
2. Driveway
3. Parking
4. Stilt Parking Entry
5. Pathways
6. Paved Deck
7. Lawn
8. Aromatic Lawn
9. Kids' Play Area
10. Water Feature
11. Toddler's Lawn
12. Senior Citizen Lawn
13. Meditation Lawn
14. Mangrove Pathways
15. Badminton Court
16. Pavilion
17. E.S.S
18. Creche/Aanganwadi
19. Commercial Block-1
20. Commercial Block-2
21. Community Hall



SPECIAL FEATURES:-

- On existing 60 Mtr. wide sector road
- Central park & Children play area
- Approx. 10 minutes drive from NH-8
- Beautifully landscaped gardens with water features
- Well connected and in close proximity to Dwarka expressway, KMP expressway, Manesar & IGI airport
- Convenient shopping complex, Community centre & Creche within complex

1 BHK Rs. 13.29 Lakhs onwards

2 BHK Rs. 21.54 Lakhs onwards

Scheme Open on 20.12.2014 | Scheme Closes on 31.01.2015

Applications are invited from general public for booking of Residential apartments in the Affordable Housing Project proposed to be developed as per terms and conditions of the policy prescribed by the Town & Country Planning Department, Government of Haryana vide notification no PF-27/48921 dated 19.08.2013 (details available at the Department website, ie. tcpharyana.gov.in)

PROJECT DETAILS

1. Project Approval	Coloniser/Developer: M/s. Aster Infrahome Pvt. Ltd., License No.: 61 & 62 of 2014, dated 07.07.2014, Building Plans Approved on dated 22.10.2014 vide memo no. ZP-989/AD(RA)/2014/24727
2. Location	Sector - 90, Gurgaon (Haryana)
3. Provisions	Project Area: 10.0125 acres comprising total 1658 apartments out of which 5% are reserved for management. Community Facilities: One Community Hall of 2000 sqft and One Anganwadi - cum - creche of 2000 sqft.
4. Apartment Details	Category I (1BHK): 212 no. of apartments of 320 sq. ft. (approx.) carpet area and balcony area of 98 sq.ft. (approx) with a two-wheeler parking. Category II (1BHK): 424 no. of apartments of 336 sq. ft. (approx.) carpet area and balcony area of 96 sq.ft. (approx) with a two-wheeler parking. Category III (2BHK): 522 no. of apartments of 526 sq. ft. (approx.) carpet area and balcony area of 100 sq.ft. (approx) with a two-wheeler parking. Category IV (2BHK): 500 no. of apartments of 590 sq. ft. (approx.) carpet area and balcony area of 100 sq.ft. (approx) with a two-wheeler parking.
5. Allotment Rate of Apartment (all inclusive)	Category I : (1BHK) - Rs. 13.29 Lakhs / apartments (approx.) Plus Taxes Category II : (1BHK) - Rs. 13.92 Lakhs / apartments (approx.) Plus Taxes Category III : (2BHK) - Rs. 21.54 Lakhs / apartments (approx.) Plus Taxes Category IV : (2BHK) - Rs. 24.10 Lakhs / apartments (approx.) Plus Taxes The above rate is an all inclusive cost of apartments as per rates prescribed under the the Policy notified vide no. PF - 27/48921 dated 19.08.2013 (details available at the Department website, ie. tcpharyana.gov.in).

6. Payment Terms	i. With application: Booking amount, i.e. 5% of cost of flat + Service tax For Category I : (1BHK) - Rs. 66,450 + 2,053 = Rs. 68,503 For Category II : (1BHK) - Rs. 69,600 + 2,150 = Rs. 71,750 For Category III : (2BHK) - Rs. 1,07,700 + 3,328 = Rs. 1,11,028 For Category IV : (2BHK) - Rs. 1,20,500 + 3,723 = Rs. 1,24,223
	ii. On allotment additional 20% of cost of flat plus service tax For Category I : (1BHK) - Rs. 2,65,800 plus service tax For Category II : (1BHK) - Rs. 2,78,400 plus service tax For Category III : (2BHK) - Rs. 4,30,800 plus service tax For Category IV : (2BHK) - Rs. 4,82,000 plus service tax
	iii. Balance 75% of the amount in 6 (Six) equated half yearly installments over three year period. No interest shall fall due before the due date of payment. Any default in payment shall invite interest of the rate of 15% per annum on delayed period.
7. Broad specifications of the apartments	Flooring: Bedrooms/Kitchen/Toilets/Balcony: Ceramic Tiles, Common areas - Kota stone /Pavers, Lift Lobby - Granite/Marbles, Window Frames: Hardwood Door Frame / Aluminum, Door Frame/Doors: Hardwood Door Frame with Flush Panel / Flush Door / Skin Door, Wall Tiles: Toilets: Ceramic Tiles, Kitchen: Permanent finish with 2' dado tiles above counter, Kitchen Counter: Granite/Marble with stainless steel sink, Wall Finish: Oil Bound Distemper, Plumbing Fittings: UPVC / CPVC / PPR or equivalent, Sanitary Fittings: Chinaware of standard design and fitting ISI Marked, Electrical Fittings: ISI Marked, Structure: RCC Framed structure as per ISI Code

A JOURNEY TOWARDS A BETTER LIFESTYLE

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SECTOR 90, GURGAON



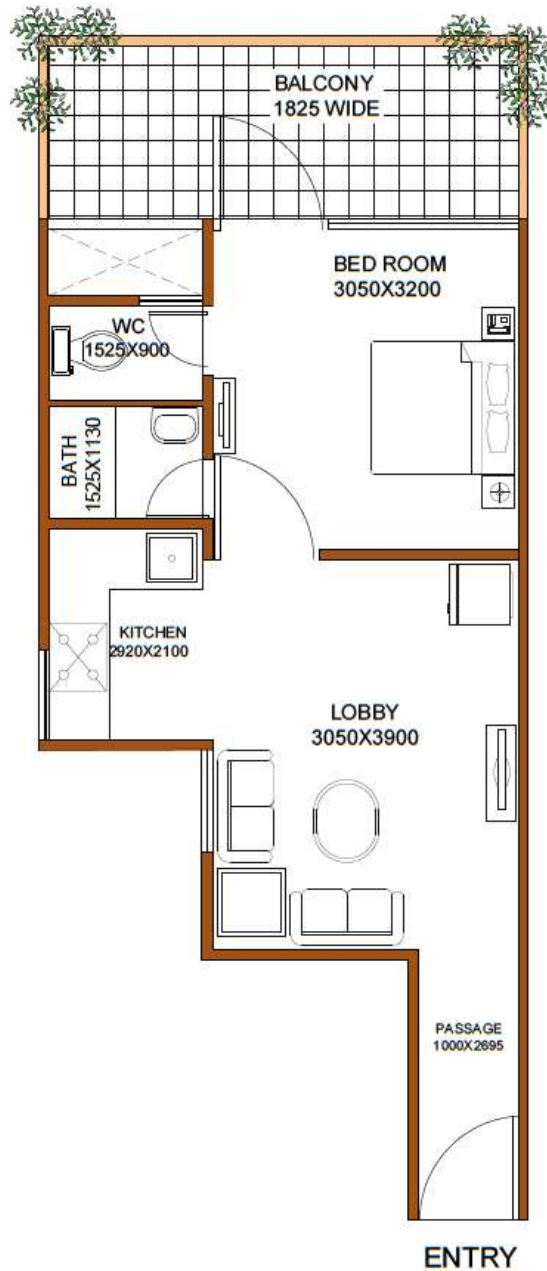
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SECTOR 90, GURGAON

CATEGORY - II

CARPET AREA = 31.178 SQM = 336.00 SQ.FT

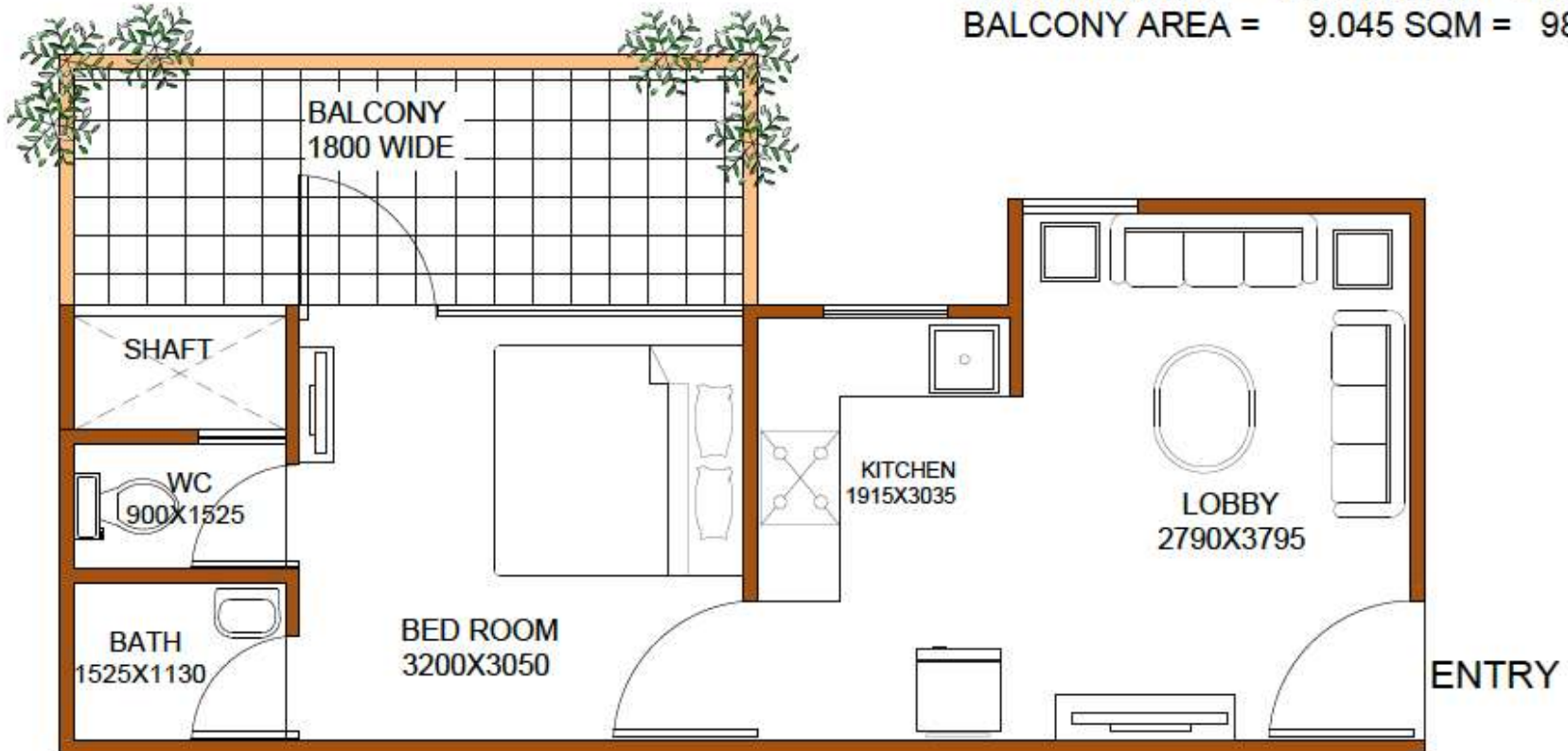
BALCONY AREA = 8.924 SQM = 96.00 SQ.FT



CATEGORY - I

CARPET AREA = 29.706 SQM = 320.00 SQ.FT

BALCONY AREA = 9.045 SQM = 98.00 SQ.FT



CATEGORY - III

CARPET AREA = 48.807 SQM = 526.00 SQ.FT

BALCONY AREA = 9.265 SQM = 100.00 SQ.FT



CATEGORY - IV

CARPET AREA = 54.732 SQM = 590.00 SQ.FT

BALCONY AREA = 9.265 SQM = 100.00 SQ.FT

