



# SAILAJA'S PARADISE



*"Helping hands shaping your dream home."*





# Recreation Center

# Health Retreat



Suitable For Parties



Connected to Terrace and  
Swimming Pool Area



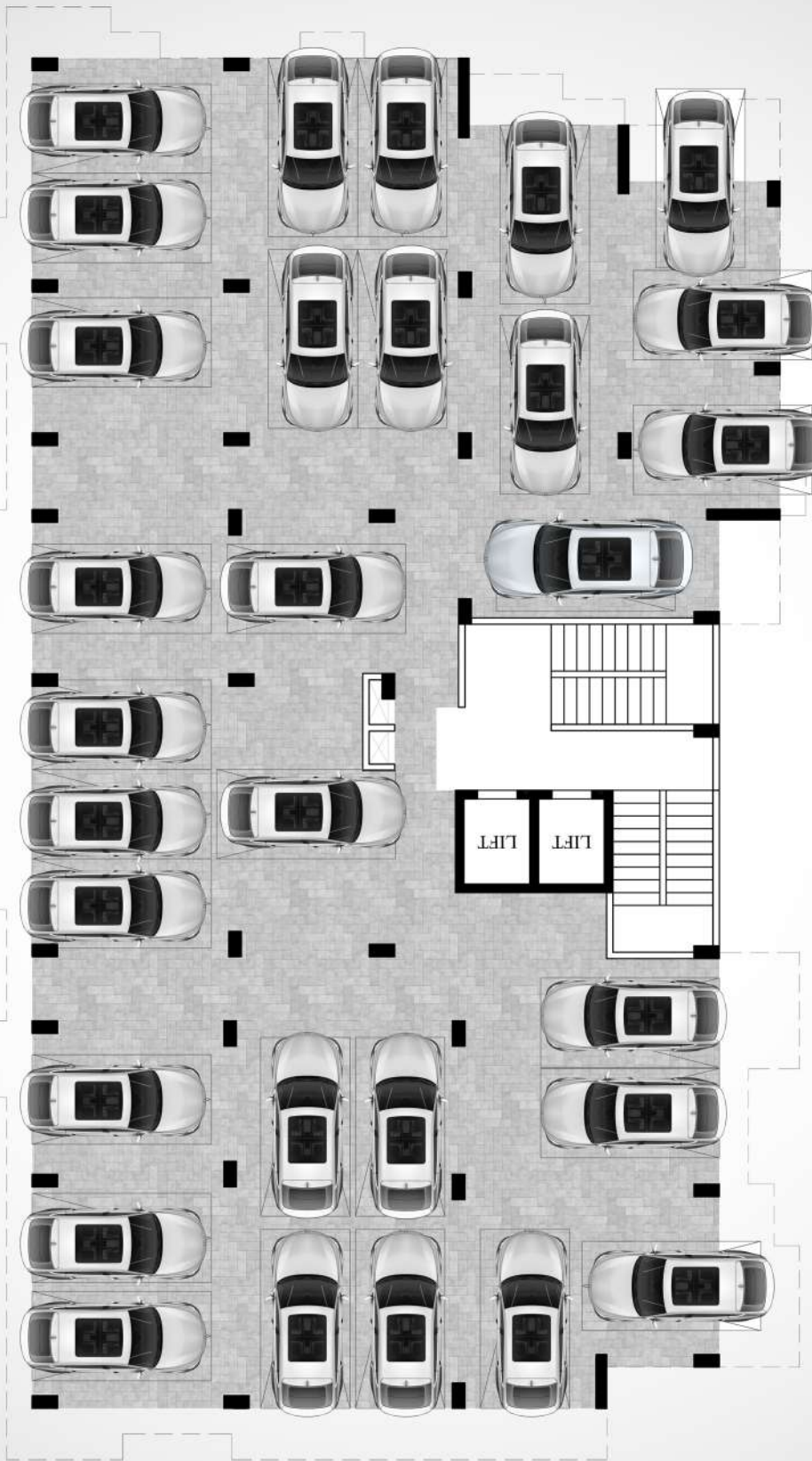
Gym

*" You can dream, create, dresign and build the most wonderful place in the world. but it requires people to make the dream a reality "*

*-----Walt Disney*



PARKING PLAN



TYPICAL PLAN

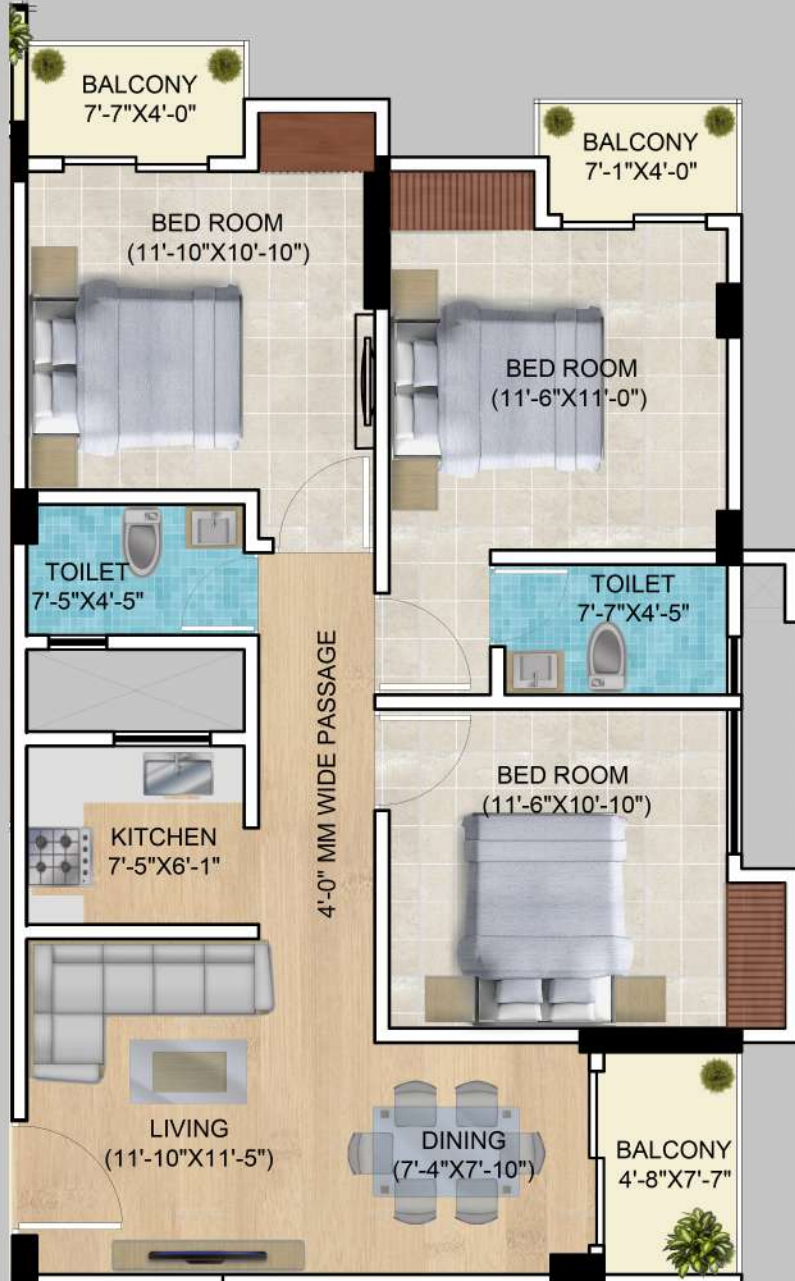


TERRACE PLAN





# UNIT PLAN



**TYPE A (3BHK)**  
**B.U.A : 92.50 SQ M (995.57 SQ FT)**  
**S.B.U.A : 120.25 SQ M (1294.24 SQ FT)**



**TYPE B (2BHK)**  
**B.U.A : 85.11 SQ M (916.03 SQ FT)**  
**S.B.U.A : 110.64 SQ M (1190.83 SQ FT)**

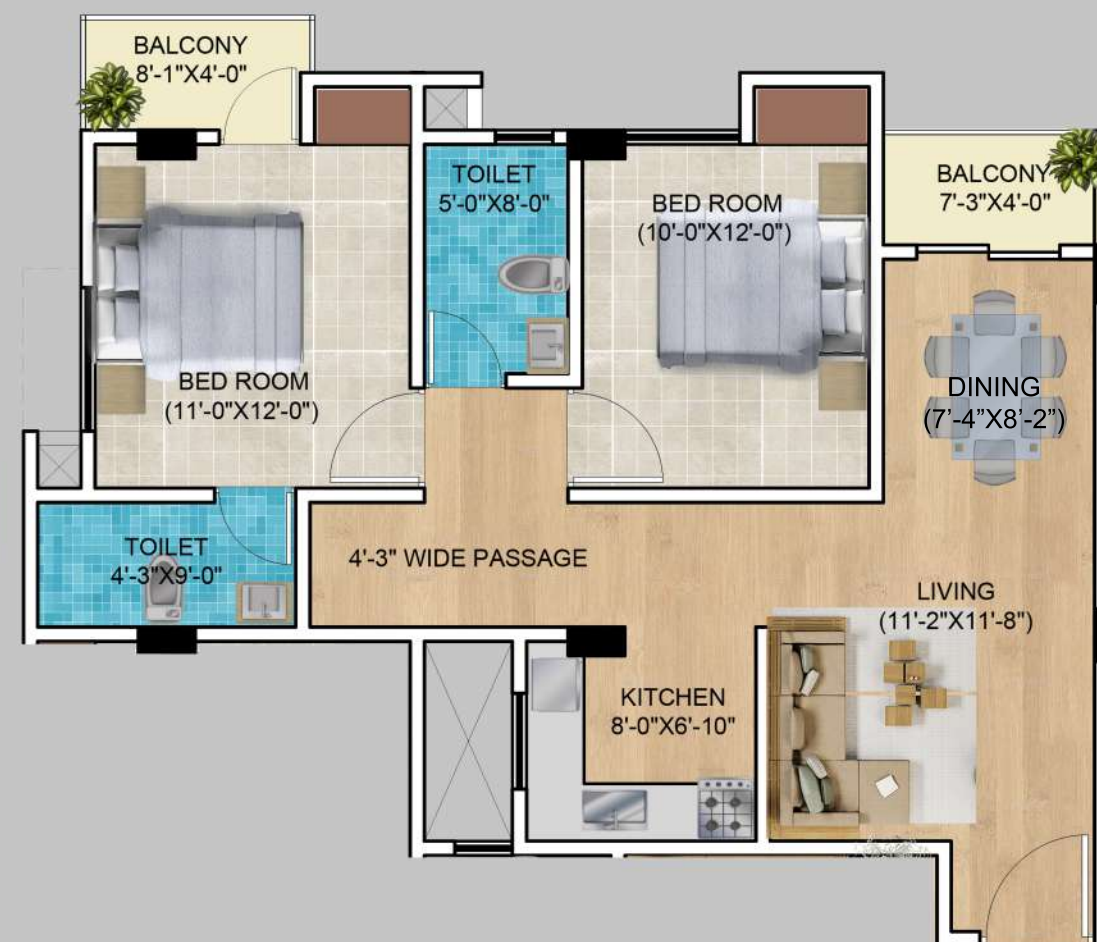
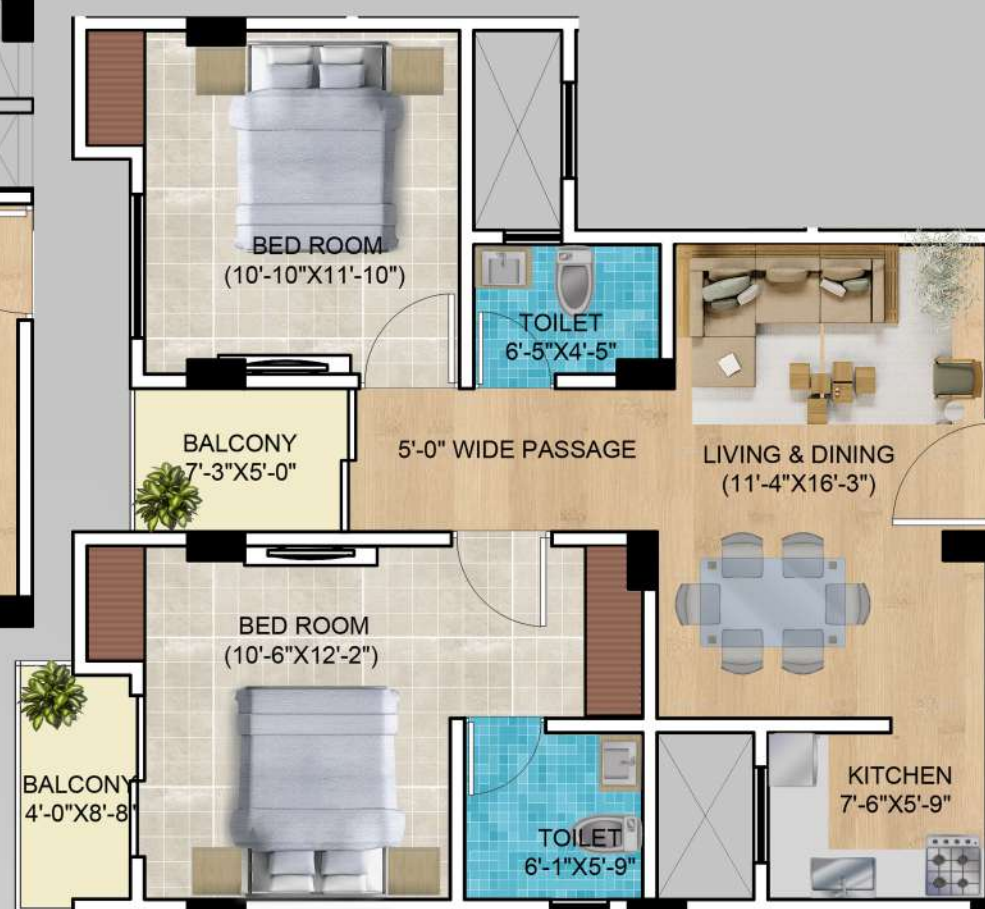


**TYPE C (3BHK)**  
**B.U.A : 115.52 SQ M (1243.34 SQ FT)**  
**S.B.U.A : 150.17 SQ M (1616.34 SQ FT)**





# UNIT PLAN



## TYPE D (2BHK)

B.U.A : 66.53 SQ M (716.06 SQ FT)

S.B.U.A : 86.48 SQ M (930.78 SQ FT)

## TYPE E (2BHK)

B.U.A : 75.00 SQ M (807.22 SQ FT)

S.B.U.A : 97.5 SQ M (1049.39 SQ FT)

## TYPE F (2BHK)

B.U.A : 77.51 SQ M (834.24 SQ FT)

S.B.U.A : 100.76 SQ M (1084.47 SQ FT)



# SPECIFICATIONS

## STRUCTURE

R.C.C. seismic resistant frame structure as per I.S. code of practice.

## FLOORS

Vitrified flooring of size 600mmx600mm in drawing and dining rooms, bed room and kitchen.  
Antiskid ceramic tiles (300mmx300mm) in bathroom.

## TOILET

Concealed CPVC plumbing and sanitary system.  
White color sanitary ware and best quality water supply fitting. Gazed wall tiles 7 ft on wall.

## KITCHEN

Marble/Granite kitchen slab and wall tiles two feet above slab. Stainless steel sinks with good quality CP water supply fitting.

## DOORS

Water proof flush door.

## WINDOWS

Plain aluminum sliding windows with grill .

## PAINTING

Internal walls to be finished with POP.  
External walls are to be painted with good quality cement paint as per builder's choice.

## WATER SUPPLY

24 hours of water supply is ensured with over head tank.

## ELECTRICAL

Concealed wiring with modular switch.

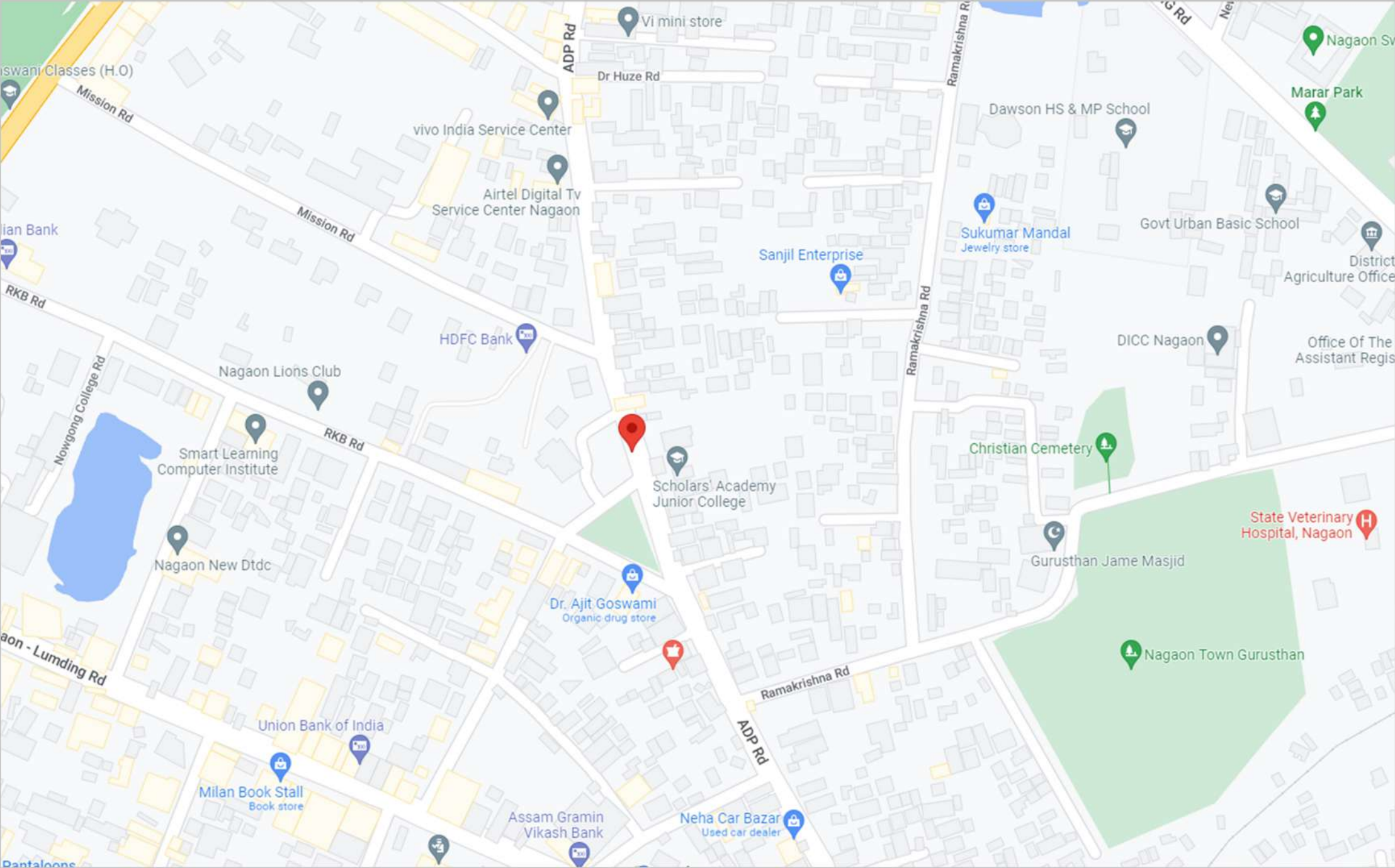
# TERMS OF PAYMENT

BOOKING AMOUNT	5 LACS
AGREEMENT/FOUNDATION (Booking Amount Adjusted)	15%
1st Slab	10%
2nd Slab	10%
3rd Slab	10%
4th Slab	10%
5th Slab	10%
6th Slab	10%
7th Slab	10%
**At the time wall casting	10%
At the time of handover	5%





# LOCATION MAP



## NAGAON, ASSAM

### Hospital:

- 1. Nagaon Civil Hospital 500 m
- 2. Trinayan Hospital 200 m

### School & College

- 1. K V Nagaon School : 3km
- 2. Nagaon College : 600m

### Police Station

- 1. Nagaon Sadar : 400m

### Others :

- Dominos : 650m
- Pantaloon : 750m
- Platinum mall : 950m
- Vishal mega mart: 1.3km
- Reliance trends: 1.6 km
- ASTC bus stand : 900m

Nagaon Railway station: 1km

- DC office: 950m
- SP Office: 700m
- Post Office: 650m

Market (Bara Bazaar) : 550m

### Bank:

- SBI: 500M
- HDFC: 650M

By-pass: 5km.





## DEVELOPER

### Sailaja Construction

UNIT-G1, Ground floor, Mangalmurti  
Enclave, Rangamatir Path, Sachal, Amtol,  
Guwahati -22, Kamrup (M).

Website - [www.sailajaconstruction.com](http://www.sailajaconstruction.com)

Proprietor - Manash Pratim Talukdar.

## ASSOCIATE PARTNER'S

### SM. Group

### Marutinandan Developers

**Project Office:** H.No- 14, Abu Path,

Fauzdaripatty, Nagaon.

Ph.No.- 8471923990

## LEGAL ADVISOR

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## ARCHITECT

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**3D Visualization | Graphics | Walkthrough**

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