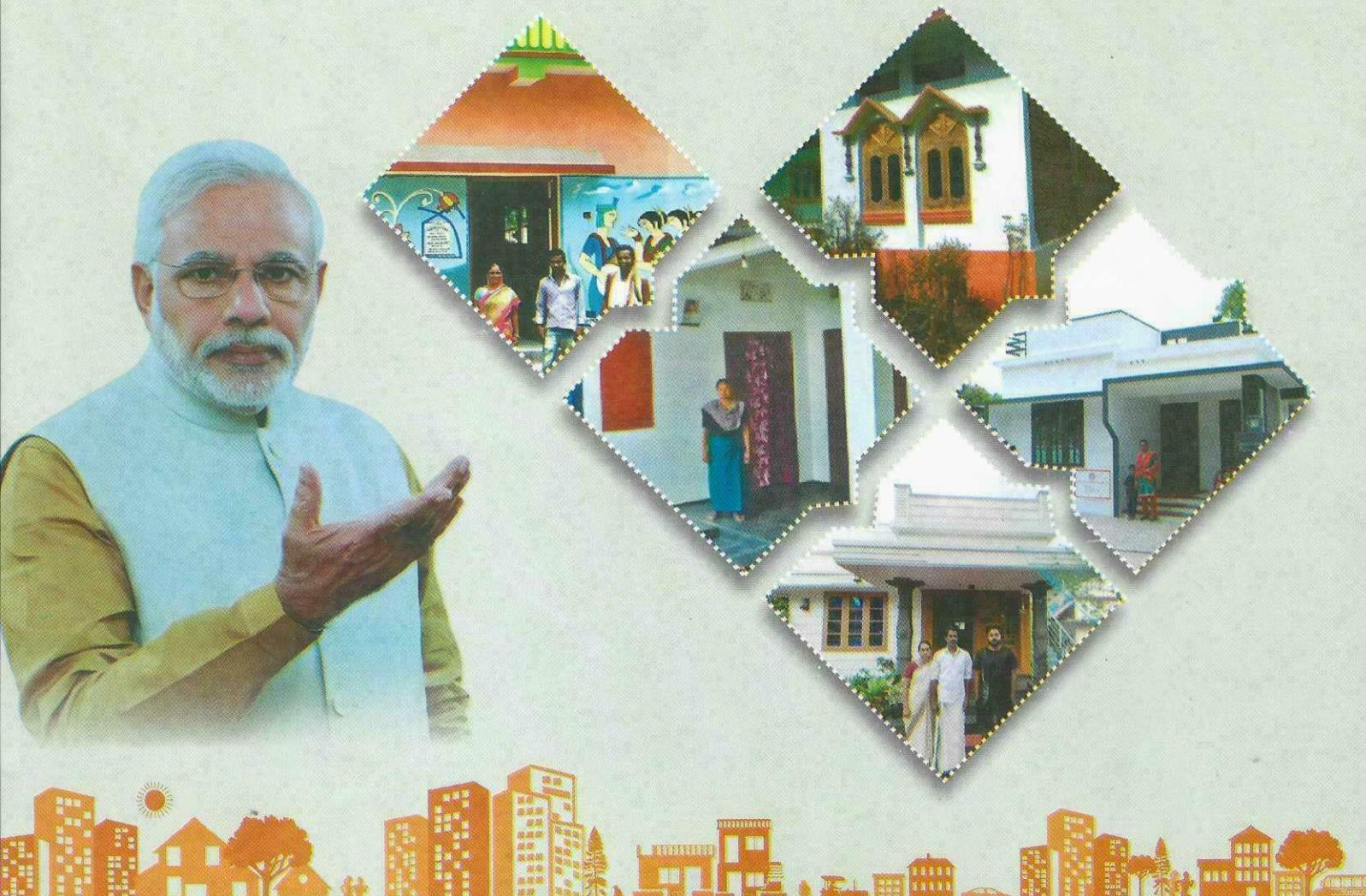


Ministry of Housing and Urban Affairs
Government of India

Affordable Housing Development Corporation



Add : AHDC, Sifti Art Campus, 2nd Floor,
Boring Patliputra Road, Near Pani Tanki More,
Boring Road, Patna-800001

Email ID : Ahdc.spv@gmail.com
Website : www.ahdc.in
Contact No : 9229048386

CHAIRMAN MASSAGE



Dear friends,

My engagement in public service and experience as a public servant for the last two and half decades of my life first as a lawyer, then a civil judge and finally as a civil servant has brought me closer to public. My experience has helped a wide range of perspective to better understand of the public needs. This exposure has also nurtured in me a great sense of responsibility and desire to positively contribute in life of our community and to make a meaningful difference in our society. Housing is crucial in social and economic development as it directly impacts individuals' employment, and productivity. Ensuring affordable housing is essential for fostering economic growth while also creating a more inclusive and equitable society.

thereby overall societal well-being stability. Housing acts as a foundation or platform on which an individual attempt for a dignified life for himself and his family. In order to address this need, Government of India and States have initiated numerous schemes to eliminate housing shortages. There are different schemes for Urban and Rural Poor along with schemes for migrant Labor, there are schemes for different government employees, City Dwellers, backward castes etc. Numerous organizations have been set up by Government of India and States like HUDCO, BUDCO, or CIDCO. Even UNO has set up such organizations like UN-Habitat. They provide financial assistance and consultancy services for housing and urban development projects in India. The importance of Housing can't be overstated. Housing is an important component of the 2030 Agenda for Sustainable Development and an essential driver for achieving many of the Sustainable Development Goals, or SDGs Therefore, to supplement and not to supplant delivery of public service this organization was set up with avowed objective of providing affordable housing to the of most vulnerable sections. I was fortunate to obtain support and assistance of committed, dedicated and skilled partners want to be part of the change you want to see in your community.

We are currently working on numerous projects at different locations

ABOUT US

AHDC focuses on creating cost-effective, accessible homes for a wide range of buyers, often prioritizing low- and middle-income families.

These firms blend financial feasibility with thoughtful design, ensuring residents have comfortable, safe, and sustainable living spaces.

Their key objectives typically include:

- 1. Cost-effective construction:** Utilizing innovative building techniques, sustainable materials and even prefabrication to reduce costs.
- 2. Community-centric design:** Creating neighborhoods that foster social engagement, green spaces, and shared amenities.
- 3. Financial accessibility:** Offering flexible payment plans, government-backed subsidies, and inclusive financing options.
- 4. Sustainable development:** Integrating energy-efficient solutions like Renewable Solar power, waste management systems, and eco-friendly architecture.
- 5. Urban and rural adaptability:** Tailoring housing solutions for both dense urban environments and expanding suburban area touching the adjacent rural areas.

AHDC has a deep interest in housing design and sustainability. So it is capable and willing to provide housing solution as per refined specific projects based on brand or vision of our donors or partners

Project:-

Proposed Plot Layout plan at Hasanpura, Masaudhi

Developers:-

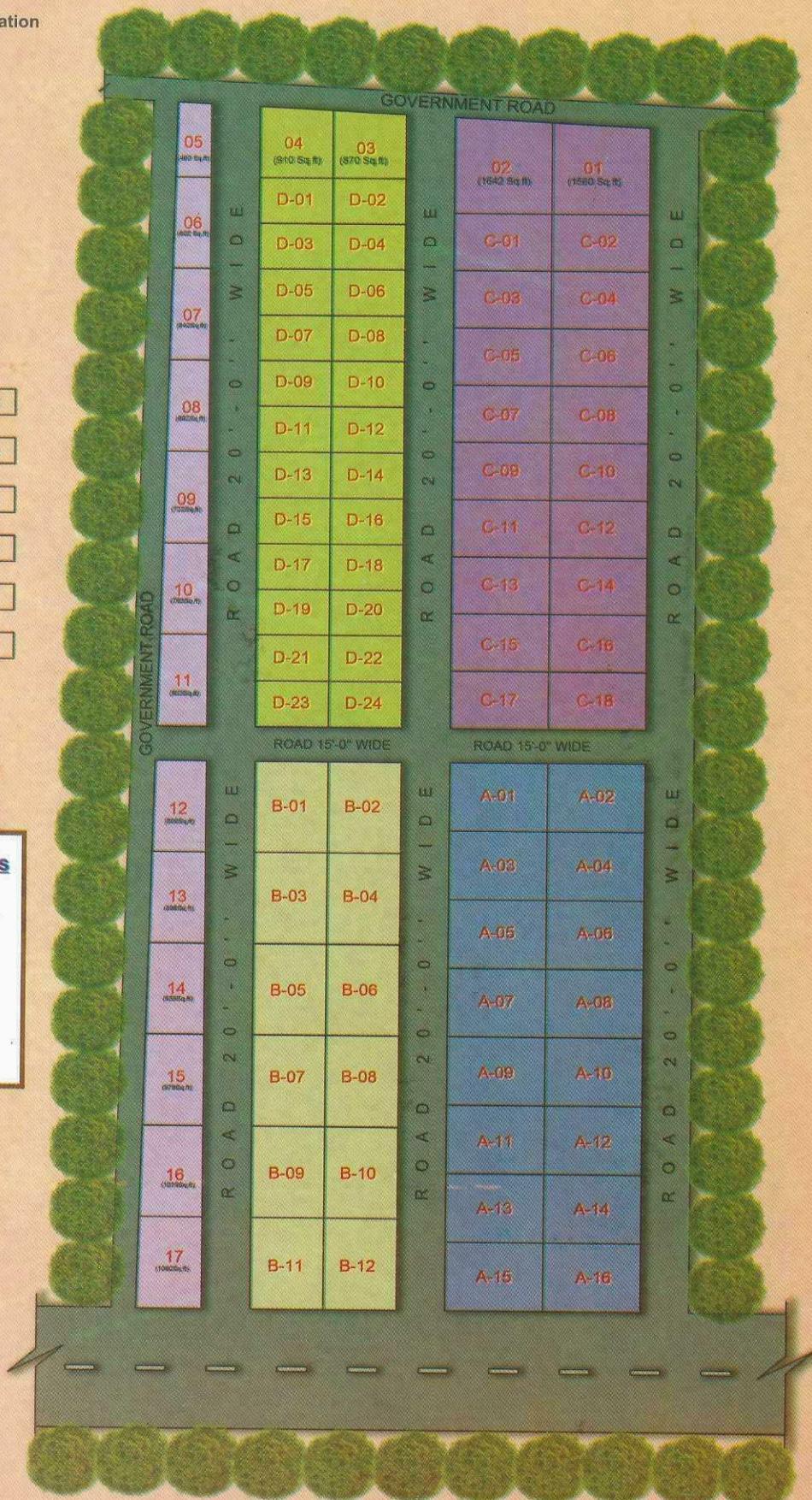
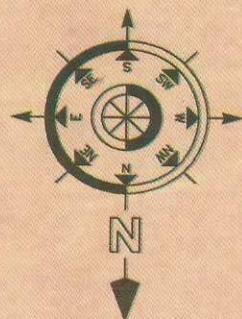
Affordable Housing Developement corporation



SITE PLAN

TYPE	DIMENSION	AREA	NO.	RANGE
A	30'-0"X40'-0"	1200 Sq.Ft.	16	A-01 - A-16
B	40'-0"X30'-0"	1200 Sq.Ft.	12	B-01 - B-12
C	25'-0"X40'-0"	1000 Sq.Ft.	18	C-01 - C-18
D	20'-0"X30'-0"	600 Sq.Ft.	24	D-01 - D-24
01-17				
17 01-17				

- Site's distance from important places**
- Just 500m left from Patna-Dobhi 6 lane NH towards Tarpura more
 - Just 200m Right from SH/NH
 - 30 K.M from Patna Junction (Travel Time 25 Minutes.)
 - 2.5 K.M from Taregana Station (Travel time 5 minutes)



Projects (On going)

Name of location	District	Area	Plot Size	Rate
Mashaurhi	Patna	84Katha	600/- sqft 1100/-sqft	Rs.@1100/-sqft.
Beldarichak	Patna	9 Acre	1200/- sqft 2400/-sqft	Rs.@1250/-sqft.
Koilwar	Ara	10 Bigha	600/- sqft 1100/-sqft	Rs.@1100/-sqft.
Punpun	Patna	22 Katha	1000 sqft	Rs.@1800/-sqft.
Sasaram	Sasaram	2 acre 20 dismil	600/-sq ft 1200/-sqft	Rs.@2400/-sqft.

All location is in one hour journey Distance from our patna office (Boring Road)

PMAY FACILITY ALSO AVAILABLE

Highlights.-

N.H- 1km from our all site

Road - all site are on 30 ft road

Masaurhi site also on state highway.

Technical & legal clear paper

Possession after 25.% Payment

Boundary after 50% Paymnet

Why we are the best ?

- A. Technical and Legal Papers are clear
- B. Real price.
- C. Term payment facility.
- D. Support for possession, Boundary, Electric connection.
- E. Complete documentations.
- F. We are committed to develop AHDC as a multi-state co-operative society. It is an extra beneficial membership option available to our buyers.

"Nation's Reolve Our Commitment"



हमारा परिचय एवं उद्देश्य

✉ ahdcpatna@gmail..com

1 हमारी संस्था का नाम A.H.D.C (Affordable Housing Development Corporation) है।

2 हमारा कार्यालय- 2nd floor, Sifti Art Campus, Boring-Patliputra Road, Boring Road, Patna (Bihar) है।

3 हमारा उद्देश्य निम्न एवं मध्यम आय वर्ग के लोगों के लिए आवासीय प्लॉट एवं घर उपलब्ध करवाना है।

4 हमलोग इसको दो प्रकार से उपलब्ध करवा रहे हैं, (क) प्लॉटिंग करके जमीन उपलब्ध करवाना एवं, (ख) EWS, LIG परियोजनाओं पर PMAY, URBAN 2.0 के तहत सब्सीडी एवं बैंक लोन के माध्यम से जिसमें सरकार बैंक, और डेवलपर की भूमिका होती है।

5. हमलोग प्रारंभिक स्तर पर बिहार एवं झारखण्ड के मुख्य जिला स्तरीय शहरों में दोनों परियोजनाओं पर (प्लॉट एवं आवासीय) काम कर रहे हैं।

6 हमलोगों से जुड़ने का फायदा यह है कि हमलोग इस कार्य को सरकारी मापदंडों के अनुरूप (Trust and Co-operative) Act के द्वारा कर रहे हैं। इसलिए हमारे खरीदार को बहुत सारी रियायतें स्वतः मिल जायेगी।

7 हमलोगों ने भूमि चयन में सर्तकता के साथ काम किया है इसका फायदा यह हुआ कि आपको कम कीमत में सबसे अच्छा सौदा प्राप्त होगा। उदाहरण के लिए हमारे बेलदारीचक, पोटही, मसोढ़ी प्लॉट की कीमत लगभग 10 से 15 लाख रुपये के आसपास है। NH.SH पर लगभग 1km के अन्दर सारा जमीन है, पटना जंक्शन से 30 मिनट में हमारे किसी भी प्लॉट पर पहुँचा जा सकता है, मतलब सगुना मोड़ के बराबर समय और दूरी में जबकि सारी सुविधाएँ बराबर हैं, सगुना मोड़ में 1 करोड़ रुपया कीमत है और साथ में घर बनाने के समय अन्य बाधाएं भी।

8 हमलोग सारा लीगल और टेक्नीकल विलयरेन्स करके आपको बाउन्डी बाल तक का काम करा कर देंगे। अगर बाउन्डी नहीं करना चाहें तो पीलर भी कर सकते हैं।

9 हमलोग हर प्रकार से पारदर्शी वातावरण में बिना किसी विवाद आपको आपका प्लॉट या घर चुनने और बनाने में मदद करेंगे।

10 हमारे साथ एक बार जुड़कर देखें, जाँचे-समझें और आगे बढ़े, विषेश बातचीत के लिए एक बार हमारे कार्यालय आने का कष्ट करें-

OUR PROJECT

1. Hasanpura-Masuarhi – 2 Acre @1100/- sqft
2. Neema(Pothhi)- 22 Khatha @1500/- sqft
3. Beldarichak- 2 Acre @1450/- sqft
4. Sasaram- 2 Acre @2000/- sqft
5. Purnea- 2 Acre @1200/- sqft
6. Koilwar-2 Acre @1100/- sqft

धन्यवाद ।