



An offer by **SARASWATI Group**
for our prestigious Customers to own and invest in property at Palghar.

Dear Sir / Madam,

Saraswati Group presents an opportunity to own and invest in property at Palghar.

Project Name : **Mateshwari Complex**
Project Location : Kacheri Road,Palghar-(W),Thane.
Tentative Possession : June 2014 onwards

Project Details :

Project Accessibility : 1 km from Palghar- Station in West
: 0.5 km from Paanch Batti
:
: 8 km from Kelwe Beach
: 2 kms from HP Petrol Pump.
0.5 km from Aryan Central School

Property Type : 1 BHK (Type-1)
Saleable Area : 403,452 sq.ft

Property Type : 2 BHK (Type-2)
Saleable Area : 860 sq.ft.

Property Type : Terrace Flats
Saleable Area : 678 Sq ft.

Home Loan Funding :

This project is approved for funding by all leading Nationalised and Private Banks and Finance Companies such as HDFC,OBC,Bank Of Maharashtra,Dena Bank,Bank of India, DHFL,Indiabulls,Saraswat Bank,Gramin Maharashtra Bank.

Project Approvals :

Project Sanction Plan are sanctioned from Palghar Nagar parishad and all relevant and mandatory authorities.

Builder Profile :

Saraswati Group is headed by Mr. Bedprakash Pandey, managed by his son Mr. Vikas Pandey, Physics Honours, and MBA in Finance established in the year 1989. and company has diversified business from Finance, Insurance, Education, Real Estate. The Real Estate wing of the Group was established in 2007 since then, we have constructed and delivered more than 15 Lakh Sq Ft of real estate, and is currently developing 9 Lakh sq.ft. of real estate in Palghar, Boisar and Umbergaon. We have a presence our Registered address at Goregaon-(E), Mumbai.

Project Features and Amenities :

Walking Distance From Palghar W Station
Surrounded by all prominent Government offices and premium Colonies

Total Layout has been Designed keeping Vastu Compliance
Johnson Flooring and Bathroom tiles
St Gobain Glasses and Gypsum.
Asian Paints both in interior and exterior of the building.
Attractive Main Door, with Marine Ply wood
Corner POP Design Ceiling in Living Room
Granite Platform in Kitchen with ample storage space through Lofts
Seiko Bathroom Fittings
Concealed Ploycab wires and Modular switches and wall boards
T.V and Telephone Points in Hall and Bedroom.
G +2, Slit+3 Elevations .
Well Planned internal Roads & Street Lights,
International School, Government School, and College in near vicinity of complex,
Pollution Free (O zone) complex with Lush Green Surroundings.
Vehicle free landscaped garden,
Zicom Video Door Phone
Designer Railing in Balcony and Staircase

: 3131/- per sq.ft. for flats

Tentative budget:

403 Sq ft.1 BHK:	12.61 Lakhs.
452 Sq ft.1 BHK:	14.15 Lakhs.
512 Sq ft.1 BHK:	16.03 Lakhs
555 Sq ft.1 BHK:	17.37 Lakhs
Terrace Flat 1 BHK:	21.28 Lakhs

Booking amount: 20% of the agreement value, balance as per schedule / payment term
Budget includes only Basic Cost of the property
All government / statutory charges will be additional