AARADHYA ESTATE

3 BHK Premium Flats

PROJECT HIGHLIGHTS

3 bhk flats, 197 units, 3 blocks

A luxury housing project at affordable price

Temple

Swimming Pool

Well-connected location

Approx. 65% open area

Breath-taking view of lush green surroundings



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Site Address: Behind Govt. Middle School, Chirachas, Chas, Bokaro


AARADHYA ESTATE
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Tower A
Tower B
Tower C
Commercial Mall

AMENETIES





Childrens Park/ Kids Play Area



Jogging Track

Landscape Garden
with Seating Area



Badminton
Court





Swimming Pool
Open Gym



Provision for Charging
of Electrtic Vehicles



Security
Cctv Surveillance

Experience the exquisite every moment



RCC

- SEISMIC CONSIDERATION :- Considering Zone - III, Earthquake Resistance RCC framed construction
- Ceiling Height :9'.6" Floor
- External - 9" thick Red bricks, Internal - 5" thick Red bricks
- External Walls - Double Coat Sand Plaster using Admixture
- OBD finish Ceiling and Wall
- Tiles: 600 mm x 600 mm Lights Colored Vitrified in all Rooms
- Toilets: 300 mm x 300 mm Anti Skid Finish Tiles in Toilets
- Balconies: 450 mm x 450 mm Anti Skid Flooring Tiles

DOORS AND WINDOWS

- Decorative Main Entrance Door with Wooden Frame
- Main Door with Safety Lock, Night Latch, Tower bolt and Magic Eye
- Panel Doors for Bedrooms
- PVC Doors for all Washroom
- Powder Coated Sliding Windows with Mosquito Net
- Mild Steel Safety Grills for all Windows



KITCHEN

- Granite top kitchen Platform with Stainless Sink
- Ceramic Tiles Dado upto to 2 feet above Platform
- Branded CP Fittings



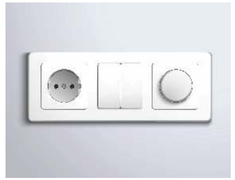


BATHROOM

- Branded CP fittings
- Concealed G.I pipes / PVC plumbing
- Branded Sanitary fittings
- Space for Exhaust and power point in all Bathrooms
- Dedicated space with 15amp Provision for Geyser

ELECTRICAL FITTINGS

- Branded MCB & ELCB (Earth Leakage Circuit Breaker) for apartment
- Adequate light Points with Branded Modular Switches & Copper Wiring
- In living Room and all Bedroom 15 amps PowePoints for Electrical Appliances as per Norms



ELEVATORS

- 2 Passenger Lift in each Blocks
- CCTV Cameras for Security inside and outside Elevator area
- Intercom Facility inside Elevators Connected with Security Room



OTHERS

- Separate water tanks of adequate capacity for each blocks
- Firefighting system as per norms
- Security Guard Room
- Common Toilet for security person
- Inverters for Common Area
- Solar System as per norms in Common Area

EXTERNAL PAINTING

- Texture Paint for External Walls

TILING

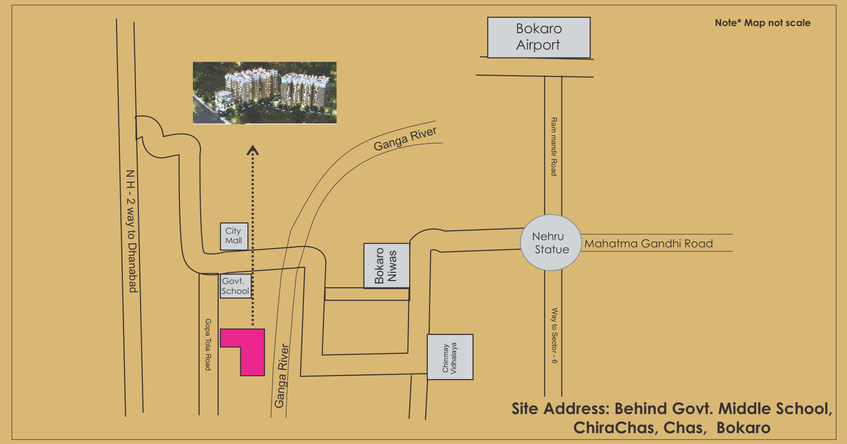
- 2*2 High quality Vitrified Tiles in Living Room, Bedroom and Walk Aways
- Wooden Tile Floor in Master Bed Room
- Rustic Finish High Strength Tiles in Balconies and Open Areas
- Anti Skid Tiles Kitchen and Bathroom
- High Quality Wall Tiles upto 7 Feet in Bathroom





OUR BRANDS & PARTNERS

- ELECTRICAL :- Anchor, Havells, GreatWhite, RR cables etc.
- SANITARY :- Escco, Jaquar, Hindware, Parryware etc.
- TILES :- Nittco, Kazaria, Johnson, Somany, RAk etc.
- CEMENT :- Acc Cement, Ultratech, Dalmia etc.
- REINFORCEMENT: - Jindal, Electro steel, Rungta Steel, 550(d). etc.



Embrace Elegance With Exceptional Group Housing in Bokaro

Welcome to Aaradhya Estates, your ultimate destination for luxurious living in Bokaro. If you are looking for a Apartment in Bokaro that combines elegance, comfort and convenience, you have come to the right place.



Location Map

key Distances

Schools

Delhi Public School - 3 k.m k.m
Chinmaya Vidyalaya - 1.5 k.m
Sree Ayyappa Public School - 1.5 k.m
St. Xavier School - 2 k.m

Hospitals

B.G.H - 5 k.m
Medicant Hospital - 7 k.m
Well Mark Hospital - 6k.m
Appolo clinic Bokaro - 3 k.m
Panda Multi Speciality Care
Hospital and Research Center - 1.5 k.m
Muskan Hospital - 2.6 k.m
K.M. Memorial Hospital - 2.5 k.m

Markets

City Mall - 150 Meter
City Center Sec-4 - 3.5 k.m
Bokaro Mall - 3.25 k.m

Banks

SBI Bank- 200 Meter
BOI Bank- 250 Meter
AXIS Bank- 300 Meter
CANARA BANK- 200 Meter

Temples

Durga Mandir - 200 Meter
Panchmukhi Hanuman Mandir - 300 Meter
Jagannath Mandir - 3.5 k.m
Ram Mandir - 3 k.m

Others

Bokaro Airport - 4 k.m
D.C Office/S.P OFfIce - 4.5 k.m
Police Station - 1.5 k.m
Post Office - 200 Meter
C.M.C Office- 7 k.m
Chas Block - 5 k. m

The Luxury of Enjoying Time & Space together



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Site Plan



SITE PLAN

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3 BHK Premium Flats



TOWER-A (GROUND FLOOR PLAN)
BUILTUP AREA = 7125 sqft

TOWER-A (Ground Floor)			
SL.NO	FLAT NO	FLAT TYPE	SUPER BUILTUP AREA
1	G-01	3BHK	1505 sqft
2	G-03	3BHK	1505 sqft
3	G-04	3BHK	1505 sqft
4	G-05	3BHK	1250 sqft
5	G-06	3BHK	1505 sqft



TOWER-B (Ground Floor)			
SL.NO	FLAT NO	FLAT TYPE	SUPER BUILTUP AREA
1	G-01	3BHK	1545 sqft
2	G-02	3BHK	1415 sqft
3	G-03	3BHK	1545 sqft
4	G-04	3BHK	1545 sqft
5	G-06	3BHK	1545 sqft

TOWER-B (GROUND FLOOR PLAN)

BUILTUP AREA = 7570 sqft



TOWER-C (GROUND FLOOR PLAN)

BUILTUP AREA = 9300 sqft

TOWER-C (Ground Floor)			
SL.NO	FLAT NO	FLAT TYPE	SUPER BUILTUP AREA
1	G-01	3BHK	1545 sqft
2	G-02	3BHK	1415 sqft
3	G-03	3BHK	1415 sqft
4	G-04	3BHK	1545 sqft
5	G-05	3BHK	1545 sqft
6	G-06	3BHK	1415 sqft
7	G-08	3BHK	1545 sqft



TOWER-A (1st to 9th Floor)			
SL.NO	FLAT NO	FLAT TYPE	SUPER BUILTUP AREA
1	101	3BHK	1505 sqft
2	102	3BHK	1250 sqft
3	103	3BHK	1505 sqft
4	104	3BHK	1505 sqft
5	105	3BHK	1250 sqft
6	106	3BHK	1505 sqft

TOWER-A (B+G+9)

BUILTUP AREA = 7940 sqft

Tower - A, Typical Floor Plan (Ground to 9th)





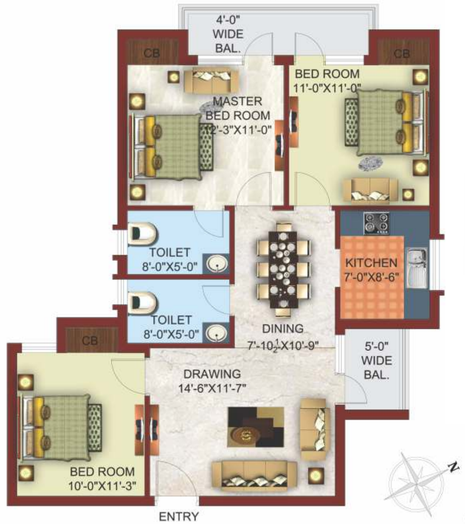


KEY PLAN

(3BHK) TYPICAL UNIT-A PLAN

CARPET AREA = 960 sqft
BUILTUP AREA = 1205 sqft
SUPER BUILTUP AREA = 1505 sqft

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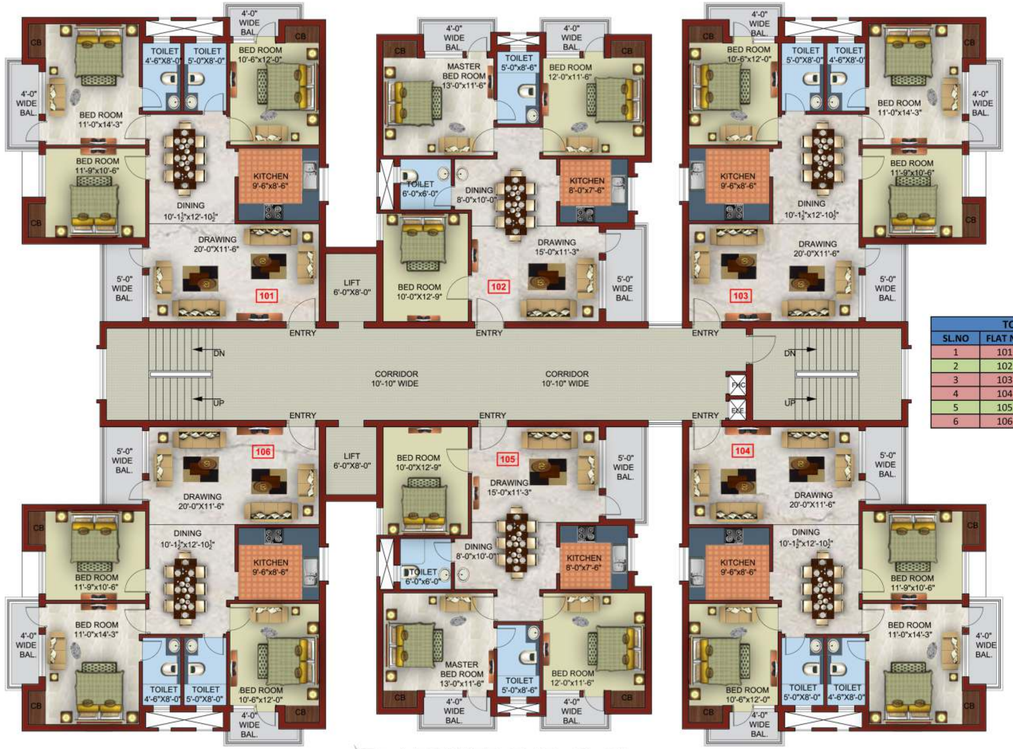




KEY PLAN

(3BHK) TYPICAL UNIT-B PLAN

CARPET AREA = 790 sqft
BUILTUP AREA = 1000 sqft
SUPER BUILTUP AREA = 1250 sqft



TOWER-B (1st to 9th Floor)			
SL.NO	FLAT NO	FLAT TYPE	SUPER BUILTUP AREA
1	101	3BHK	1545 sqft
2	102	3BHK	1415 sqft
3	103	3BHK	1545 sqft
4	104	3BHK	1545 sqft
5	105	3BHK	1415 sqft
6	106	3BHK	1545 sqft

TOWER-B (B+G+9)

BUILTUP AREA = 8360 sqft

Tower - B, Typical Floor Plan (Ground to 9th)



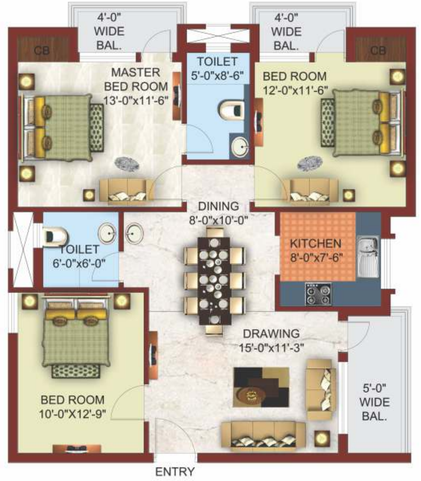


KEY PLAN

(3BHK)
TYPICAL UNIT-A PLAN

CARPET AREA = 955 sqft
BUILTUP AREA = 1235 sqft
SUPER BUILTUP AREA = 1545 sqft







KEY PLAN

(3BHK)
TYPICAL UNIT-B PLAN

CARPET AREA = 865 sqft
BUILTUP AREA = 1130 sqft
SUPER BUILTUP AREA = 1415 sqft

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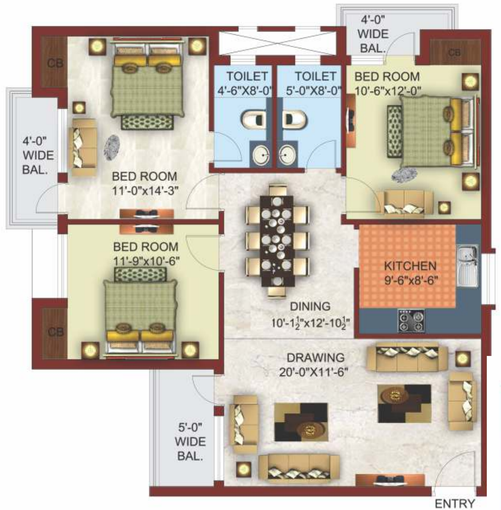


TOWER- C (B+G+9)

BUILTUP AREA = 10815 sqft

TOWER-C (1st to 9th Floor)			
SL.NO	FLAT NO	FLAT TYPE	SUPER BUILTUP AREA
1	101	3BHK	1545 sqft
2	102	3BHK	1415 sqft
3	103	3BHK	1415 sqft
4	104	3BHK	1545 sqft
5	105	3BHK	1545 sqft
6	106	3BHK	1415 sqft
7	107	3BHK	1415 sqft
8	108	3BHK	1545 sqft

Tower - C, Typical Floor Plan (Ground to 9th)



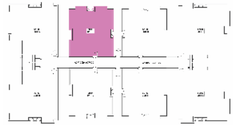


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TYPICAL UNIT-B PLAN

CARPET AREA = 865 sqft
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AIDIPL

AARADHYA INFRASTRUCTURE AND DEVELOPERS INDIA PVT. LTD.

Office:

Plot No-GC-4, City Center, Sector-4, Bokaro Steel City,
Jharkhand-827004

Site Address:

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Website: www.aaradhyagarden.com

Contact No.: 70795 75800, 93082 82651, 70045 01454, 90604 56222

K&S Design Lab
Architecture • Interior Design • Planning

Architects:

Shop No. 2, 6th Floor, Nile Complex, Kantatoli Chowk, Ranchi - 834 001
Cell.: 9911000781, 9899001479
Website: www.knsdesignlab.com Email: knsdesignlab@gmail.com

Note* 1. Registration cost Extra. 2. GST and any other tax if levied shall be extra as applicable in Jharkhand State.
Disclaimer : The contents of this brochure are purely conceptual and have no legal binding on us. Developers reserve the right to amend the layout plans, number of floors, elevations, color scheme, specifications and other amenities

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