

KRISHNA SAVITRI GARDENS

*Home is an intangible feeling you get in a location, a sense of pride
and joy or an environment where everyone knows they are welcome
Home is not easy to define but you know when you are there.*

Corporate Office:-
Kastcrete Buildmat Pvt. Ltd.

Commercial Building -II, Hotel Maurya Complex, South Gandhi Maidan, Patna -800013

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Centrality highlights - Atal path at 300 m leading to shortest possible travelling time to many parts of the city, proximity to Bailey road at 700 m making Visvesaraya Bhawan and New Secretariat a 10 mins walk; many important Hotels, Hospitals, Shopping malls within 15 mins drive because of Atal Path and Baily road; airport and railway station a mere 10 min journey



SITE PLAN



KBPL

Strong Foundation, Stability of structure - Quality of steel (TATA) and Concrete Mix (M 35 and above) , superior branded fittings and fixtures, strict adherence to building norms, aesthetics to match your taste, shady trees, quality landscape - all aimed at providing you “ a home where your heart is”



AREA CALCULATION

FLAT NO.	TYPE	BUILT-UP AREA (sqft)	S. BUILT-UP AREA (sqft)	CARPET AREA (sqft)	BALCONY AREA (sqft)
01	3BHK	1270.00	1651.00	1056.00	157.50
02	3BHK	1164.00	1513.00	1015.00	93.50
03	2BHK	880.00	1144.00	725.50	111.00
04	3BHK	1195.00	1553.50	1046.50	93.50
05	3BHK	1218.00	1583.50	1071.50	94.00
06	3BHK	1270.00	1651.00	1101.00	104.50
07	3BHK	909.50	1182.50	815.00	56.00

Security, Privacy and Peace - this complex offers all modern security features and fire fighting measures. Location at the end of the road and the position of the plot makes it an ideal residential plot with minimal traffic disturbance



KBPL

Ground Floor Plan



AREA CALCULATION

FLAT NO.	TYPE	BUILT-UP AREA (sqft)	S. BUILT-UP AREA (sqft)	CARPET AREA (sqft)	BALCONY AREA (sqft)
01	3BHK	1307.00	1699.00	1059.50	194.50
02	3 BHK	1265.00	1644.50	1018.00	194.50
03	2 BHK	880.00	1144.00	727.00	111.00
04	3 BHK	1301.00	1691.50	1049.50	197.00
05	3 BHK	1218.00	1583.50	1073.50	94.00
06	3 BHK	1307.50	1699.00	1088.00	156.50
07	3 BHK	1285.00	1670.50	1142.00	146.00
08	3 BHK	980.50	1274.50	816.50	126.00

Sincere Builders" - with eco consciousness and quality in all aspects of the development coupled with focus on timely completion and above all delivering value for money for our esteemed customers.



Typical Floor Plan 1st, 2nd & 3rd Floors

SPECIFICATIONS

STRUCTURE

- **R.C.C.** Frame Structure approved by competent authorities; use of Tata Steel or equivalent; M25 plus design mix.
- First class Clay/Cement brick work as approved by competent authorities.

DOORS/WINDOWS

- **DOORS:** Chaukhat of hard wood and premium solid wood door covered with two coats of wood primer and two coats of synthetic enamel paint. Video check safety devise with lock/unlock mechanism as well as Godrej exterior locks; Dorset make door hardware (or equivalent brand) for interior doors.
- **WINDOWS:** Sliding, three channel UPVC windows of standard make with 6mm toughened glass (Rehau Germany/ Fenesta /other standard manufacturers); third channel for mosquito net.

KITCHEN

- **KITCHEN :** Modular Kitchen fully finished (value upto Rs.2 lacs); scope for customisation

TOILET

- **TOILETS:** All CPVC fittings of standard make (Cera / Jaguar / Grohe); sanitary fittings of Roca / Kohler or equivalent make; Wall mounted commode, cockroach trap, geyser and exhaust fan, shower cubicles; matt finish anti skid flooring tiles and full wall height glazed tiles.

FLOORING

- **FLOORING :** Vitrified tiles double charged in all covered areas with wood finish flooring in master bedroom (customisation possible with choice of marble/granite of equivalent value)

ELECTRICALS

- **ELECTRICAL:** Concealed P.V.C. conduit wiring of Finolex /Polycab make or equivalent with modular switches and sockets of Philips and Legrand make.

Note: The above specifications are subject to change as may be decided by the promoter/architect.

WALL FINISHING

- **FINISHING:** External surface will be plastered and painted with weather coat; All interior walls and ceiling shall be cement plastered with POP finish, primer and two coats of acrylic emulsion paint (customisation in colour choice possible)

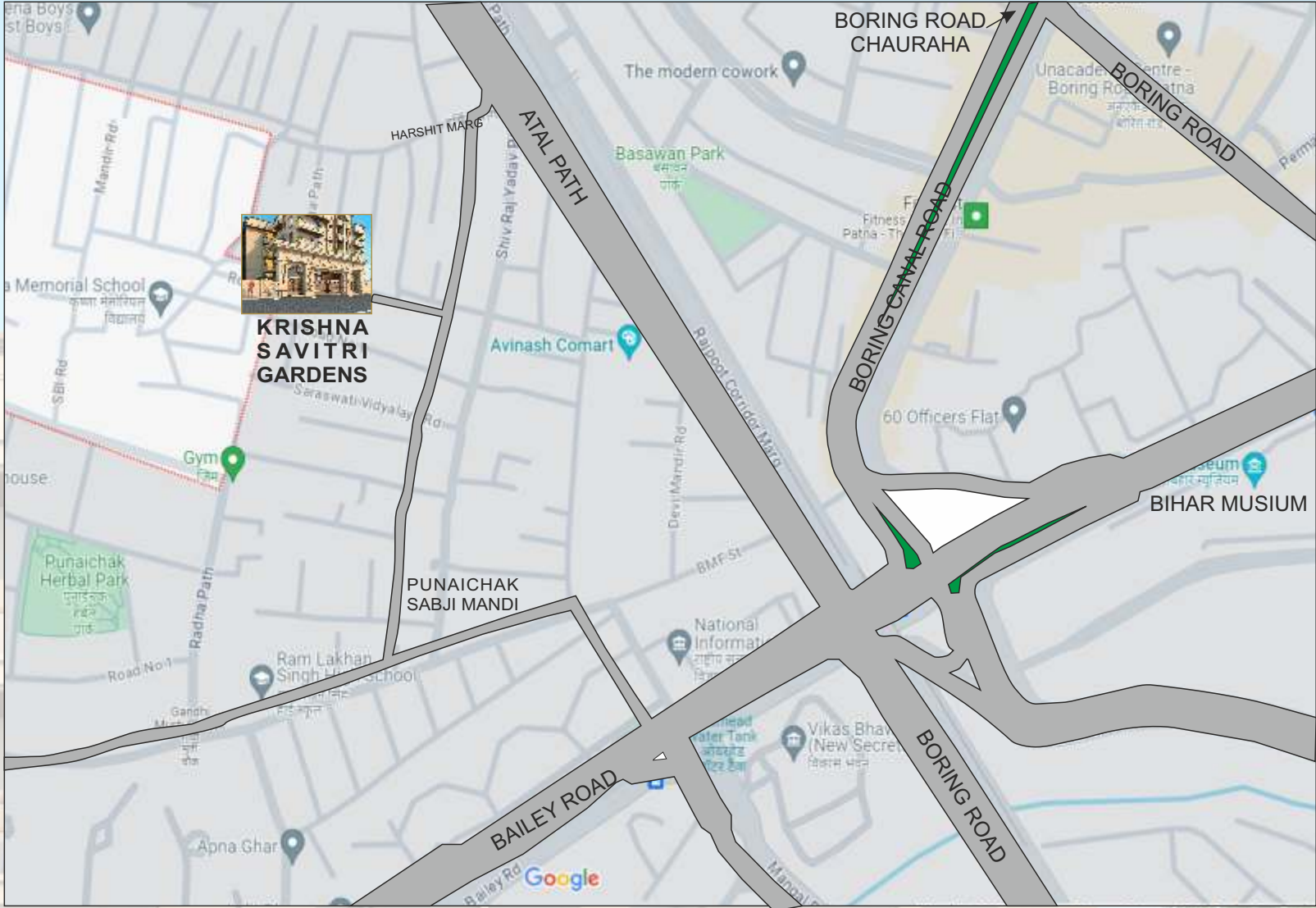
OTHER FEATURES

1. Terrace to have heat treatment with water proofing.
2. Internal and external plumbing of Ashirwad or equivalent make.
3. Two way switches/other bedside electrical points and switches.
4. 24 Hours Water Supply from own Tube well from common overhead tank.
5. Complete fire fighting safety features including smoke detectors, fire extinguishers and fire alarms.
6. Branded Lifts (OTIS/ KONE / THYSSEN KRUPP) with ARD features.
7. Back up generator up to 8 KVA load per flat.
8. Multilevel security features (overall CCTV coverage)
9. Rainwater harvesting and ground water recharging, waste management and other environmentally friendly
10. Elderly friendly features like extra support bars in toilets, wide doorways for wheelchairs, alarm bells etc
11. Built in wardrobe and loft spaces as per Architects design (value upto Rs.75000 per wardrobe)

AMENITIES

- GYMNASIUM
- INDOOR GAME ROOM
- BADMINTON COURT
- WALKING TRACK
- MULTIPURPOSE HALL
- KIDS ROOM
- KIDS PLAY AREA
- LAWN

LOCATION MAP



Connectivity & Convenience

EDUCATION

St. Michael's High School	2.8 kms
St. Karen's High School	9.3 kms
Dav Public School	1.9 kms
The Tribhuvan School	13 kms
Radiant School	12 kms

AIRPORT

Jayprakash Narayan International Airpot	4.9 kms
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ROAD TRANSPORT

Gandhi Maidan Bus Stand	5.3 kms
Bairiya Bus Stand	16 kms

RAIL TRANSPORT

Danapur Railway Station	18 kms
Patliputra Railway Station	8.3 kms
Patna Junction	5.1 kms

HOSPITALS

Paras HMRI	5 kms
PMCH	8.6 kms
AIIMS	19 kms
Medanta	7.6 kms

RETAIL STORES

City Centre Mall	3.7 kms
P&M Mall	3.7 kms

HOTELS

Hotel Maurya	4.3 kms
Chanakya Inn	6.3 kms
The panache	7.4 kms
Lemon Tree	7.3 kms



Location, location & location- a common mantra in real estate - one of the most centrally located apartments in city of Patna.