

**LOCATION MAP**

**MANSHA LUXURY FLOORS**  
GIP Sector-72, Greater Faridabad

**LOCATIONAL ADVANTAGES:**

- TMCA Metro Station - 3 Kms
- Hospital - 4.5 Kms
- DPS School (Neharpur) - 8 Kms
- TMCA University - 8 Kms
- Railway Station - 5.5 Kms
- Bus Stand - 4.5 Kms
- Delhi-Budapest Border - 28 Kms
- Noida - 28 Kms

For booking and further details contact: **MANSHA BUILDCON PVT. LTD.**  
Corporate Office: 1401-1412, Sector-6, Swelling Estate, Faridabad  
E-mail: contact@manshagroup.com | manshaluxury@pvt.com  
Phone: 0321-4360463

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MANSHA LUXURY FLOORS

WHERE LIFE BLOOMS EVERYDAY



**MANSHA**

**MANSHA GROUP** was inception in the year 2006 by Mr. Naresh Kumar Malik and Mr. Baljeet Singh two professionals who got together with a single motto of providing quality services to their valued clients. Mr. Naresh Kumar Malik and Mr. Baljeet Singh having 30 years experience in the field of Real Estate, Construction and Management teamed together to bring about a radical change in the way real estate projects are being conceptualized, marketed and delivered. MANSHA is brainchild of hardworking professional who understand the problems and concerns of potential property buyers. MANSHA GROUP always creates a special bonding and satisfaction with its clients who are like one extended family.

MANSHA GROUP's vision is to take the term customer's satisfaction to a different strata of customer's delight. We at MANSHA GROUP build homes for young India. A key strength is our efficient use of capital and ability to respond to changing regulatory and economic environment with imagination and speed. This strength, the experience of our management team and its understanding of the real estate market helped us achieve business moments in the recent difficult economic environment structure. We have been able to acquire land at locations to existing infrastructure or upcoming infrastructure development.

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**MANSHA LUXURY FLOORS**  
WHERE LIFE BLOOMS EVERYDAY

It's time to put your feet up,  
to breathe some fresh air,  
to enjoy the luxury of space,  
to lie in the lap of nature  
and  
be completely stress-free

Home is not a place, it's a feeling...

**PROPOSED FRONT ELEVATION OF MANSHA LUXURY FLOORS**

*a House is made of Bricks & Beams*  
*a Home is made of Hopes & Dreams*

**MANSHA LUXURY FLOORS**  
WHERE LIFE BLOOMS EVERYDAY

**Mansha Luxury Floors** - Low rise Independent Floors are thoughtfully designed to make a fine habitat. Sprawling rooms laid out with an accent on spaciousness. All the amenities that define modern living. **Mansha Luxury Floors** are set against an idyllic surrounding. Away from noise, crowd and pollution, it is a home where you can sense pleasure, peace and the delight of green and comfortable surrounding with exclusive features.

**Mansha Group** offers you 3 BHK Low Rise Independent Floors with Built-up area of 1110 sq. ft. (approx.)

**PROPOSED 3D LAYOUT OF MANSHA LUXURY FLOORS**

**Mansha Luxury Floors are the Homes where you can get exclusives feature like:**

- Modular Kitchen
- 12 to 45 Meter Wide Roads
- Independent Electric Substation
- Street Lighting
- Wardrobe in Master Bed Room
- Parks & Shopping complex in close vicinity
- Spacious Living
- Sewage Treatment Plant
- High Quality Infrastructure
- CCTV Monitored Entry & Exit
- Power Supply Through State Electricity Board
- Leisure Facilities
- Rain Water Green Areas
- Dedicated Green Areas
- Gated Complex

**An enchanting life is just about to bloom!**

**PROPOSED LAYOUT:**

1 sq. mtr. = 10.76 sqft.  
1 sq. mtr. = 1.196 sqyds.

**MANSHA** Turning your dreams into reality

**OUR DELIVERED & ONGOING PROJECTS**

**MANSHA GREENS**  
Delhi-Mathura Road, NH-2, Palwal

**READY-TO-MOVE LUXURY VILLAS**  
at Delhi Mathura Road, NH-2, Palwal (Near DPS Palwal)  
Sizes: 706 / 733 / 1008 / 1613 sqyds.

**Salient Features:**

- Air-conditioned Luxury Villas equipped with Modular Kitchen
- Very close to KMP Expressway
- Just 45 min drive from South Delhi
- Educational Institution, Hospital Facilities nearby
- Pollution free serene environment, Emphasis on green and clean surroundings.
- Personal party area & Personal Pool in every Villa
- Emphasis on green and clean surroundings.
- Modular type kitchen, Bathroom equipped with Luxurious & designer fittings, Shopping Center, Prominent Schools & colleges nearby.

**60 FAMILIES ALREADY RESIDING**

◆ TOWNSHIPS ◆ GROUP HOUSING ◆ MALLS ◆ FARM VILLA ◆ INFRASTRUCTURE

**OUR DELIVERED & ONGOING PROJECTS**

**MANSHA RESIDENCY**  
DELHI-MATHURA ROAD, NH-2, PALWAL

**READY-TO-MOVE HOUSE & PLOTS**  
at Delhi Mathura Road, NH-2, Palwal (Near DPS Palwal)

**Salient Features:**

- Single Gated Entry Community adjacent to NH-2, Palwal
- Educational Institution, Hospital facilities nearby
- Pollution free serene environment, Emphasis on green and clean surroundings.
- Fully maintained Concrete Roads & Sewerage Lines
- 24x7 Security & Water Supply & Landscaped Garden
- 24x7 Electricity for Common Areas
- Shopping Area within Project
- Very close to KMP Expressway
- Just 45 min drive from South Delhi

**50 FAMILIES ALREADY RESIDING**

**MANSHA Floors**  
SRS City, Sector-6, Palwal

**G+2 INDEPENDENT FLOORS**  
at SRS City, Sector-6, Palwal  
Sizes: 180 / 194 / 250 sqyds.

**Salient Features:**

- Located in the heart of city on Main Highway (NH-2)
- Reputed Schools like GD Goerka, DPS Bahadurgarh, Hospital, Markets nearby
- Proposed connectivity to Sohna - Gurgaon road
- Fully maintained Concrete Roads & Sewerage Lines
- Shopping Area within Project
- Only 10km away from KMP Expressway
- Just 45 min drive from South Delhi
- Just 5 min drive from Bus Stand and Railway Station

**POSSESSION OFFERED**

**95 FAMILIES ALREADY RESIDING**

**MANSHA ROYAL FARMS**  
ALIGARH ROAD, PALWAL

**LUXURY FARM VILLAS**  
at Palwal-Aligarh State Highway  
Sizes: 500 / 750 / 1000 sqyds.

**Salient Features:**

- Prominently located on Main Palwal-Aligarh Road.
- Project located in Govt notified declassified area.
- World Class Club and Swimming Pool.
- Emphasis on green and clean surroundings.
- 24x7 Water Supply, Security
- 24x7 Power Backup for Common Areas
- Shopping Center, Prominent Schools & Colleges nearby
- Modular type kitchen, Bathroom equipped with Luxurious & designer fittings.

**BOOKING OPEN**

**POSSESSION SOON**

◆ TOWNSHIPS ◆ GROUP HOUSING ◆ MALLS ◆ FARM VILLA ◆ INFRASTRUCTURE

**OUR DELIVERED & ONGOING PROJECTS**

**MANSHA MODEL TOWN**  
JUNDA, KARNAL

**RESIDENTIAL PROJECT**  
at Junda-Karnal Road, Junda (Karnal)  
Sizes: 100 / 150 / 200 / 400 sqyds.

**Salient Features:**

- Single Gated Entry Community
- Educational Institution, Hospital Facilities nearby
- Pollution free serene environment, Emphasis on green and clean surroundings.
- Fully maintained Concrete Roads & Sewerage Lines
- 24x7 Security & Water Supply & Landscaped Garden
- 24x7 Electricity for Common Areas
- Shopping Area within Project

**POSSESSION OFFERED**

**MANSHA Estate**  
HASANPUR ROAD-DEEHOT, PALWAL

**PLOTTED COLONY**  
at Palwal-Hasanpur Road, Palwal  
Sizes: 111 / 121 / 150 / 250 sqyds.

**Salient Features:**

- Close to National Highway (NH-2)
- Reputed Schools like J.U Concept, DPS Palwal, Hospital, Markets nearby
- Fully maintained Concrete Roads
- 4 km from Karnal Lake, Karnal
- Only 4 km away from NH-2
- Just 60 min drive from South Delhi
- Just 3 km drive from Railway Station

**POSSESSION OFFERED**

**eden-slf City**  
Taraori-Bhikari, GT Road, Karnal

**RESIDENTIAL & COMMERCIAL PROJECT**  
at Sector-6, Taraori - Noida, GT Road, Karnal  
PLOT / FLAT / FLOORS / SHOPS

**Salient Features:**

- ANNOUNCED as SMART CITY
- Situated on NATIONAL HIGHWAY (NH-1)
- Midway between Delhi & Chandigarh
- 4 km from Karnal Lake, Karnal
- Walking Distance from Railway Station
- Local Markets and Shopping facilities in close vicinity
- Educational Institution, Hospital facilities nearby
- Pollution free serene environment.
- Emphasis on green and clean surroundings.

**50 FAMILIES ALREADY RESIDING**

**POSSESSION OFFERED**

◆ TOWNSHIPS ◆ GROUP HOUSING ◆ MALLS ◆ FARM VILLA ◆ INFRASTRUCTURE

**PAYMENT PLAN**

**CONSTRUCTION LINKED PAYMENT PLAN (A)**

Booking Amount	10% of BSP
Within 60 days of booking	15% of BSP
Within 120 days of booking	10% of BSP + 50% of EDC/IDC/PLC
On Starting of Construction	10% of BSP + 50% of EDC/IDC/PLC
On Casting of Ground Floor Slab	10% of BSP
On Casting of First Floor Slab	10% of BSP
On Casting of Second Floor Slab	10% of BSP
On Starting of Plaster	10% of BSP
On Offer of Possession	5% of BSP + All Additional Charges

**FLEXI PAYMENT PLAN (B)**

Booking Amount	10% of BSP
Within 45 days of booking	15% of BSP
Within 90 days of booking	15% of BSP + 100% of EDC/IDC/PLC
On Offer of Possession	60% of BSP + All Additional Charges

**PROPOSED SPECIFICATIONS:**

<b>Structure</b>	Vastu Friendly Design, Ample Natural Lighting Energy Saving Earthquake Resistant RCC Framed Constructions
<b>Flooring</b>	Verified Tiles Verified Tiles Anti Skid Ceramic Tiles/ Marble Granite Marble/ Kota Well Polished Kota Stone/Anti Skid Tiles/Marbles
<b>Doors &amp; Windows</b>	Hard Wood 8" Height of Hard Wood Veneer Finished Seasoned Hard Wood Flush doors
<b>Kitchen</b>	Modular Cabinetry Electrical Dado Platform Flooring Dado Fittings Flooring
<b>Bathrooms</b>	Selected Ceramic Tiles Up to Roof Branded Chinaware & Superior CP Fittings Anti Skid Ceramic Tiles
<b>Painting</b>	Puffy Punning with Pleasing Shades in OBD Water Proof Paints Apex/ texture Polished/ Paint/Mica as Per Requirement of Shade & Color
<b>Facilities</b>	CPVC/ GI Fittings, + Individual 1000 Hr Tank at Terrace Consented ISI Mark Copper Electrical Wiring for All Light & Power Points Fans, Tube-light, Fancy-light Etc. Folies Ceiling in Master Bed Rooms & Drawing/Living Area