



Pritam Infra Pvt. Ltd.

PRITAM INFRA

Your **Dream Home**

Awaits



Night View



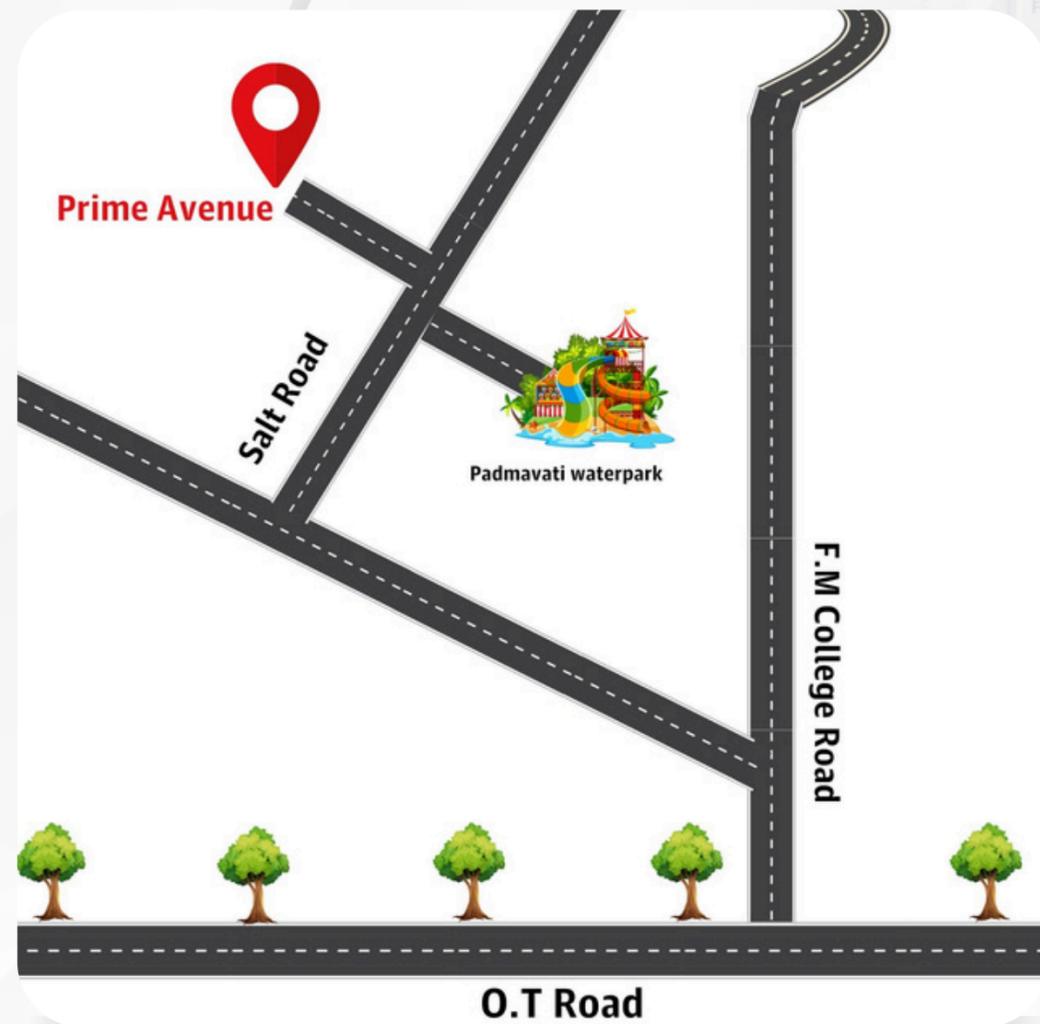
3 SIDE OPEN 2BHK FLAT

About Us

A unique **"HOME"** for your loved ones, situated strategically at – **SUNDARI** beside Proof Road. The project is nearer to everything a modern Habitat needs, be it School, College, Healthcare facilities, or the connectivity to the communication centres comprises eight (8) modern 2 BHK flats. Strongly built with essential amenities and the best feature along with a modern facade to give you a feeling of modernity with stability

Our Vision of creating a scope for best livelihood supported with genuineness, dedication and commitment to assure you the best value against your investment. **PRITAM INFRA** features exclusive **2 BHK** units complete with amenities and facilities, designed to meet your every need for a modern lifestyle at an **affordable price**.

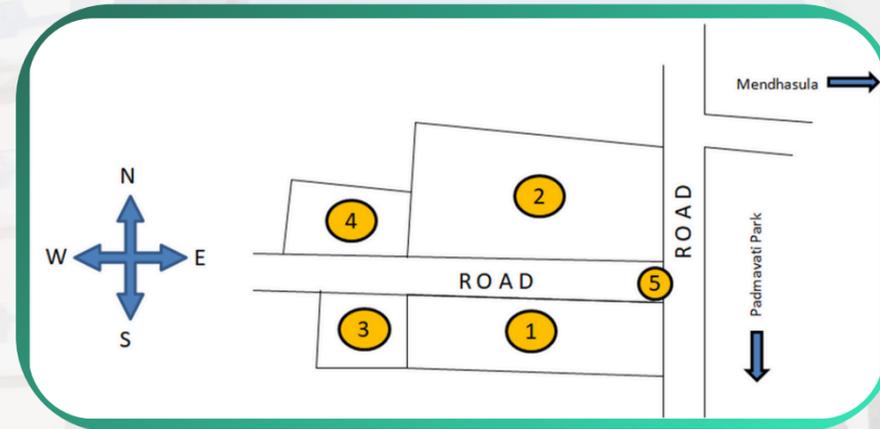
Near by Location



- **SULAGNA COLLEGE 0.01KMS (1 MIN)**
- **F M AUTONOMUS COLLEGE - 4KMS (10 MINS)**
- **SIDHIVINAYAK COLLEGE 2.2 KMS (6 MINS)**
- **MODERN PUBLIC SCHOOL 2.5 KMS (5 MINS)**
- **CENTRAL SCHOOL 3.3 KMS (9 MINS)**
- **ST. VINCENT CONVENT SCHOOL - 5.2KMS (13 MINS)**
- **JYOTI HOSPITAL - 5.4KMS (12 MINS)**
- **GOVT.MEDICAL COLLEGE AND HOSPITAL - 4.8KMS (11 MINS)**
- **F M MEDICAL COLLEGE 10.9KMS (24 MINS)**
- **RLY. STATION 6.6KMS (17 MINS)**
- **BUS STAND 7.3KMS (16 MINS)**
- **PADAMA BATI PARK 500MTR.(2 MINS)**
- **CHANDIPUR SEA BEACH 13KMS (28 MINS)**
- **MAIN MARKET 5KMS (11MINS)**

Project Details

LAND AREA – 14 DECIMAL
NO. OF TOWERS – ONE
NO. OF FLOORS – S+4 FLOORS AND TERRACE
NO. OF FLATS – 8 UNITS
**LAND MARK – BESIDE SULAGANA COLLEGE,
 OPPOSITE PADMAVATI WATER PARK**



- PRIME AVENUE-PHASE-1 -14 DEC
- PHASE II - 30 DEC
- VILLA 1 -- 3.7 DEC
- VILLA 2 -- 4.4 DEC
- MAIN GATE AND ROAD - 20 FT WIDE

TYPE-A (2BHK) WEST FACING

- CARPET AREA – 824SQFT
- BALCONY AREA – 84 SQFT
- BUA – 94 SQFT
- COMMON AREA – 183 SQFT
- SBA- 1185SQFT

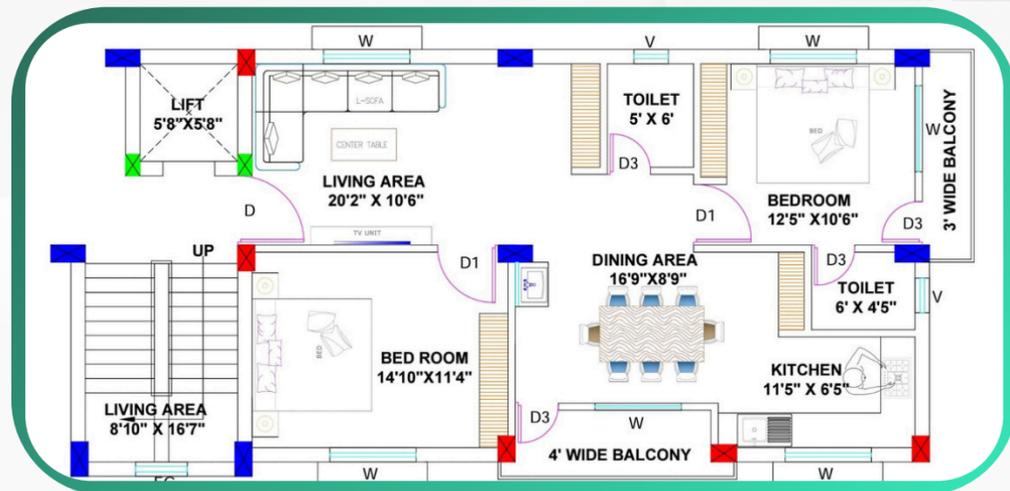
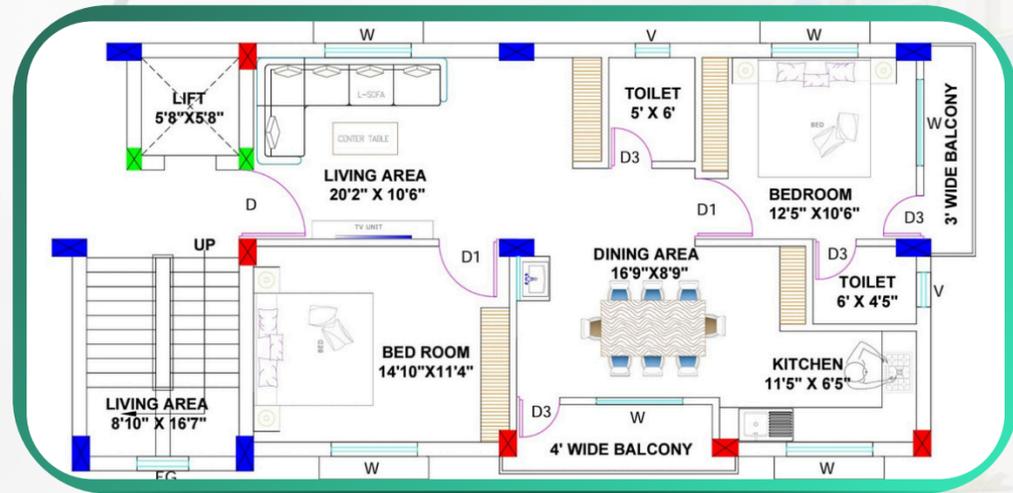


TYPE-A (2BHK) WEST FACING

- CARPET AREA – 843SQFT
- BALCONY AREA – 76 SQFT
- BUA – 93 SQFT
- COMMON AREA – 183 SQFT
- SBA- 1195SQFT



2 BHK Layout

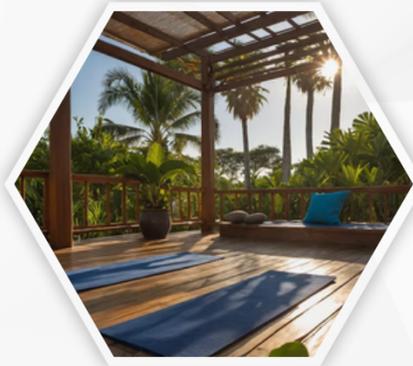


Facilities

15+ Top Amenities



ALL FLATS ARE 3 SIDES OPEN



YOGA DECK + SUN BATH



MANDIR



TERRACE GARDEN OR LANDSCAPING



SOLAR PANEL ELECTRICITY FOR COMMON AREA



BARBEQUE CORNER



ACUPUNCTURE TRACK



CHIT-CHAT CORNER



LIFT SYSTEM



DEDICATED PARKING (FOUR AND TWO WHEELER)



WALL PAINTING



20' WIDE CLEAR APPROACH ROAD



DG FOR BACK-UP



CCTV SECURITY

Terrace View



Specification



EARTHQUAKE RESISTANT RCC
FRAMED STRUCTURE.



REINFORCED CEMENT AND BEAM
STRUCTURE



FLY ASH/ RED BRICKS WALLS



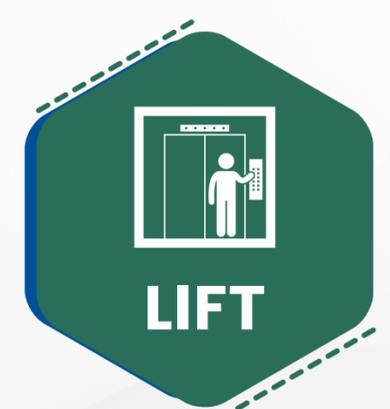
DOUBLE COAT CEMENT PLASTERING
WITH SMOOTH FINISH.



MAIN DOOR OF SOLID TEAK WOOD,
SAL WOOD FRAME, INNER DOOR –
FLUSH DOOR OF COMMERCIAL
MAKE WITH ENAMEL PAINT



FRAMES& STRUCTURE WITH UPVC AND
GLASS PANELS, FITTED WITH ELEGANTLY
DESIGNED M.S PAINTED GRILLS AND
STANDARD HARDWARE



AUTOMATIC PASSENGER LIFT OF
STANDARD MAKE.

Specification



PAINTING

EXTERNAL WALL – WEATHER PROOF EMULSION PAINTS OF PREMIUM QUALITY (ASIAN/ NEROLAC OR EQUIVALENT)

INTERNAL WALL – SMOOTH FINISH WITH GOOD QUALITY PUTTY OVER A COAT OF PRIMER FINISHED WITH TWO COATS OF ACRYLIC EMULSION PAINT (ASIAN/ NEROLAC OR EQUIVALENT)



FLOORING

INTERNAL FLOORS IN VITRIFIED TILES, COMMON AREA – GRANITE AND TILE COMBINATION.



TOILET

WALLS-CERAMIC TILES UP TO DOOR HEIGHT, FLOORING-ANTI SKID CERAMIC TILES, FITTINGS – BRANDED OR EQUIVALENT CP AND SANITARY. PROVISION FOR ONE EXHAUST FAN AND GEYSER.



KITCHEN

DESIGNED TO ACCOMMODATE MODULAR KITCHEN, DOOR FRAME – WOODEN, DOORS – FLUSH DOORS, PLATFORM – WALL CLADDING OF CERAMIC TILES UP TO 2FT HEIGHT ABOVE GRANITE PLATFORM WITH SS SINK AND BRANDED FITTINGS.



ELECTRICAL

MAIN DOOR OF SOLID TEAK WOOD, SAL WOOD FRAME, INNER DOOR – FLUSH DOOR OF COMMERCIAL MAKE WITH ENAMEL PAINT



WATER SUPPLY

SUPPLY OF WATER ENSURED WITH UNDERGROUND RESERVOIRS/SUMP/ OVERHEAD TANK/BORE WELL/PHED SUPPLY.

Payment Schedule



Initial booking amount	- 10%
On Execution of the Agreement	- 10%
Completion of Foundation	- 10%
On completion of Roof slab of stilt floor	- 10%
On completion of Roof slab of 1st floor	- 10%
On completion of Roof slab of 2nd floor	- 10%
On completion of Roof slab of 3rd floor	- 10%
On completion of Roof slab of 4th floor	- 10%
On completion of Brick work of respective floor	- 05%
On completion of Plastering of respective floor	- 05%
On completion of Flooring, fixing and coloring	- 05%
On Possession	- 05%

BANK DETAILS:

- ACCOUNT HOLDER – PRITAM INFRA PVT. LTD.
- BANK – FEDERAL BANK
- BRANCH – REMUNA, BALASORE
- ACCOUNT NO. – 18530200005953
- IFSC – FDRL0001853

Loan Available from Leading Banks

Contact Us

Location Coordinates : 21.469652,
86.922514

Site Address: Beside sulagna College, opposite
Padmavati Water Park, Proof Road, Sundari,
Harspura, Balasore, 756002

Corporate Office : Prime Tower ,
Ganeswarpur, Januganj, Balasore, 756019

Architect: RLB Consultancy

Contact Details : 9777140051, 9777155051

Mail ID : info.pritaminfra@gmail.com

Disclaimer : This document is not a legal offering. It only describes the intent, purpose and concept of the developer. All the areas, dimensions, layout, elevations and pictures are only indicative and not as per scale. All the details are subject to change, alteration and modification.



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Awaits