



**Project Site - Sai Ram Kunj**  
Near RPS Engineering College, Patna - 801503 (Bihar)

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## Sai Ram Kunj

*Come Embrace the Perfect Lifestyle*

**Shridi Sai Engicon Pvt. Ltd.**



# 101, Sai Dinanath Kunj, Near T-Point,  
Gola Road, Patna – 801503, Bihar

Rera No.: BRERAP95942-1/77/R-1395/2022

**3 BHK & 2 BHK Premium Flats**

**With All Modern Amenities**



[www.shridisaihomes.com](http://www.shridisaihomes.com)



[shirdisai.engiconpvtltd@gmail.com](mailto:shirdisai.engiconpvtltd@gmail.com)

**Call us : +91 9334616167**

## Vision:

To be the prominent real estate company of Bihar and the preferred place of employment for real estate professionals. Our commitment is to the ideologies which have served our company and customers through the years.

## Mission:

We are enthusiastic to accomplishing our vision by building a robust, optimistic, results-driven work place focused on the investment and development of long-term relationships.

## Project Overview:

Shrdi Sai Engicon Pvt. Ltd. (SSEPL) presents **SAI RAM KUNJ**, Patna where you will find fully loaded 2 & 3 Bedroom condominiums within walking distance from Cant road near Saguna More.

It is situated near RPS Eng. College just 2 km from Saguna More (Upcoming Metro Station). It is also minute drive from Danapur Railway Station. Educational Institutions like, St Karens, Radiant, DAV, RPS Eng. College, RPS School etc are within the reach.

## Construction Linked Payment Plan

Sr. No.	Installments	Amount
1.	Booking Amount	10%
2.	At the Time of Agreement	20%
3.	At the Time of Plinth Work	10%
4.	Casting of GFloor Slab	10%
5.	Casting of 1st Floor Slab	10%
6.	Casting of 2nd floor Slab	10%
7.	Casting of 3rd Floor Slab	10%
8.	Casting of 4th Floor Slab	5%
9.	On Completion of Brick Work	5%
10.	On Completion of Internal & External Plaster	5%
11.	At the Time of Possession	5%
Total		100%



## Features and Facilities



- Four side open condominium
- Adjoining upcoming Saguna More Metro Station
- Adjoin Orbit Mall
- Jogging track
- Eco friendly environment
- Vastu Friendly layout and desing
- 100% Power Backup
- Ample Parking Space
- Gated community lifestyle
- Advance elevator (lift)
- CCTV Surveillance
- Children Park
- Visitors parking
- Car Wash space
- Chhat puja space on roof
- Round the clock water supply
- Intercom facility
- Firefighting facility
- Electric vehicle charging point
- Nearby Gas Pipeline Supply



## Specification

Foundation	: Earthquake Resistance RCC pile/raft foundation
Structure	: RCC Frame Structure (Iron-Tata Steel)
Floor	: Vitrified Tiles Flooring everywhere except washroom.
Kitchen	: Platform/slab Fitted with polished granite and steel sink
washroom	: Fitted with ceramic tiles to 7'0"
Electricals	: Concealed wiring with copper cable, standard switches and pannels (Anchor/Havel)
Electrical Point	: TV Cable Point and Power Points for AC, Washing Machine Geyser, Refrigerator.
Internal Wall Finish	: All Internal Walls Plastered and duly surfaced with wall putty.
External Wall Finish	: All Exterior Walls finished with texture and two coats of weather coat paint.
Window	: UPVC frame with glass panels fitted with MS Square bar.
Down and Up Stairs	: Granite Flooring with steel railing.
Power Backup	: Escort Sound Proof Generator.
Vertical Elevator (Lift)	: Branded Lift for 4-6 People.





Area Statements

Type	B/U AREA	CARPET AREA	BALCONY AREA	SUPER B/U AREA
A-1	1050 sqft	845 sqft	131 sqft	1315 sqft
A-2	800 sqft	660 sqft	102 sqft	1000 sqft
A-3	1050 sqft	861 sqft	141 sqft	1315 sqft
A-4	1100 sqft	914 sqft	128 sqft	1375 sqft
A-5	820 sqft	685 sqft	85 sqft	1025 sqft
A-6	1040 sqft	858 sqft	122 sqft	1300 sqft

