

7th July, 2022

Proposed redevelopment of **Siddharth Nagar Navnirmata Co-op. Hsg. Soc. Ltd.**, existing building No. 15 on plot C.T.S. No. 355(pt.), 355/1 to 9 of Village Pahadi Goregaon at S.V. Road Siddharth Nagar, Goregaon (W), Mumbai. For **M/s. Oxford Navrang Realty L.L.P.**

THE REAL ESTATE (REGULATION AND DEVELOPMENT) ACT, 2016 – definition-

"carpet area" means the net usable floor area of an apartment, excluding the area covered by the external walls, areas under services shafts, exclusive balcony or verandah area and exclusive open terrace area, but includes the area covered by the internal partition walls of the apartment.

Project Name : Siddharth Nagar Navnirmata C.H.S.L.

Sr. No.	Shop's & Office's	Floor	Carpet Area excluding internal partition walls Sq. m ²	Carpet area as per above definition including internal partition walls Sq. m ²	Dry Yard Sq. m ²
1.	Shop - 1	Ground Floor	-	14.61	-
2.	Shop - 2		-	11.91	-
3.	Shop -3		-	15.40	-
4.	Shop -4		-	21.73	-
5.	Shop -5		-	15.98	-
6.	Shop -6		-	13.88	-
7.	Shop -7		-	15.40	-
8.	Shop -8		-	55.96	-
9.	Office - 1	1 st Floor	-	72.19	-
10.	Office - 2		-	36.54	-
11.	Office - 3		-	50.60	-
12.	Office - 4		-	73.55	-
13.	Office - 5		-	50.17	-

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Rehab

Sr. No.	New Flat No.	Floor	Carpet Area excluding internal partition walls Sq. m ²	Carpet area as per above definition including internal partition walls Sq. m ²	Dry Yard Sq. m ²
14.	301	3 rd floor	61.06	-	1.69
15.	302		61.06	-	1.69
16.	304		60.97	-	1.80
17.	401	4 th floor	61.06	-	1.69
18.	402		61.06	-	1.69
19.	404		60.97	-	1.80
20.	501	5 th floor	61.06	-	1.69
21.	502		61.06	-	1.69
22.	504		60.97	-	1.80
23.	601	6 th floor	61.06	-	1.69
24.	602		61.06	-	1.69
25.	604		60.97	-	1.80
26.	701	7 th floor	61.06	-	1.69
27.	702		61.06	-	1.69
28.	704		60.97	-	1.80
29.	801	8 th floor	61.06	-	1.69
30.	802		61.06	-	1.69
31.	803		Refuge Area		
32.	901	9 th floor	61.06	-	1.69
33.	902		61.06	-	1.69
34.	904		60.97	-	1.80
35.	1001	10 th floor	61.06	-	1.69
36.	1002		61.06	-	1.69
37.	1004		60.97	-	1.80
38.	1101	11 th floor	61.06	-	1.69
39.	1102		61.06	-	1.69
40.	1104		60.97	-	1.80
41.	1201	12 th floor	61.06	-	1.69
42.	1202		61.06	-	1.69
43.	1204		60.97	-	1.80
44.	1301	13 th floor	61.06	-	1.69
45.	1302		61.06	-	1.69
46.	1304		60.97	-	1.80

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Sale

Sr. No.	New Flat No.	Floor	Carpet Area excluding internal partition walls Sq. m ²	Carpet area as per above definition including internal partition walls Sq. m ²	Dry Yard Sq. m ²
47.	201	2 nd floor	Fitness Center		
48.	202		-	42.96	-
49.	203		-	63.78	1.80
50.	204		-	61.00	-
51.	205		-	42.96	-
52.	303	3 rd floor	-	61.00	-
53.	305		-	42.96	-
54.	403	4 th floor	-	61.00	-
55.	405		-	42.96	-
56.	503	5 th floor	-	61.00	-
57.	505		-	42.96	-
58.	603	6 th floor	-	61.00	-
59.	605		-	42.96	-
60.	703	7 th floor	-	61.00	-
61.	705		-	Refuge Area	
62.	804	8 th floor	-	61.00	-
63.	805		-	42.96	-
64.	903	9 th floor	-	61.00	-
65.	905		-	42.96	-
64.	1003	10 th floor	-	61.00	-
65.	1005		-	42.96	-
66.	1103	11 th floor	-	61.00	-
67.	1105		-	42.96	-
68.	1203	12 th floor	-	61.00	-
69.	1205		-	42.96	-
70.	1303	13 th floor	-	61.00	-
71.	1305		-	63.89	1.69
72.	1401	14 th floor	-	63.89	1.69
73.	1402		-	42.96	-
74.	1403		-	63.78	1.80
75.	1404		-	61.00	-
76.	1405		-		

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Sale

Sr. No.	New Flat No.	Floor	Carpet Area excluding internal partition walls Sq. m ²	Carpet area as per above definition including internal partition walls Sq. m ²	Dry Yard Sq. m ²	
77.	1501	15 th floor	-	63.89	1.69	
78.	1502		-	74.47	1.69	
79.	1503		Refuge Area			
80.	1504		Refuge Area			
81.	1505		-	61.00	-	
82.	1601	16 th floor	-	63.89	1.69	
83.	1602		-	63.89	1.69	
84.	1603		-	42.96	-	
85.	1604		-	63.78	1.80	
86.	1605		-	61.00	-	
87.	1701	17 th floor	-	63.89	1.69	
88.	1702		-	63.89	1.69	
89.	1703		-	42.96	-	
90.	1704		-	63.78	1.80	
91.	1705		-	61.00	-	
92.	1801	18 th floor	-	63.89	1.69	
93.	1802		-	63.89	1.69	
94.	1803		-	42.96	-	
95.	1804		-	63.78	1.80	
96.	1805		-	61.00	-	
97.	1901	19 th floor	-	63.89	1.69	
98.	1902		-	63.89	1.69	
99.	1903		-	42.96	-	
100.	1904		-	63.78	1.80	
101.	1905		-	61.00	-	
102.	2001	20 th floor	-	63.89	1.69	
103.	2002		-	63.89	1.69	
104.	2003		-	42.96	-	
105.	2004		-	63.78	1.80	
106.	2005		-	61.00	-	
107.	2101	21 st floor	-	63.89	1.69	
108.	2102		-	63.89	1.69	
109.	2103		-	42.96	-	
110.	2104		-	63.78	1.80	
111.	2105		-	61.00	-	

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Sale

Sr. No.	New Flat No.	Floor	Carpet Area excluding internal partition walls Sq. m ²	Carpet area as per above definition including internal partition walls Sq. m ²	Dry Yard Sq. m ²
112.	2201	22 nd floor	-	63.89	1.69
113.	2202		-	63.89	1.69
114.	2203		-	42.96	-
115.	2204		-	63.78	1.80
116.	2205		-	61.00	-

Sr. No.		Past Sq. m ²	Present Sq. m ²	Future Sq. m ²
1.	Plot area (Before amalgamation, after amalgamation, proposed amalgamation)	722.18	722.18	722.18
2.	Built up area of project area as per IOD, area as per latest IOD's amendment letter, proposed built-up area.	1903.53	7072.74	7072.74
3.	Carpet area of project area as per IOD, area as per latest IOD's amendment letter, proposed carpet area.	1599.88	6334.60	6334.60
4.	FSI	2.50	3.00	3.00
5.	Prorata FSI	-	3149.31	3149.31

Thanks & Regards
For **SPACE MOULDERS**


CHANDAN KELEKAR

Reg. No. CA/87/11009