

# PROPERTY FOR: **SELL**

PROJECT NAME: MAPLE TRADE CENTRE

Expected Price: **Rs.2,61,29,000/-**



|                |           |           |   |
|----------------|-----------|-----------|---|
| Property ID:   | P-14024   | Washroom: | 1 |
| Property Type: | Office    |           |   |
| State:         | Gujarat   |           |   |
| City:          | Ahmedabad |           |   |
| Locality:      | Thaltej   |           |   |
| Pincode:       | -         |           |   |
| Landmark:      | -         |           |   |
| Landzone:      | -         |           |   |

Rera ID: PR/GJ/AHMEDABAD/AHMADABAD CITY/AUDA/CAA00008/230817

Super Builtup Area: 3074 Sq. Ft.

Washroom: Attached

Seating Desk: No

Furnished Status: Unfurnished

Property Facilities: Wash Room

Parking: Open Two wheeler : 0 Four wheeler : 0

Electricity Availability: 24 Hour Available Water Availability: 24 Hours Available

BUILDING DETAILS

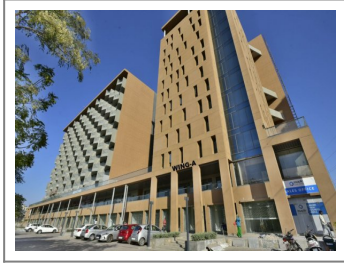
|                       |                                                                          |                                                            |                                                          |
|-----------------------|--------------------------------------------------------------------------|------------------------------------------------------------|----------------------------------------------------------|
| Total Floor:          | 13                                                                       |                                                            |                                                          |
| No. of Lifts:         | 6                                                                        | Services Lift Present:                                     | No                                                       |
| Age Of Construction : | 1 Year                                                                   |                                                            |                                                          |
| Building Amenities:   | CCTV Camera<br>Lift<br>House Keeping<br>Waste Disposal<br>Entrance Foyer | Fire Safety<br>Power Backup<br>Borewell<br>Vastu Compliant | Visitor Parking<br>Security<br>Wash Room<br>Boom Barrier |

TRANSACTION DETAILS

|                      |                                                                            |                        |                |
|----------------------|----------------------------------------------------------------------------|------------------------|----------------|
| Possession Status:   | Ready To Move                                                              |                        |                |
| Transaction Type:    | Resell Property                                                            | Assured Returns:       | 7.67%          |
| Expected Price:      | Rs.2,61,29,000/- (Two Crore Sixty One Lakhs Twenty Nine Thousands Rupees ) |                        |                |
|                      | Stamp Duty & Registration Charges excluded                                 |                        |                |
| Availability Status: | Immediate                                                                  |                        |                |
| Is property On Loan: | No                                                                         |                        |                |
| Pre-Leased:          | Yes                                                                        |                        |                |
| Total Lease Years:   | 5                                                                          |                        |                |
| Rent Per Month:      | Rs.1,67,000/-                                                              | Rent Per Year:         | Rs.20,04,000/- |
| Deposit:             | Rs.5,01,000/-                                                              | Yearly Rent Increment: | 5%             |
| Buyer ( Brokerage ): | 1 %                                                                        | Seller ( Brokerage ):  | 1 %            |

## PROPERTY PHOTOS

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**Remarks:** This beautiful 3074 Sq. Ft. Office for Sell in Thaltej, Ahmedabad. The Office is Unfurnished and equipped with the basic amenities and connected with all major places.

**Note :** All visuals, images, facilities and other details shown here are for presentation only and are subject to change by the builder/developer/owner without any obligation.

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