

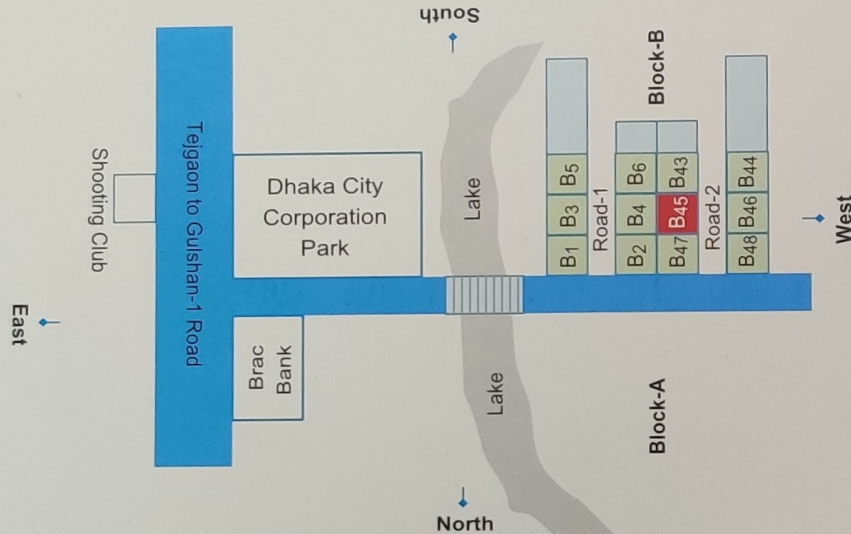
MEGHNA

Shireen

Flat Size : 1900 sft.



LOCATION MAP

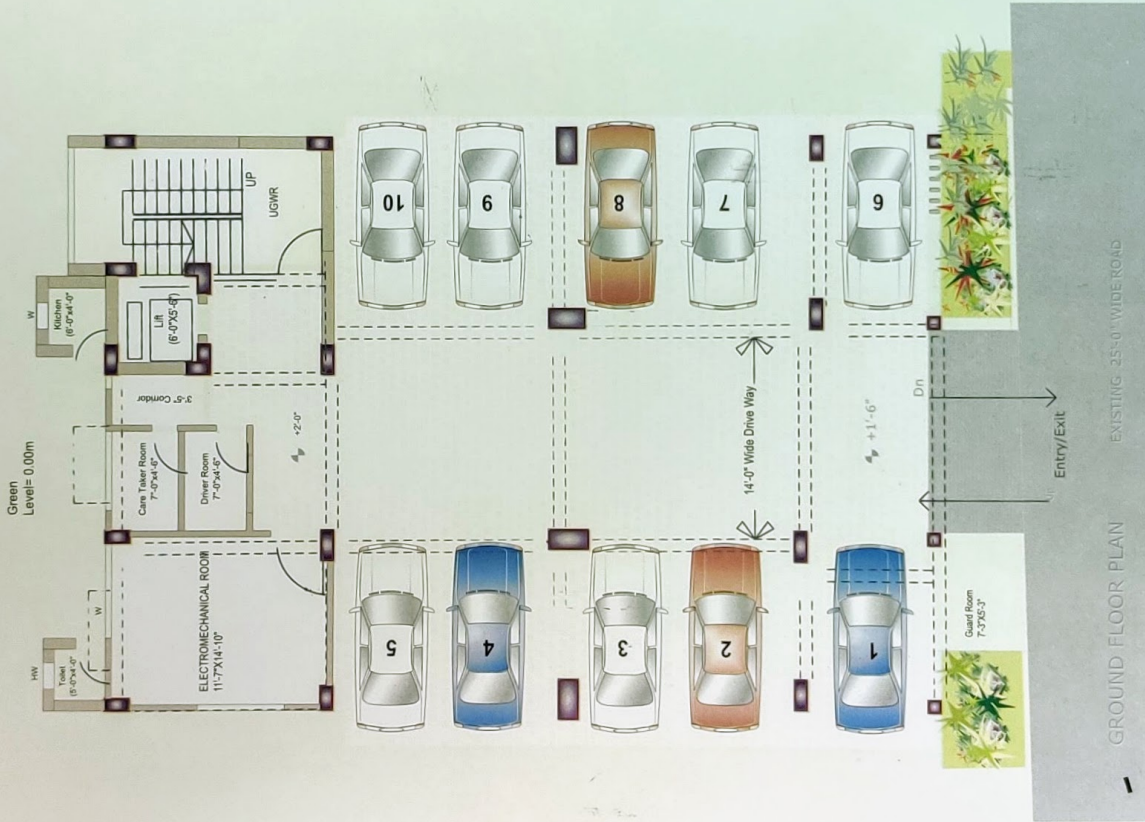


Project at a Glance:

Project Name	: Meghna Shireen
Address	: Plot # 45, Road # 2, Block -B Niketon, Gulshan, Dhaka.
Land Area	: 5.0 Khata (approx.)
Storied of Building	: 9 (Nine) storied
Number of apartment	: 8 nos.
Size of apartment	: 1900 sft.



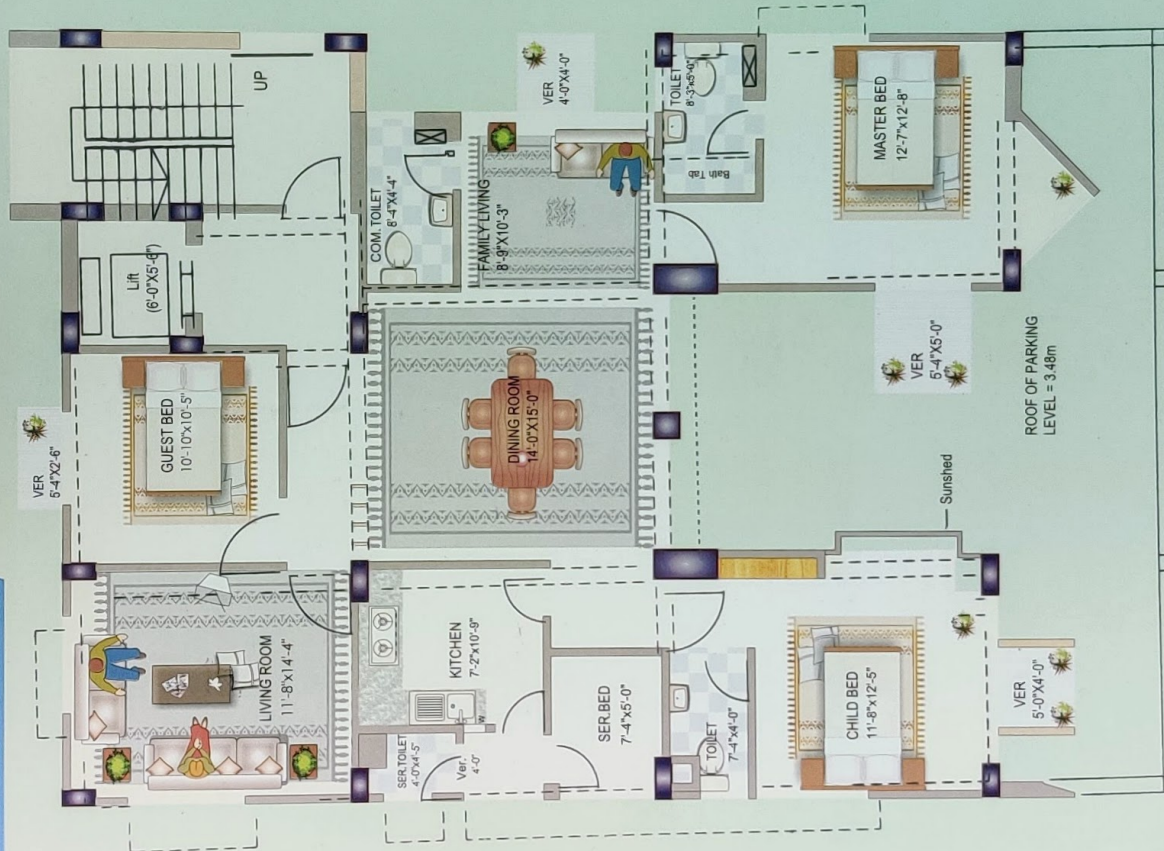
GROUND FLOOR PLAN



Dreams we build.....

TYPICAL FLOOR

PLAN



Dreams we build.....

Electric works:

- o Concealed wiring in PVC conduits for lights, Fans, sockets, plug points, outlet for window air condition in M.bed,Child bed,Guest bed and living room.
- o Flushed fan hooks in ceiling.
- o Plug points for Refrigerators/Freezers, music centers etc. at convenient location.
- o Telephone and dish point in master bed,Child bed and living room.
- o Intercom outlet in suitable location near kitchen.
- o Foreign electrical switches, plug points (MK type)

Kitchen Features:

- o Double burner gas point over concurrent platform(Gas burner is not included)
- o Good quality single bowl stainless steel sink with sink cock and one exhaust fan (China, Taiwan) will be provided.
- o Standard quality ceramic wall tiles up to 7' height.

Bath room features:

- o All water and waste water lines are concealed.
- o Good quality Sanitary Wares in all Bathrooms(Cott/ULS(NAHM) fittings.
- o Good Quality Chrome Plated Fittings (Rebali/ Nazma /Sharif/Gloria)
- o R.A.K. white wash basin/equivalent in servant toilet.
- o R.A.K./Equivalent glazed tiles in floor & walls.
- o One bath tub in master bathroom only.
- o Mirrors in all bathrooms, provisions except servant room.
- o Standard quality soap cases and one towel rail in all bath room.

Sanitary & plumbing:

- o Concealed Gi, HCl, PVC pipe and fittings.
- o Good quality foreign fittings and fixtures.

Power and electricity system:

- o DESA power supply
- o LG Lift(08 persons): 01 no.

" Generator Supply

"Required KVA capacity to cover Lift, Pumps, Common Lights and 6 (Six) Lights, 5 (Five) Fans, 1 (One) TV point per Apartment.

Gas, Water Sanitation & Drainage System:

- o Gas-line with double burner gas point in each kitchen
- o WASA water supply & sewerage system
- o Water pump for pumping water from underground reservoir to overhead reservoir.

Lift:

- o Superior quality high speed lift from international manufacture Hyundai/OTIS (8 Passengers) having elegant lighting cabin, alarm system for safety etc.

Garbage disposal:

- o It will be regulated by owner's Co-operative Society.

Optional interior design:

- o Optional interior decoration and additional fittings and fixtures and also other admissible change may be done at cost basis.
- o The buyer will get it done at his own costs with the approval of the company.

Meghna Shireen

General terms and condition

Allotment will be made on first come first serve basis. Buyers willing to make full payment at a time will be given preference.

Allotment transfer:

Until all installments are fully paid, the buyers shall not have the right to transfer the allotment to a third party.

Payment:

All payment by cheque, bank draft and pay-order should be made payable to "MEGHNA REAL ESTAE LTD."

Company's right:

The company reserves the right to accept or reject' any application for allotment. The company may change in the design and specifications of the project.

Transfer cost:

The buyer shall bear all costs relating to stamps. RAJUK transfer cost, share transfer cost, registration, legal costs, VAT, TAX etc, time to time imposed by the Government, if any.

Incidental cost:

Connecting fees and other incidental charges relating to gas, water sewerage and electricity are not included in the price of the apartment. The buyer will make the payment of tk. 2,00,000 Directly to the developer.

Owner's society:

They must undertake to become a member of the owners co-operative society which will be formed by the buyers of the apartments and duly registered under the co-operative society act 1940 for the management of the common service, such as lift, security etc.

Refund:

In the event of cancellation of booking by allottee, the earnest money will be deducted from the total amount deposited before any refund is made.

Loan:

If any buyer is interested then company may arrange IDLC/DBH/National Housing/HSBC/Prime Bank may be arranged.

PAYMENT SCHEDULE:

Down payment: 30% of total price

Installment Rest of the money to be paid by 12 (twelve) installment of equal amount after every two months.