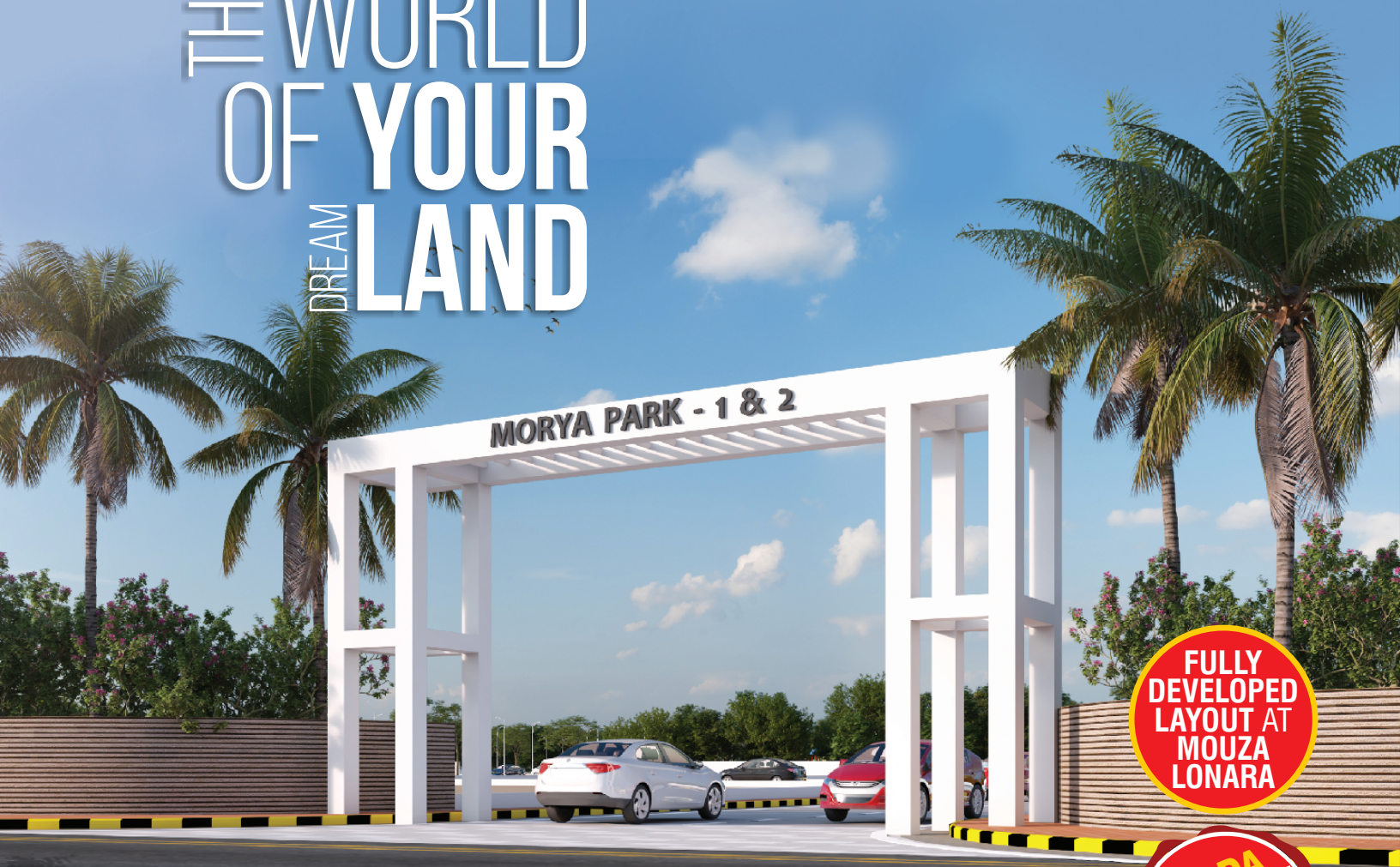


ENTER THE WORLD OF YOUR DREAM LAND



RERA Registration No.
P50500051950



FULLY
DEVELOPED
LAYOUT AT
MOUZA
LONARA

NMRDA
SANCTIONED
R.L. PLOTS



Gated Community + Security

200 Ft. New Ring Road Highway touch Property
SITUATED AT JUST 3 KM, FROM KORADI ROAD, NH-47

PHASE

2

Morya Park

MOUZA LONARA- HIGH WAY TOUCH LAYOUT



40 Ft. Service Road

200 Ft. Wide Outer Ring Road

40 Ft. Service Road

129 Plots
Already Sold at



Entrance from Phase 1 to Phase 2
Layout 12 meter Wide from Service Lane



SITE ADDRESS

Ring Road Touch,
Beside Indian Institute
of Youth Welfare (IIYW),
Lonara, Khasra No. 97/1/A
and Khasra No. 103
PH. No. 12-A, Nagpur



ACTUAL PHOTOS OF DEVELOPED PLOTS AT MORYA PARK PHASE-1



Demarcation of all Plots



Cement Concrete Road
Electric Poles



Ample Space for
Garden & Amenities
Plantation & Landscaping

Why Morya Park, Why Koradi Road ?

Location Benefits within 5-7 km range

Schools, Colleges, Restaurants- Food Junction, Lawns, Tourist Attraction, Entertainment & Devotional Places like Famous Koradi Devi Temple and much more

USEFUL NEARBY, Like :

SCHOOLS

- Saraswati Bhavan Convent-2.3 km.
- Narayana Vidyalayam-3.5 km.
- Modern School-4.1 km.
- Podar School-5.0 km.
- Tuli School & Hotel Mgmt. College-3.3 km.
- Bhosla Military School-3.0 km.
- Orchid School-4.4 km.
- Bhawans School

COLLEGES

- Jhulelal Institute of Technology - 0.75 km.
- Central Institute of Technology & Polytechnic College - 1.3 km.

RESIDENTIAL AREA NEARBY

- KTPS Colony Residential Zone
- Smruti Nagar, Lonara, Bokhara (Developing Residential Zones)
- Ramnath City & Mahalaxmi City - 2.0 km.

HOSPITALS

- MAHAGENCO. 3.5km
- Alexis 6.5 km

BANKS

- SBI (Koradi Branch)- 3.2 km
- Syndicate Bank- 6.0 km
- HDFC Bank
- UBI Bank- 3.4 km
- ICICI Bank- 3 km
- BOI Bank

SPECIAL FEATURE

CEMENT ROAD

- Entrance to Layout 12 meter Wide from Service Lane
- Internal 12 meter & 9 meter Wide Road
- Layout Outer Ring Road Touch going towards Chindwara Road / Koradi Road

OUR LAYOUT SPECIAL FEATURES

- Ring Road Touch Plots
- N.A.T.P. & R.L. Plots with no deduction in plot area & No Demand Charges.
- Fully Developed Plots (No Extra Development Charges)
- Under Metro Region (NMRDA sanctioned)
- 12 mtr. wide road beneficial for commercial plots.
- Demarcation for all plots
- Concrete Pipelines & Chambers for Drainage Purpose
- Overall Layout Area with Plantation & Landscaping
- 24X7 Water Supply
- Sewerage Treatment Plant & Electric Transformer
- Ample open space for Garden & Amenities

Plot Area Specifications

Plot No.	Area in Sqr. Ft.	Plot No.	Area in Sqr. Ft.	Plot No.	Area in Sqr. Ft.	Plot No.	Area in Sqr. Ft.
1	1449.588 sqr.ft	12	1322.788 sqr.ft	35, 42	1162.512 sqr.ft	52	2075.084 sqr.ft
2	3428.958 sqr.ft	13, 22	1615.784 sqr.ft	36, 43	1625.902 sqr.ft	53	1952.913 sqr.ft
3	2409.952 sqr.ft	14, 23	1440.761 sqr.ft	37	1620.520 sqr.ft	54	2248.707 sqr.ft
4	6961.509 sqr.ft	15, 16, 19	1247.009 sqr.ft	44	1468.533 sqr.ft	55	2086.171 sqr.ft
5	1171.984 sqr.ft	17, 18	1247.332 sqr.ft	45	1299.538 sqr.ft	56	2068.626 sqr.ft
6	1074.247 sqr.ft	20	909.343 sqr.ft	46	1271.982 sqr.ft	57	2072.608 sqr.ft
7	1111.383 sqr.ft	21	928.933 sqr.ft	47	1238.398 sqr.ft	58	2080.251 sqr.ft
8	1169.939 sqr.ft	24 to 29	1247.009 sqr.ft	48	1159.498 sqr.ft	59	2037.410 sqr.ft
9	1228.495 sqr.ft	30	1615.353 sqr.ft	49	1215.901 sqr.ft	60	1913.086 sqr.ft
10	1286.944 sqr.ft	31	1367.674 sqr.ft	50	1221.176 sqr.ft	61	1786.393 sqr.ft
11	1345.500 sqr.ft	32 to 34 & 38 to 41	1173.814 sqr.ft	51	1312.639 sqr.ft		

- Plantation & Landscaping
- Demarcation of all Plots
- Cement Concrete Road
- Electric Poles with Street Light
- 24X7 Water Supply
- Gated Community + Security
- Fully Developed Garden
- Concrete Pipeline for Sewer, Storm Water Drainage & STP



Demarcation of all Plots



Concrete Pipeline for Drainage



Cement Concrete Road



Ample Space for Garden & Amenities



24X7 Water Supply



Plantation & Landscaping

Our Umbrella Concerns

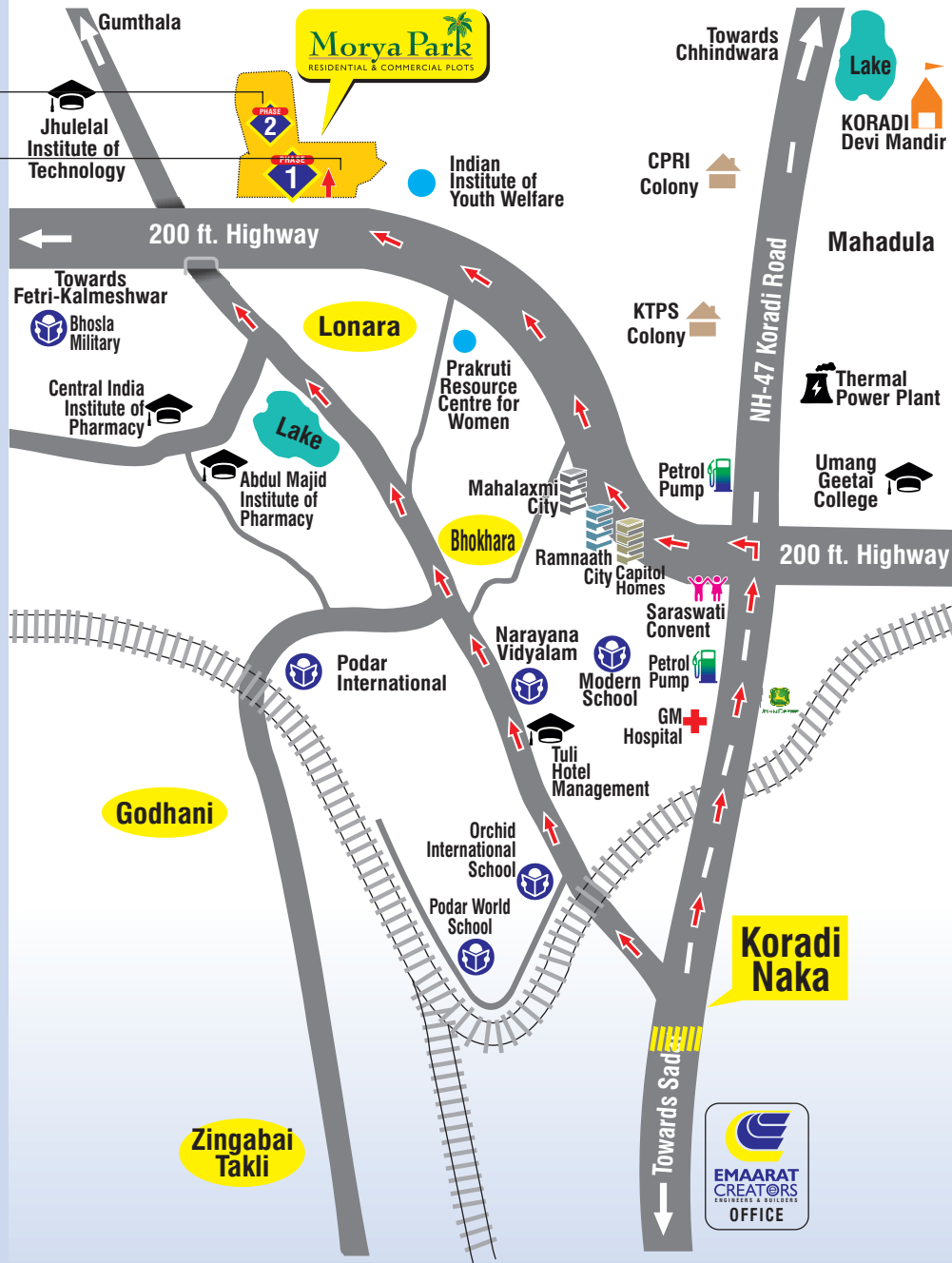


NAGARCH



SONAL PROPERTIES

LOCATION MAP



MEMBER OF
CREDAI

A PROJECT BY
EMAARAT CREATORS
ENGINEERS & BUILDERS

RAMDEGI
LAND DEVELOPERS

FOR BOOKINGS PLEASE CALL

8010075563 / 8600703560

Office address :

401,402, Shri Manomay Complex, Near Octroi Naka, Koradi Road, Nagpur