

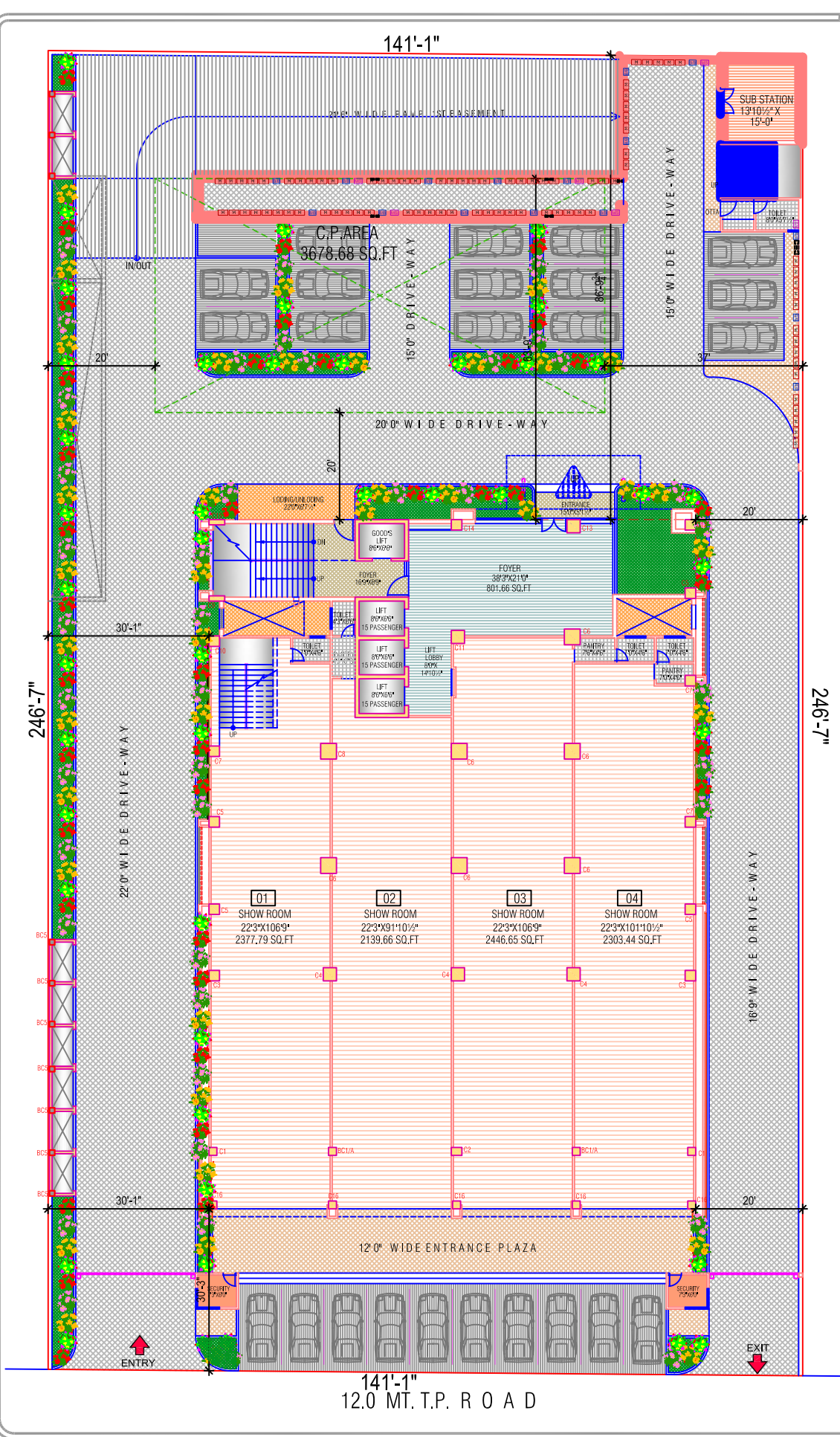


RISHA
DEVELOPERS

BROOKLYN TOWER







NOTES:

- >> AREA CALCULATION IS BASED ON PLOT AS PER ON RECORD AREA.
- >> REGULATION APPLICABLE AS PER "R1" ZONE
- >> PASSING AUTHORITY - A.J.M.C
- >> **NEW BYLAWS CONSIDER**
- >> HEIGHT OF THE BUILDING IS TAKEN 45.00 METERS FROM GROUND LEVEL.
- >> TOTAL NUMBER OF FLOORS ARE GF+12 FLOOR
- >> FRONT MARGINE - 30'-0"
- >> SIDE & REAR MARGINE - 20'-0"

PLOT AREA	=	3231.00 SQ.MT
PLOT AREA	=	34778.19 SQ.FT.
REQ. C.P. (10%)	=	3478.76 SQ.FT.
PROVID. CP	=	3678.68 SQ.FT.
BUILT UP AREA ON GR. FL.	=	11611.00 SQ.FT.

F.S.I CALCULATION		
PERMISSIBLE F.S.I. (2.70)	=	93901.11 SQ.FT.
PROPOSED F.S.I. AREA	=	93849.21 SQ.FT.
BALANCE F.S.I. AREA	=	51.90 SQ.FT.

F.S.I CALCULATION		
F.S.I. USE IN GROUND FLOOR	=	9283.59 SQ.FT.
F.S.I. USE IN 1ST FLOOR	=	10376.80 SQ.FT.
F.S.I. USE IN 2ND FLOOR	=	10376.80 SQ.FT.
F.S.I. USE IN 3RD FLOOR (6497.66 SQ.FT)	=	6497.66 SQ.FT.
6497.66 X 9 FLOOR (3RD TO 11TH)	=	58478.94 SQ.FT.
F.S.I. USE IN 12TH FLOOR	=	5333.08 SQ.FT.
TOTAL F.S.I. AREA	=	93849.21 SQ.FT.

PARKING AREA CALCULATION		
	REQ.	PROV.
PARKING @ 50% OF TOTAL F.S.I	46963.35	50979.27
10% VISITOR PARKING ON GF.	4696.33	9920.21
OTHER'S PARKING @ BASEMENT	37570.68	41059.06

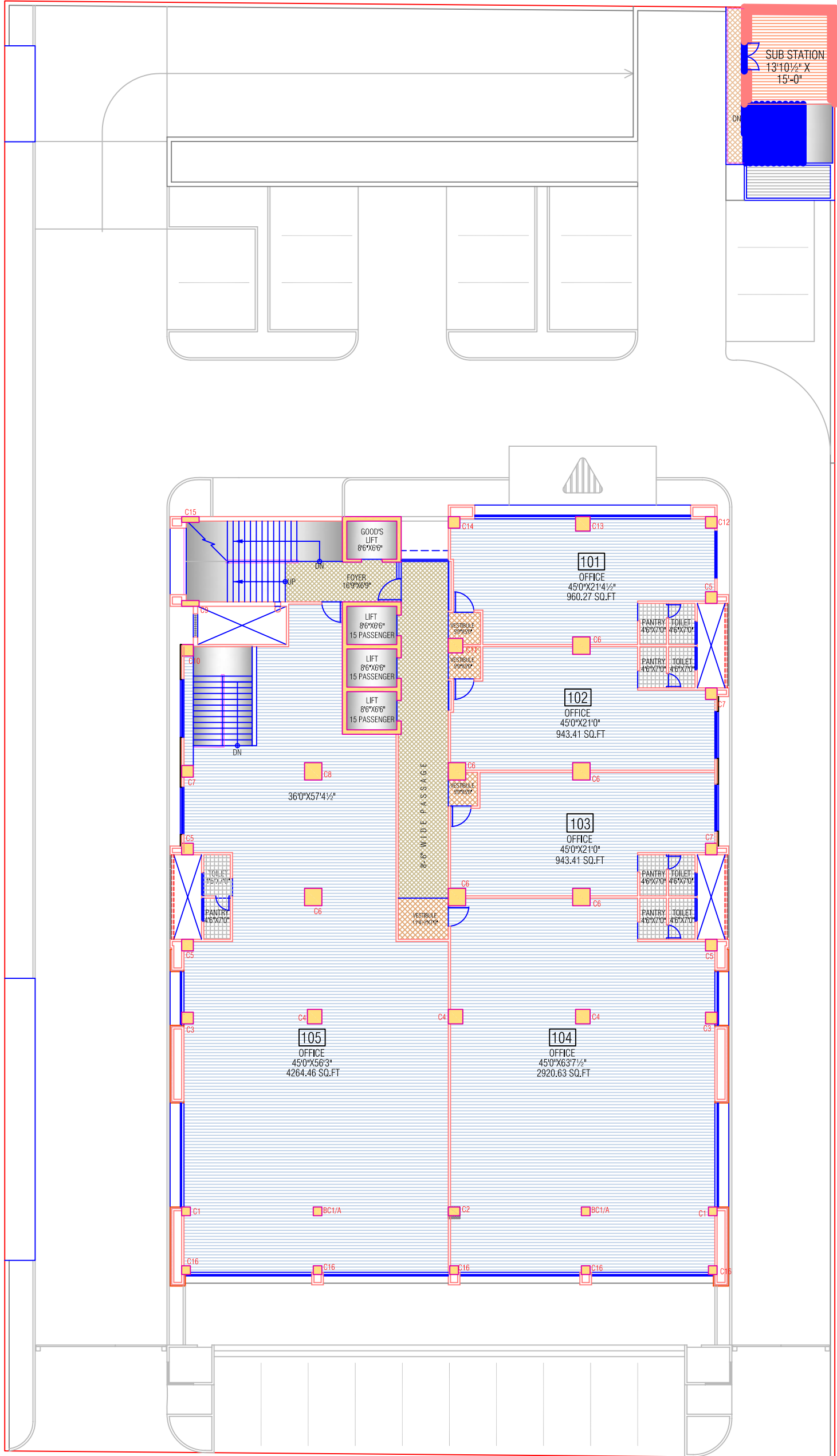
F.S.I. USE IN GROUND FLOOR	=	9283.59 SQ.FT.
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PARKING CAPACITY
FOUR WHEELERS - 24 NOS.

CLIENT :	SHAH BUILDCON	JOB NO.	569
PROJ. TITLE :	BROOKLYN TOWER AT S.G.HIGH-WAY		
DRG. TITLE :	GROUND FLOOR PLAN		
DATE	10/03/15	DRG. NO.	
SCLAE	N.T.S.		
DRN. BY.	SANJAY	01	
CHK. BY.	MOHIT	ALT NO-21	

ADS architect pvt. ltd.

274, MANEKBAUG SOCIETY, LANE NO: 22, OPP. MANEKBAUG HALL, AMBAWADI, ARAO-15, PH: +91 79 26609093 EMAIL: desgn@adsaplIn



NOTES:

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- >> TOTAL NUMBER OF FLOORS ARE G.F.+12 FLOOR
- >> FRONT MARGINE - 30'-0"
- >> SIDE & REAR MARGINE - 20'-0"

F.S.I. USE IN 1ST FLOOR = 10376.80 SQ.FT.

CLIENT : **SHAH BUILDCON** JOB NO. **569**

PROJ.TITLE : **BROOKLYN TOWER AT S.G.HIGH-WAY**

DRG.TITLE : **1ST FLOOR PLAN**

DATE	10/03/15	DRG NO.	
SCLAE	N.T.S.	02	
DRN. BY.	SANJAY	ALT NO-21	
CHK. BY.	MOHIT		

ADS architect pvt. ltd. 274, MANEKBAUG SOCIETY, LANE NO: 22, OPP. MANEKBAUG HALL, AMBAWADI, A'BAD-15. PH: +91 79 26600903 EMAIL: design@adsapl.in

NOTES:


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- >> REGULATION APPLICABLE AS PER "R1" ZONE
- >> PASSING AUTHORITY - A.J.M.C
- >> **NEW BYLAWS CONSIDER**
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- >> TOTAL NUMBER OF FLOORS ARE G.F+12 FLOOR
- >> FRONT MARGINE - 30'-0"
- >> SIDE & REAR MARGINE - 20'-0"

F.S.I. USE IN 2ND FLOOR = 10376.80 SQ.FT.

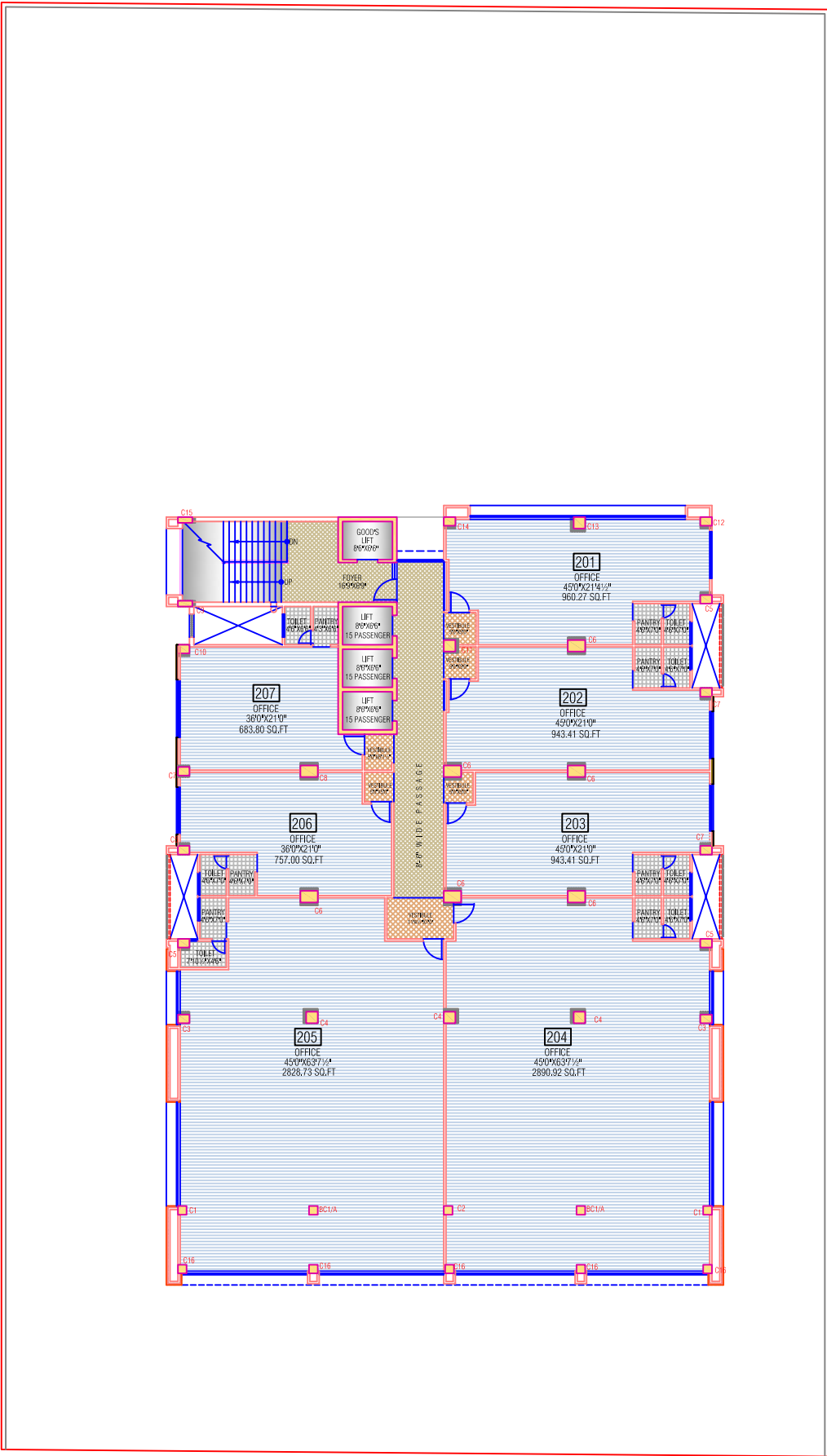
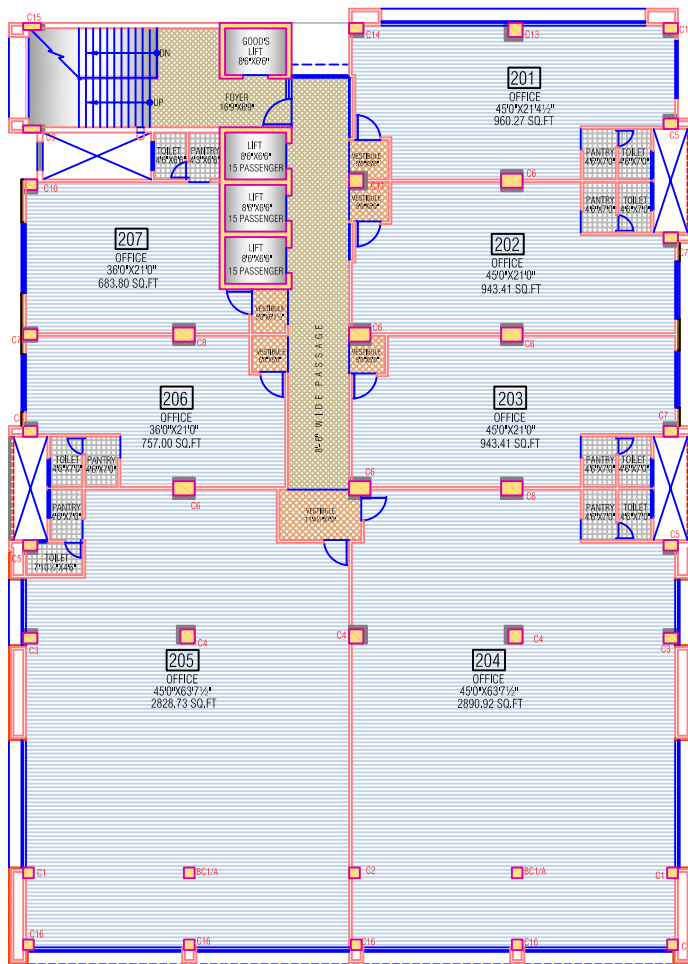
CLIENT : **SHAH BUILDCON** JOB NO. **569**

PROJ. TITLE : **BROOKLYN TOWER AT S.G.HIGH-WAY**

DRG. TITLE : **2ND FLOOR PLAN**

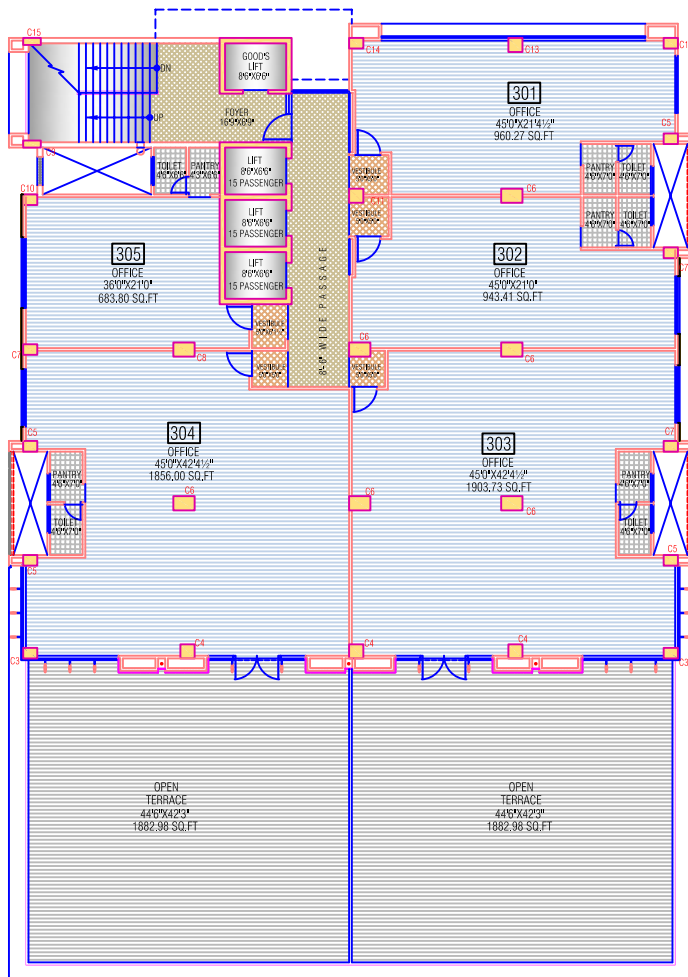
DATE	10/03/15	DRG. NO.	
SCLAE	N.T.S.	03	
DRN. BY.	SANJAY	ALT NO-21	
CHK. BY.	MOHIT		

ADS architect pvt. ltd. 274, MANEKBAUG SOCIETY, LANE NO: 22, OPP: MANEKBAUG HALL, AMBAWADI, ARAO-15, PH: +91 79 26600903 EMAIL: desgn@adsapl.in



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F.S.I. USE IN 3RD FLOOR = 6497.66 SQ.FT.

CLIENT : **SHAH BUILDCON** JOB NO. **569**

PROJ. TITLE : **BROOKLYN TOWER AT S.G.HIGH-WAY**

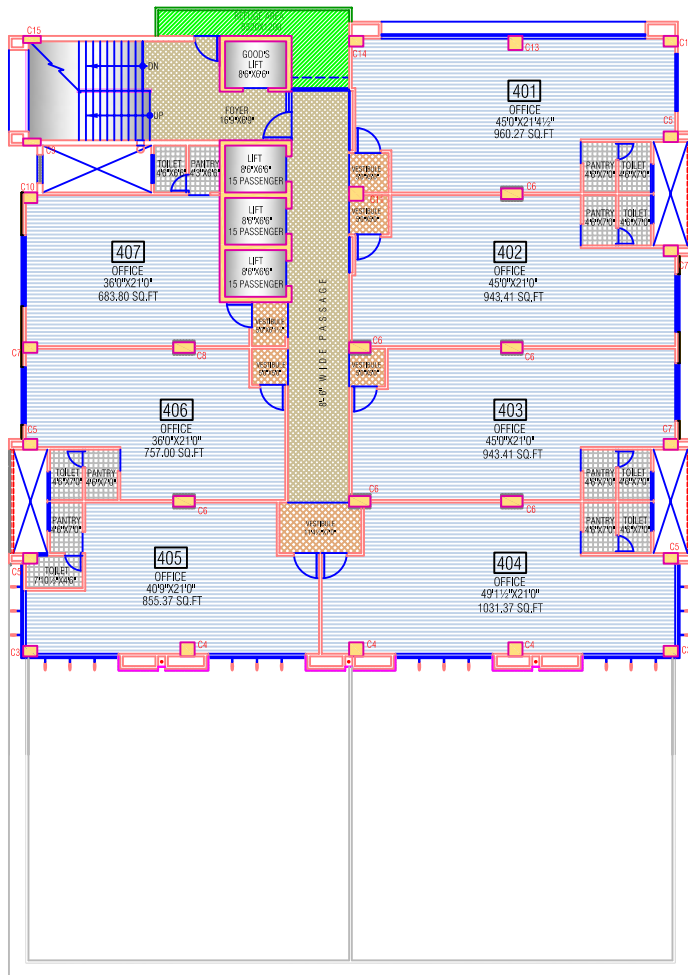
DRG. TITLE : **3RD FLOOR PLAN**

DATE	10/03/15	DRG. NO.	
SCLAE	N.T.S.	04	
DRN. BY.	SANJAY	ALT NO-21	
CHK. BY.	MOHIT		

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F.S.I. USE IN 4TH FLOOR	=	6497.66 SQ.FT.
6497.66 X 8 FLOOR (4TH TO 11TH)	=	51981.28 SQ.FT.

CLIENT : **SHAH BUILDCON** JOB NO. **569**

PROJ. TITLE : **BROOKLYN TOWER AT S.G.HIGH-WAY**

DRG. TITLE : **4TH TO 11TH FLOOR PLAN**

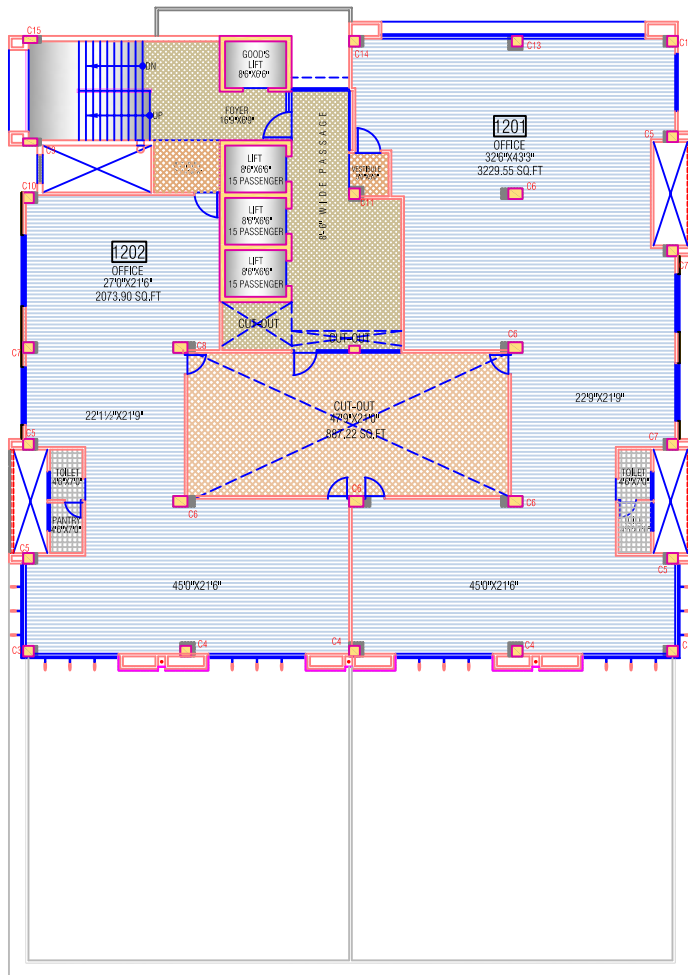
DATE	10/03/15	DRG. NO.	
SCLAE	N.T.S.	05	
DRN. BY.	SANJAY	ALT NO-21	
CHK. BY.	MOHIT		

ADS architect pvt. ltd. 274, MANEKBAUG SOCIETY, LANE NO: 22, OPP: MANEKBAUG HALL, AMBAWADI, ARAJ-15, P.H: +91 79 26600903 EMAIL: desgn@adsapl.in

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- >> PASSING AUTHORITY - A.M.C
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- >> SIDE & REAR MARGINE - 20'-0"

F.S.I. USE IN 12TH FLOOR = 5333.08 SQ.FT.



CLIENT : **SHAH BUILDCON** JOB NO. **569**

PROJ. TITLE : **BROOKLYN TOWER AT S.G.HIGH-WAY**

DRG. TITLE : **12TH FLOOR PLAN**

DATE	10/03/15	DRG. NO.	
SCLAE	N.T.S.	06	
DRN. BY.	SANJAY	ALT NO-21	
CHK. BY.	MOHIT		

ADS architect pvt. ltd.

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BROOKLYN TOWER

GROUND FLOOR		
SHOP NO.	CARPET	SALABLE
1	2377.79	3962.98
2	2139.66	3566.10
3	2446.65	4077.75
4	2303.44	3839.07
TOTAL	9267.54	15445.90

1ST FLOOR		
OFFICE NO.	CARPET	SALABLE
101	960.27	1600.45
102	943.41	1572.35
103	943.41	1572.35
104	2920.63	4867.72
105 + 106 + 107	4264.46	7107.43
TOTAL	10032.18	16720.30

2ND FLOOR		
OFFICE NO.	CARPET	SALABLE
101	960.27	1600.45
102	943.41	1572.35
103	943.41	1572.35
104	2890.92	4818.20
105	2828.73	4714.55
106	757.00	1261.67
107	683.80	1139.67
TOTAL	10007.54	16679.23

3RD FLOOR		
OFFICE NO.	CARPET	SALABLE
301	960.27	1600.45
302	943.41	1572.35
303	1903.73	3172.88
304	1856.00	3093.33
305	683.80	1139.67
TOTAL	6347.21	10578.68

3RD FLOOR TERRACE AREA	
OFFICE NO.	CARPET
303	1882.98
304	1882.98
TOTAL	3765.96

4TH TO 11TH FLOOR		
OFFICE NO.	CARPET	SALABLE
401	960.27	1600.45
402	943.41	1572.35
403	943.41	1572.35
404	1031.37	1718.95
405	855.37	1425.62
406	757.00	1261.67
407	683.80	1139.67
TOTAL	6174.63	10291.05
NO.OF FLOOR=2	49397.04	82328.40

12TH FLOOR		
OFFICE NO.	CARPET	SALABLE
1201	3229.55	5382.58
1202	2073.90	3456.50

BROOKLYN TOWER

BUILDING FEATURES – COMMON AMENITIES

- * Located in the most commercial hub of Main S. G. Road.
- * Modern elevation along with maximum space utilization will make this a desirable corporate space.
- * Elegantly designed **Air-conditioned** foyer with Italian Marble and Waiting Lounge with sitting arrangement.
- * Three-Level Parking (2 Basement)
- * Provision for Multi-Level Parking in Both Basements.
- * Ample parking for visitors.
- * Retail Space at ground floor only.
- * Separate Parking for Retail Space.
- * 3 automatic elevators of MNC Brand With access control and Security Surveillance.
- * 1 Service Lift.
- * Generator Back-up for common utilities.
- * Lush Green environment with beautiful landscaping.
- * Vitrified Tiles in Flooring.
- * Glazed Tiles In Toilets.
- * 12 KVA Electric load Per Unit.
- * Internal Paint – Limestone Finish.
- * External Façade – Combination of Textured Paints and Glass.

Note :- The Developers reserves the rights to make necessary changes without any prior notice. Such changes would be binding on all the members. This is only for information. It is not a form or any part of the legal document.



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DEVELOPERS

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