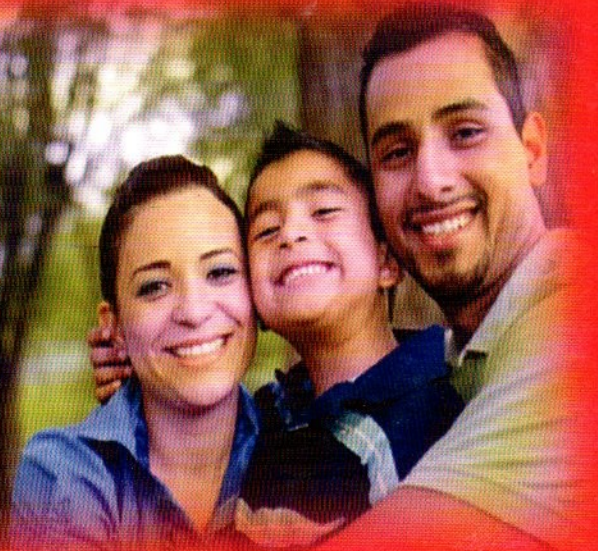


# APPLE GARDEN



**2000 Sq. Ft.**



**BLOCK APPROVED  
GREEN HOUSE**



**1500 Sq. Ft.**



**Ashiyana Realcon Pvt. Ltd.**

*Your Sweet Home Our Responsibility ...*





**Description** - New Independent Duplex house for sale at Sutei Badgaon, Balasore has 3/4 bedrooms, Bed Room with floorings are of verified tiles. Toilets floorings are with antiskid tiles with wash Basin & European type WC.

All the duplexes are well ventilated and spacious. Each duplex has Natural Ventilation & lighting help create a happy atmosphere for family and Ashiyana's luxurious homes are currently being offered at amazing price buyer's should take action Now to enjoy the current price.

**Location** - Apple Garden located near Jhadeswar I.T.I., Indian Oil Road, Sutei Badagan, Balasore

**Distances** -

Railway Station : 8 Km. Approx.

Proposed New Bus Stand - 4 Km.

Remuna Golai - 5 Km. Approx.

Dist Head Qtr. Hos. - 10 Km. Approx.

DAV School - 4 Km. Approx.

**Features** -

Well connected by road

Developed inner road

Own car parking

Each duplex has its balcony

24 hrs. water supply

Security

Bank ATM

Shopping mall

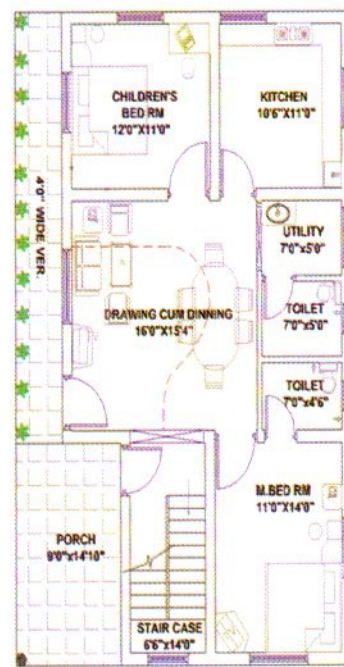
Gymnasium

Community hall

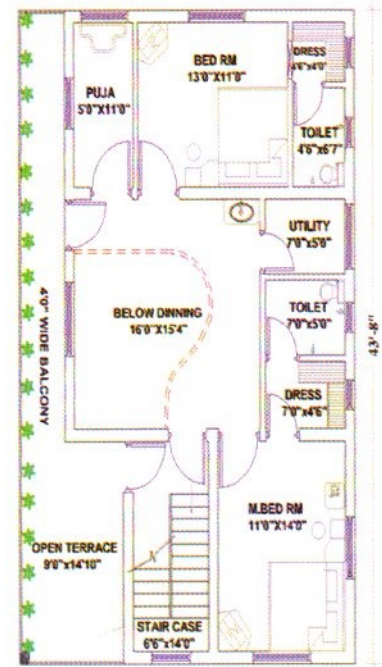
Garden & Land scaping

Children's Park

APPLE GARDEN  
PROMOTER-ASHIYANA REALCON PVT. LTD



GROUND FLOOR PLAN  
PLINTH AREA:-1000 SFT.  
(EXCL. PORCH & VER)



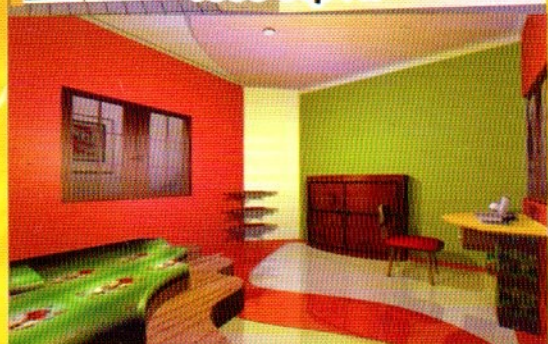
FIRST FLOOR PLAN  
FIRST FLOOR AREA:-1000 SFT.  
(EXCL. OPEN TERRACE & BALCONY)

**BEAU-MONDE**  
Associates

VIDYUT MARG, TELANGANA SARI, BALASORE, ORISSA.  
PH: 91-6762-26654, 91-6762-26776, MOBILE: 91-94396-7730, 96276-7764.  
WEB: www.beau-monde.com | E-mail: info@beau-monde.com







## Specification -

### APPLE GARDEN PROMOTER: ASHIYANA REALCON PVT. LTD



GROUND FLOOR PLAN  
PLINTH AREA: 450 SFT (including Porch)

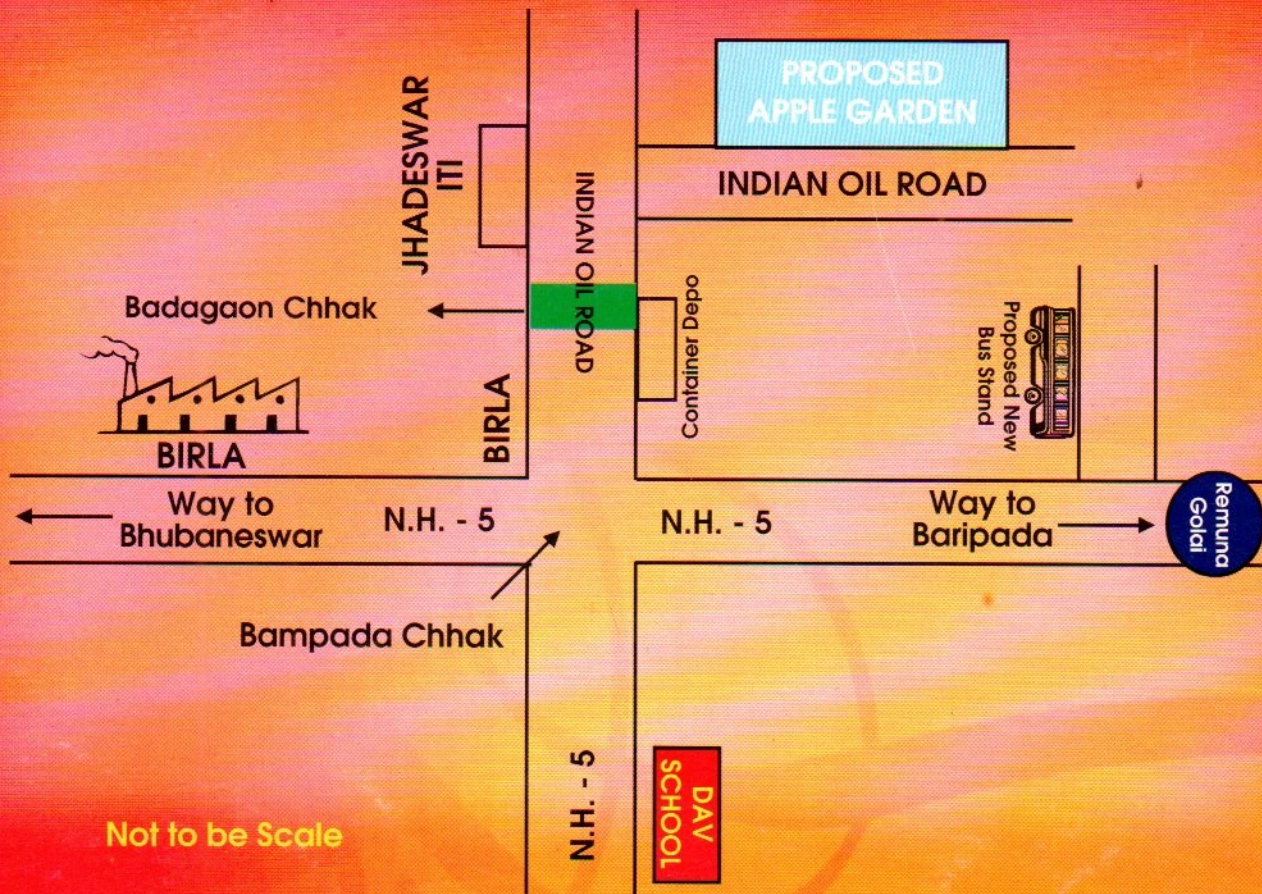
FIRST FLOOR PLAN  
FIRST FLOOR AREA: 387 SFT  
(Excluding Open Terrace & Balcony)

**BEAU MONDE**  
Associates

VISIT: MARI, TELANGANA, BALASORE, GURGA,  
PH: 91 470 20004, 91 470 20700, 91 470 20701, 91 470 20702, 91 470 20703  
WEB: www.beaumontmonde.com

LOCATION AREA	FLOORS	FIXTURES & FITTINGS	WALLS	EXTERNAL DOORS	
Living Room	Vitrified Tiles (2'X2') With Skirting	Modular switches/ sockets of brand like Legrand, Havells, Phillips or Equivalent	Oil Bound Distemper with JK/ Birla Putty	All Doors are paneled flush doors with premium Hardware Fittings. All Windows are UPVC of fonesta make	
Dining Room					
Bedroom	Vitrified Tiles (2'X2') With Skirting	Modular switches/ sockets of brand like Legrand, Havells, Phillips or Equivalent			
Master Bedroom	Vitrified Tiles (2'X2') With Skirting	Modular switches/ sockets of brand like Legrand, Havells, Phillips or Equivalent			
Toilets	Anti-Skid Ceramic Tiles	Sanitary & CP Fittings of premium brands like Hindware, Jaguar or equivalent brand			Designer Ceramic Tiles upto Door Level & Oil Paint with JK/ Birla Putty
Kitchen	Vitrified Tiles	Granite counter, stainless steel sink with drain board & CP fittings			Ceramic Tiles above counter (2ft.) & oil Paint with JK/ Birla Putty.
Balconies	Matt Finish Ceramic Tiles with Matching Skirting	MS Tube/ Stainless steel railing			Weather Shield Paint
Staircase	Ceramic Tiles/ Marbles	MS Tube/ Stainless steel railing			Oil Bound Distemper with Jk/ Birla Putty
Structure	Earthquake - resistant RCC Framed Structure				
Security	24Hrs. Security Alert inside the premises				
Generator	One Pluck Point & One Fan Point to each duplex				
Telephone	Intercome telephone facility to each duplex				
External Facade	Stone Claddy and wheather Shield Paint				
Land Scaping	Beautiful Land Scaping for all, inside Premises				





**Ashiyana Realcon Pvt. Ltd.**

For more details contact Corporate Office :

Proof Road, Padhuanpada, Azimabad, Balasore

Project Site - Indian oil Road, Near Jhadeswar ITI, Sutei Badgaon, Balasore

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