



AM REALTY SOLUTIONS

We Promise ... We Deliver



AM Royal Palms



After Successful projects like “Lake View City” and “Maple Residency” AM Realty Solutions is launching an aesthetically conceptualized township 'AM Royal Palms', in the Pink City. Located in Phulera, Jaipur, the project, comprises of residential and commercial plots. Architectural excellence, amidst the most serene natural surroundings, carve the true essence of this Am Realty Solutions. While conveniently reachable via rail, road and air, the AM Royal Palms is secretly hidden from the polluted chaos of a big town. Spread across an area of 30,250 sq yards, plot sizes ranging from 100 to 300 sq yards, are available for purchase. Commercial plots are located at main State Highway-2. Basically, if the idea is to cuddle in nature's womb and yet maintain as much contact with the hustle bustle of commercial world, this is perhaps the most enticing offer. Coming over to the economic side, this township is one of the most lucrative real estate deals.

Mission – to create structures that fulfill desires

Vision – nurture the idea of luxurious living with premium townships at affordable prices

Our promise – Fulfill commitments and surpass expectations

SALIENT FEATURES

World's Largest : Ultra-Mega Green Solar Power Project

Structural excellence is at its best when harnessed by the benefits of technology, innovation and energy efficiency. The world's largest solar power plant, with an estimation cost of 30,000 Crores, known as the "Ultra-Mega Green Solar Power Project" is coming up in this part of the country, near the Sambhar Lake. The project will be spread across 23,000 acres of land belonging to the state-run Sambhar Salts Ltd, near the Sambhar Lake, which is about 5 miles away from Phulera . This elite Solar project will have a power generation capacity of 4,000 megawatts, which is more than double the total solar power generation capacity in India. The first phase of the project, will generate 1,000 MW and is likely to be commissioned by the end of 2016. Expected to be a trendsetter, the one of its kind, this solar power project shall not only help the nation with electricity crisis, but will have obvious benefits to the township, located in vicinity.



MAHINDRA SEZ JAIPUR

Jaipur is a volcano of development erupting at a massive pace and the Mahindra World City has definitely fueled the drive. The stamp of economic revolution as embarked by Mahindra World City on Jaipur is pretty evident. An integrated business city with SEZs (Special Economic Zones), the MWC is spread across 3000 acres and more than 150 companies will be creating 3.5 lakhs new jobs in the next 3 -5 years.. Mahindra World City, Jaipur has already attracted leading corporates including Infosys, JCB, Wipro, Deutsche Bank, State Bank of India, ICICI Bank, Genpact, EXL BPO, Tech Mahindra, QH Talbros, Connexions, Nagarro & Nucleus Software and rapidly continues to expand its Customer base. With residential plots offered at the AM Royal Palms, Phulera this certainly is a charming residential - business combo



DMIC-Delhi Mumbai Industrial Corridor

Delhi Mumbai Industrial Corridor is the next big chapter in the Indian infrastructure book. Delhi-Mumbai Industrial Corridor is a mega infrastructure project of USD 90 billion with the financial & technical aids from Japan, covering an overall length of 1483 KMs between the political capital and the business capital of India, i.e. Delhi and Mumbai. This infrastructural program is focused upon developing “Smart Cities”. The projects will generate 2,15,000 direct jobs and 6,18,000 indirect jobs to the Indian economy, the ministry claimed. Japan has committed to invest \$4.5 billion in this project. The Union Cabinet had approved an expenditure of Rs 18,500 crore on development of infrastructure for the project. Strategically located, Phulera is one of the major DMIC junction .

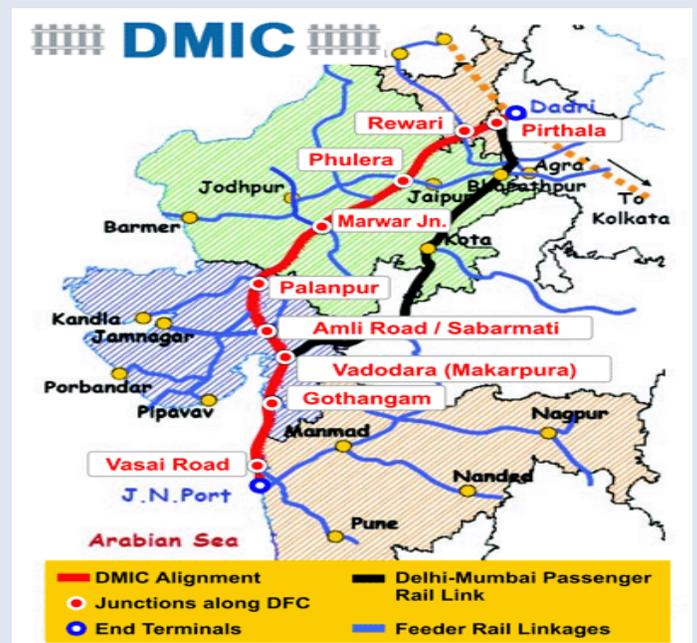
EDUCATION HUB

At the AM Royal Palms , not only are there ample work opportunities and stay privileges, there is ample in store for the learners. Educations centers and reputed institutes of learning are located in close vicinity, the top names being:

IITI College

- Manipal University
- Jyoti Vidhyapeeth University
- Birla International School Pilani
- Government Center University
- Jaipur Inst.of Engg. & Management
- NIMS Medical College
- DPS
- JK Lakshmipal University
- Rajasthan Dental College & Hospital

(campus spread over an area of approximately 865 acres).



Location advantages

- Near proposed Railway division (Phulera) of Rajasthan
- 5 minutes drive to Phulera DMIC junction
- 8 minutes drive to Phulera Railway Station
- 11 minutes drive to Jaipur Ajmer Express Way
- 40 minutes drive to under construction Kishan Garh International Airport
- 20 minutes drive to famous Shakambari Temple
- Located at State Highway No-2
- 25 minutes drive to Birla Int. School
- 5 minutes drive to proposed Sambhar High court
- 4 minutes drive to Main Phulera Bus Stand
- 4 minutes drive to Main Tourist Attraction (Sambhar Lake)
- 25 mins to NIMS Medical College
- 30 mins to J.K. Lakshmipath University
- 20 mins to Rajasthan Dental College



The Project Highlights

- Architecturally professional landscaping and structural treatment
- Size options, plots available 100 – 300 sq yard dimensions
- Well maintained jogging tracks for the health enthusiasts
- Layout & design in consideration with Vastu recommendations
- Natural surroundings managed by devoted horticulture specialists



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Corporate Office:

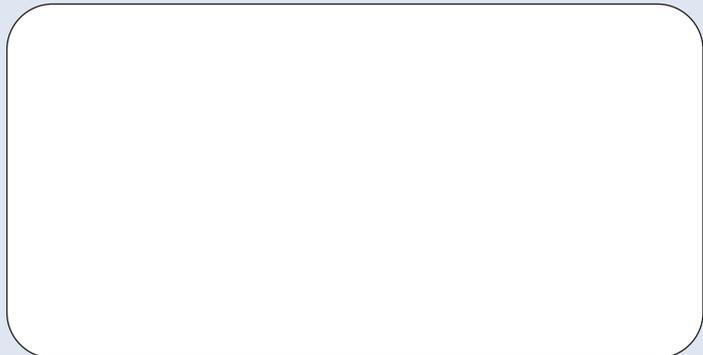
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FLEXI PAYMENT PLAN

	Basic Price ₹ 2295 per sq.yd		Installment Amount for 100 sq.yd
1	On Booking	15%	34425
2	Within 30 Days	10%	22950
3	Within 60 Days	10%	22950
4	Within 90 Days	10%	22950
5	Within 120 Days	10%	22950
6	Within 150 Days	10%	22950
7	Within 180 Days	10%	22950
8	Within 210 Days	10%	22950
9	On registry	15%	34425
	Total Value	100%	229500

POSSESSIONS LINK PLAN

	Basic Price ₹ 2115 per sq.yd		Installment Amount for 100 sq.yd
1	On Booking	25%	52875
2	Within 30 Days	20%	42300
3	Within 60 Days	15%	31725
4	Rest on Registry	40%	84600
5	Total Value	100%	211500

DOWN PAYMENT PLAN

	Basic Price ₹ 1935 per sq.yd		Installment Amount for 100 sq.yd
1	On Booking	50%	96750
2	Within 30 Days	30%	58050
3	On Registry	20%	38700
	Total Value	100%	193500

Note:

1. IDC & EDC charges ₹ 99/- per Sq. Yd. for residential/commercial shops ₹ 49/- per sq.ft.
2. PIC determined by the company shall be charges extra, There will be three type of PLC (1) Corner ,(2) Main Road (3) Park Facing will be charged proportionately at 8%, 12%, 15%.
3. Buy back guaranty is only applicable only in DP and PLP plan.
4. Registration charges, Stamp Duty, and Service tax will be paid extras per applicable rate.



LAND USE AND TECHNICAL SPECIFICATIONS

S.No.	LAND USE	AREA IN (SQ. YDS.)	PERCENTAGE
1-	RESIDENTIAL	13373.84	44.11%
2-	RETAIL SHOP (INFORMAL SHOP)	606.01	02.00%
3-	COMMERCIAL	1208.68	4.00%
TOTAL (1+2+3)		15188.53	50.11%
4-	PARK	1512.50	05.00%
5-	FACILITY	3017.68	09.95%
6-	ROAD	10598.67	34.95%
TOTAL (4+5+6)		15128.85	49.89%
APPLIED SCHEME AREA (A+B+C+D+E+F+G)		30317.38	100.00%

TOTAL LAND AREA 30317.38 SQ.YDS
AT MATERA TEH.PHULERA, JAIPUR

NAME OF KHATEDAR >

NAME OF DEVELOPER > AM REALTY SOLUTIONS

NAME OF SCHEME > "Residential Scheme"

NORTH:  SCALE: 1" = 50' Feet

DRAWING TITLE: PROPOSED LAYOUT PLAN FOR RESIDENTIAL SCHEME, STATE HIGHWAY NO 2, JAIPUR

PROJECT: Residential Scheme AT MATERA TEH.PHULERA JAIPUR

DEVELOPERS: AM REALTY SOLUTION

0 50 100 200 300 FEET
SCALE: 1 INCH = 50 FEET

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SUBMITTED TO: COLLECTOR JAIPUR

PRODUCED BY AN AUTODESK EDUCATIONAL PRODUCT

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