

Confluence

# COMPARITIVE ANALYSIS

# AREAS

## AS / SANCTION

### TOWER 1 – G + 21

TOTAL RESIDENTIAL FLOORS	: 14
TOTAL NO. OF UNITS	: 56
TOTAL IT FLOORS	: 07
TOTAL NO. OF TOWERS	: 02
<b>TOTAL NO. OF UNITS</b>	<b>: 112</b>
TOTAL RESIDENTIAL FAR CONSUMED	: 13,476.42 SQMT
TOTAL IT FAR CONSUMED	: 6,738.21 SQMT
<b>TOTAL NO. OF VILLAS</b>	<b>: 26 UNITS</b>
<b>TOTAL RESI. FAR CONSUMED</b>	<b>: 18,946.15 SQMT</b>
<b>TOTAL PERMISSIBLE FAR (RESI.)</b>	<b>: 18,958.92 SQMT</b>
<b>REMAINING FAR REMAINING</b>	<b>: 12.77 SQMT</b>

## AS / PROPOSED

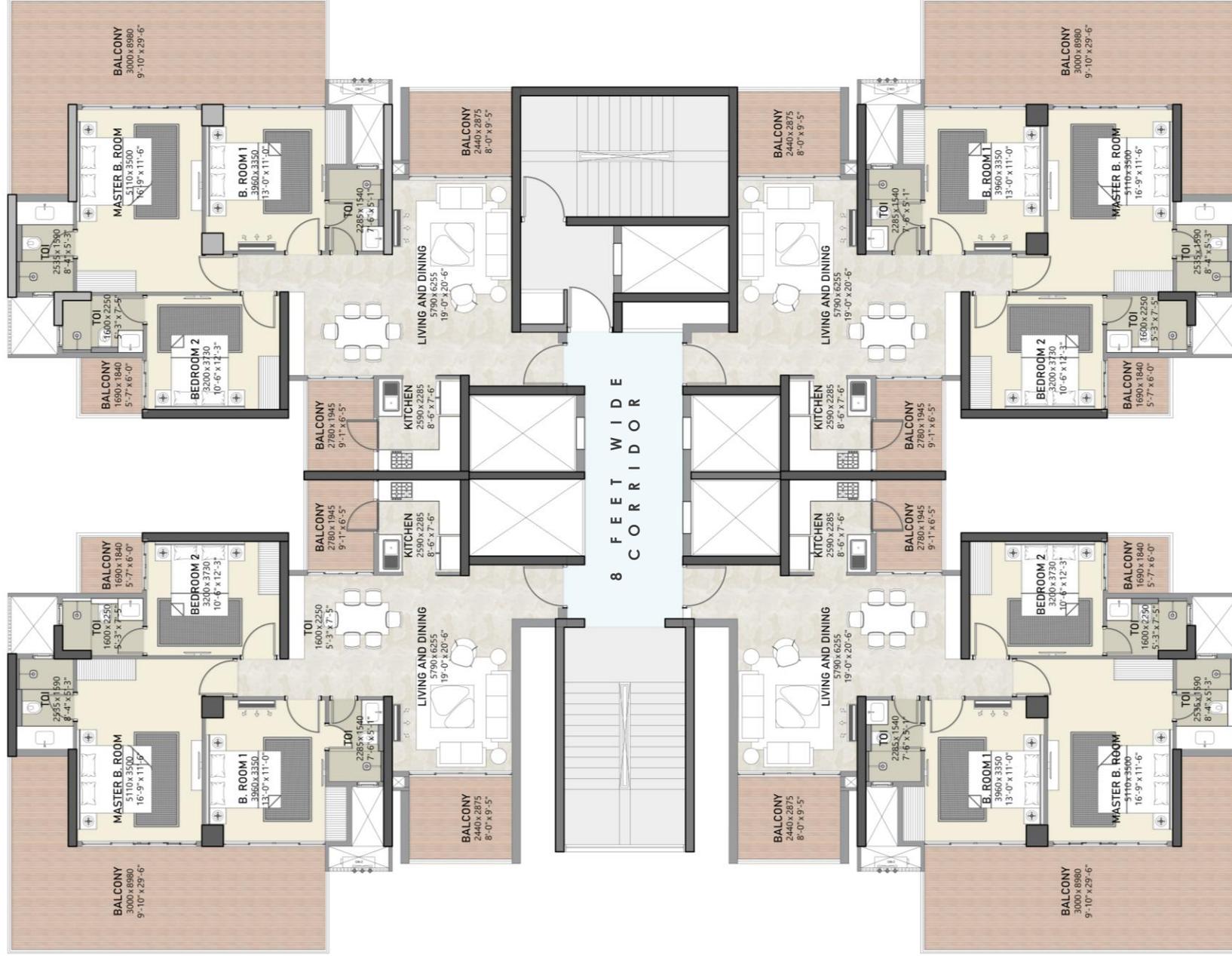
### TOWER 1 – G + 30

TOTAL RESIDENTIAL FLOORS	: 27
TOTAL NO. OF UNITS	: 108
TOTAL IT FLOORS	: 03
TOTAL NO. OF TOWERS	: 01
<b>TOTAL NO. OF UNITS</b>	<b>: 108</b>
TOTAL RESIDENTIAL FAR CONSUMED	: 13,293.66 SQMT
TOTAL IT FAR CONSUMED	: 1477.074 SQMT
<b>TOTAL NO. OF VILLAS</b>	<b>: 25 UNITS</b>
<b>TOTAL RESI. FAR CONSUMED</b>	<b>: 18,553.01 SQMT</b>
<b>TOTAL PERMISSIBLE FAR (RESI.)</b>	<b>: 18,958.92 SQMT</b>
<b>REMAINING FAR REMAINING</b>	<b>: 405.90 SQMT</b>

# UNIT AND CLUSTER PLAN

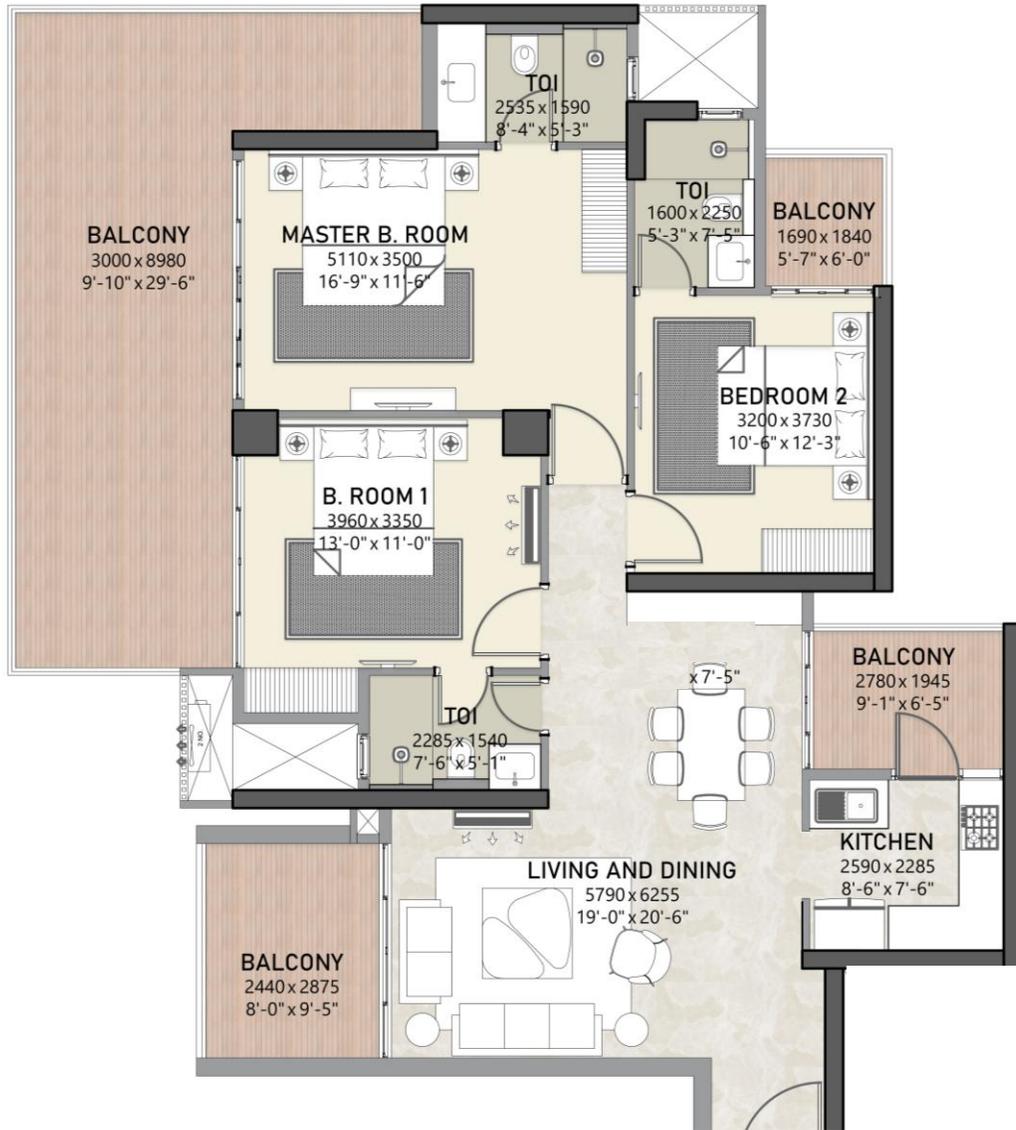
# CLUSTER PLAN

# CLUSTER PLAN



# UNIT PLAN

# UNIT PLAN



3BHK + 3T + STUDY		SQ.M	SQ.FT
UNIT F.A.R AREA	(A1)	107.960	1162
BALCONY F.A.R AREA (25% OF AREA BEYOND 1.5 M)	(A2)	4.79	52
TOTAL UNIT F.A.R AREA (A1+A2+A3)	(A)	112.745	1214
CIRCULATION F.A.R AREA (WITHOUT FIRE STAIRCASE LIFT LOBBY ,LIFT WELL ,ELEC & F.H.C)	(B)	11.65	125
FAÇADE ELEMENTS F.A.R.	(C)	0.00	0
TOTAL F.A.R AREA (A+B+C)	(D)	124.39	1339
CIRCULATION AREA (WITH FIRE STAIRCASE & LIFT LOBBY +LIFT WELL+ELEC & F.H.C)	(E)	11.54	124
FAÇADE ELEMENTS NON-F.A.R.	(F)	0.00	0
BALCONY NON F.A.R AREA (WITHIN 1.5 M)	(G)	28.46	306
CUPBOARD AREA (15%)	(J)	0.14	1
SERVICE SHAFT IN UNIT (15%)	(L)	4.48	48
TOTAL BALCONY AREA [4*(A2+A3)+G+H]	(M)	132.980	1431
UNIT BUILT UP AREA ( A1+4A2+G+H+I+J)	(N)	160.18	1724
BUILT UP AREA WITH CIRCULATION BUILT-UP AREA (D+J)	(P)	171.72	1848
SALEABLE AREA ON UNIT BUILT-UP =(J*1.25)	(Q)	200.22	2155
SALEABLE AREA ON UNIT FAR =(D*1.55)	(R)	192.80	2075

THANKYOU