

SHANGRI-LA *Village*



Shangri-La Village is one of the most prestigious real estate ventures of Muzaffarpur which has been designed magnificently to provide a better lifestyle to the residents of Muzaffarpur. The evolution of this strategically planned project will be offering boundless comfort and convenience to the people of Muzaffarpur.



Unlimited
Luxury

Shangri-La Village is Muzaffarpur's vibrant residential playing field that combines landscaped spaces and recreational facilities to create the perfect lifestyle. Spread across acres of landscaped space, it envelops luxurious living and unique amenities.

The project has been developed keeping in mind the recreational needs of children and grown-ups alike. The landscape has been designed to create an environment to exercise, relax, socialize and play. Choose from the various recreational amenities that suit your mood. Launching 6 towers of 2 & 3 BHK apartments.

*Unlimited
Luxury*



BLOCK A

TYPICAL FLOOR PLAN



Area Statement

Flat No.	Type	Carpet Area	Salable Area
101	3 BHK	1434 Sq.Ft.	1795 Sq.Ft.
102	3 BHK	1434 Sq.Ft.	1795 Sq.Ft.
103	3 BHK	1188 Sq.Ft.	1490 Sq.Ft.
104	3 BHK	1188 Sq.Ft.	1490 Sq.Ft.
105	3 BHK	1434 Sq.Ft.	1795 Sq.Ft.
106	3 BHK	1434 Sq.Ft.	1795 Sq.Ft.
107	3 BHK	1188 Sq.Ft.	1490 Sq.Ft.
108	3 BHK	1188 Sq.Ft.	1490 Sq.Ft.



BLOCK A

ISOMETRIC VIEW

*Boundless
Joy*



▼ ENTRY



FLAT NO. 101 _____ TYPE 3 BHK

ENTRY ►



FLAT NO. 103 _____ TYPE 3 BHK

LIVING RESPONSIBILITY

Living in a Yash Laxmi Home means you are automatically living a clean, pure and natural lifestyle. Various good practices and our core values will enable you to limit your carbon footprint while continuing to live lavishly in comfort. Through several green initiatives that are incorporated during construction, as well as specification within the home that are committed to the planet at a Yash Laxmi Home, we make environmentally sustainable lifestyle a reality. Spaced to offer maximum privacy and yet not compromise on the view, these homes are a promise to a better living.

BLOCK B & F

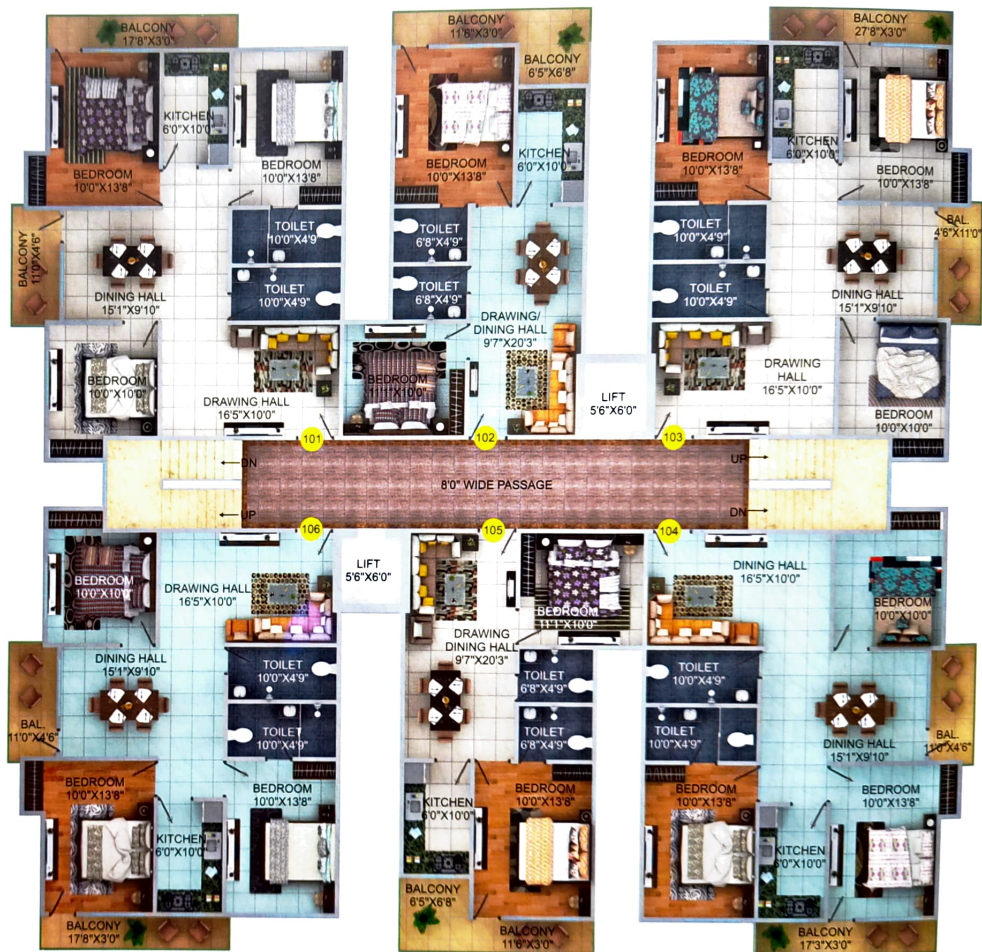
1st, 3rd & 5th FLOOR PLAN

Exquisite Architecture



Area Statement

Flat No.	Type	Carpet Area	Salable Area
101	3 BHK	990 Sq.Ft.	1240 Sq.Ft.
102	2 BHK	662 Sq.Ft.	830 Sq.Ft.
103	3 BHK	990 Sq.Ft.	1240 Sq.Ft.
104	3 BHK	990 Sq.Ft.	1240 Sq.Ft.
105	2 BHK	662 Sq.Ft.	830 Sq.Ft.
106	3 BHK	990 Sq.Ft.	1240 Sq.Ft.



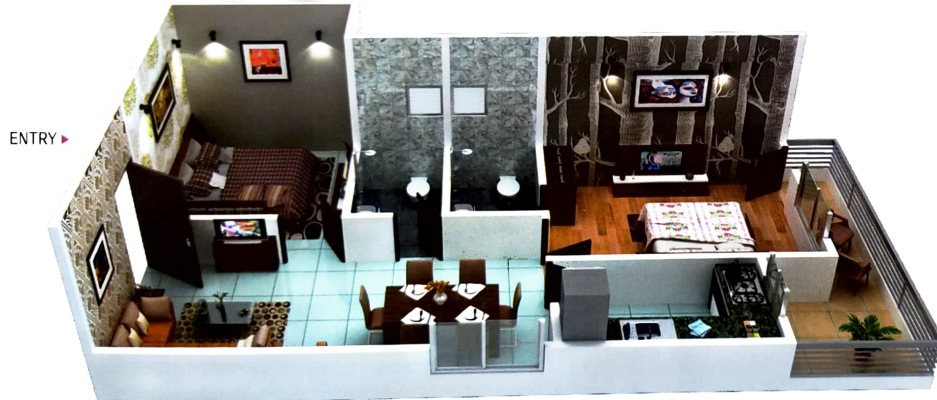
BLOCK B & F

ISOMETRIC VIEW



YASH LAXMI
ENTERPRISE PVT. LTD.

FLAT NO. 101 _____ TYPE 3 BHK



FLAT NO. 102 _____ TYPE 3 BHK



BLOCK C

TYPICAL FLOOR PLAN



Area Statement

Flat No.	101	102
Type	4 BHK	4 BHK
Carpet Area	1310 Sq.Ft.	1310 Sq.Ft.
Salable Area	1650 Sq.Ft.	1650 Sq.Ft.



BLOCK C

ISOMETRIC VIEW

Breathtaking Interiors




YASH LAXMI
ENTERPRISE PVT. LTD.

FLAT NO. 101 _____ TYPE 3 BHK



FLAT NO. 102 _____ TYPE 3 BHK



BLOCK D

1st, 3rd & 5th FLOOR PLAN



Area Statement

Flat No.	Type	Carpet Area	Salable Area
101	3 BHK	953 Sq.Ft.	1195 Sq.Ft.
102	2 BHK	790 Sq.Ft.	990 Sq.Ft.
103	3 BHK	953 Sq.Ft.	1195 Sq.Ft.
104	2 BHK	772 Sq.Ft.	970 Sq.Ft.
105	2 BHK	681 Sq.Ft.	860 Sq.Ft.
106	3 BHK	959 Sq.Ft.	1210 Sq.Ft.
107	3 BHK	953 Sq.Ft.	1195 Sq.Ft.
108	2 BHK	790 Sq.Ft.	990 Sq.Ft.
109	3 BHK	961 Sq.Ft.	1210 Sq.Ft.
110	2 BHK	774 Sq.Ft.	970 Sq.Ft.
111	2 BHK	683 Sq.Ft.	860 Sq.Ft.
112	3 BHK	959 Sq.Ft.	1210 Sq.Ft.



BLOCK D

1st, 3rd & 5th FLOOR ISOMETRIC VIEW



FLAT NO. 101 _____ TYPE 3 BHK

*Tranquil
Greenery*



BLOCK D

2nd & 4th FLOOR PLAN



Area Statement

Flat No.	Type	Carpet Area	Salable Area
101	3 BHK	953 Sq.Ft.	1195 Sq.Ft.
102	2 BHK	790 Sq.Ft.	990 Sq.Ft.
103	3 BHK	953 Sq.Ft.	1195 Sq.Ft.
104	2 BHK	772 Sq.Ft.	970 Sq.Ft.
105	2 BHK	681 Sq.Ft.	860 Sq.Ft.
106	3 BHK	959 Sq.Ft.	1210 Sq.Ft.
107	3 BHK	953 Sq.Ft.	1195 Sq.Ft.
108	2 BHK	790 Sq.Ft.	990 Sq.Ft.
109	3 BHK	961 Sq.Ft.	1210 Sq.Ft.
110	2 BHK	774 Sq.Ft.	970 Sq.Ft.
111	2 BHK	683 Sq.Ft.	860 Sq.Ft.
112	3 BHK	959 Sq.Ft.	1210 Sq.Ft.

BLOCK D

2nd & 4th FLOOR ISOMETRIC VIEW



FLAT NO. 105 _____ TYPE 2 BHK

Blissful Surrounding

ENTRY ▶



FLAT NO. 104 _____ TYPE 2 BHK



FLAT NO. 106 _____ TYPE 3 BHK

BLOCK E

TYPICAL FLOOR PLAN



Area Statement

Flat No.	Type	Carpet Area	Carpet Area
101	3 BHK	948 Sq.Ft.	1190 Sq.Ft.
102	3 BHK	948 Sq.Ft.	1190 Sq.Ft.
103	2 BHK	684 Sq.Ft.	860 Sq.Ft.
104	3 BHK	948 Sq.Ft.	1190 Sq.Ft.
105	3 BHK	948 Sq.Ft.	1190 Sq.Ft.
106	2 BHK	684 Sq.Ft.	860 Sq.Ft.

BLOCK E

ISOMETRIC VIEW



FLAT NO. 103 _____ TYPE 2 BHK



FLAT NO. 101 _____ TYPE 3 BHK

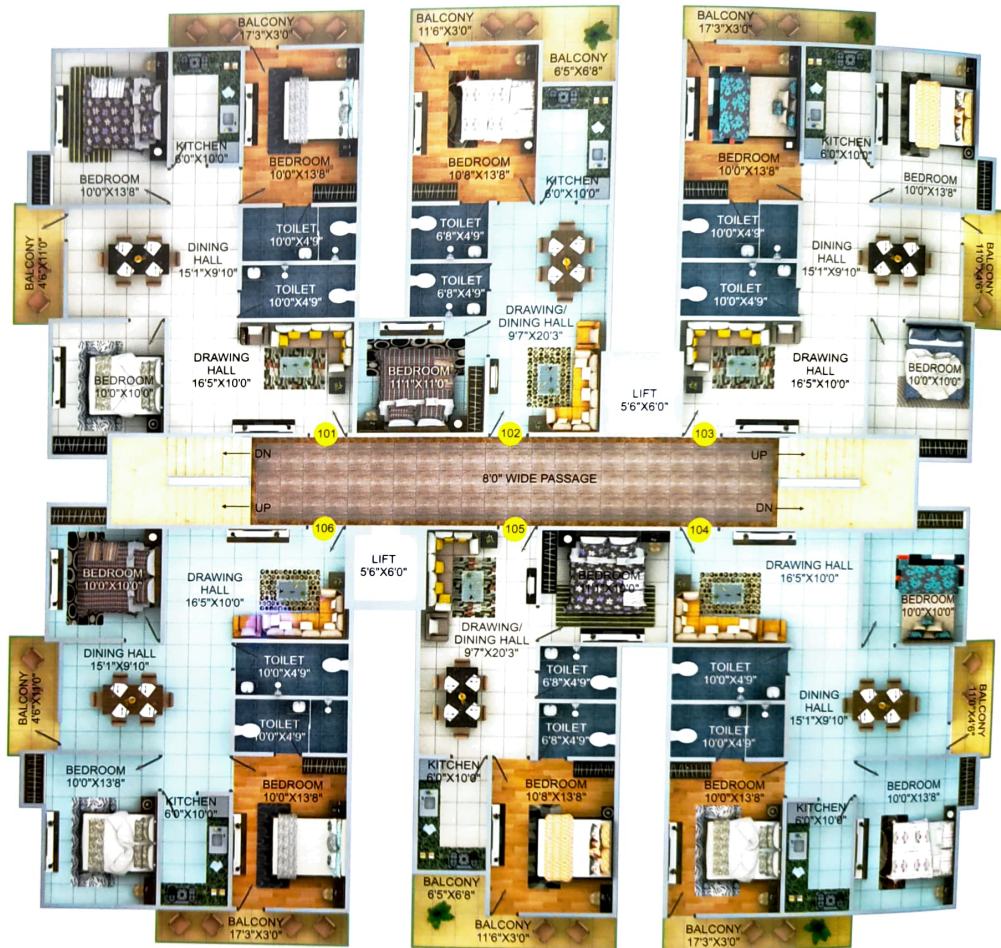
*Limitless
Open Spaces*



BLOCK B & F

2nd & 4th FLOOR PLAN

*Lively
Neighbourhood*



STATE-OF-THE-ART HOME AUTOMATION

Comfort convenience and security within a Yash Laxmi Home and state-of-the-art home automation, you are in charge of every gadget, every corner of your home.



Area Statement

Flat No.	Type	Carpet Area	Salable Area
101	3 BHK	990 Sq.Ft.	1240 Sq.Ft.
102	2 BHK	662 Sq.Ft.	830 Sq.Ft.
103	3 BHK	990 Sq.Ft.	1240 Sq.Ft.
104	3 BHK	990 Sq.Ft.	1240 Sq.Ft.
105	2 BHK	662 Sq.Ft.	830 Sq.Ft.
106	3 BHK	990 Sq.Ft.	1240 Sq.Ft.



YASH LAXMI
ENTERPRISE PVT. LTD.





*Placid
Atmosphere*



SHANGRI-LA *Village*



Shangri-La Village is a combination of luxury and modernity. Developed by Yash Laxmi Enterprise Pvt. Ltd, one of the renowned real estate groups of Patna, it offers people an improved sense of luxurious living. Shangri-La Village fulfils each elementary desire of modern living and stands as a symbol of lavishness and exclusivity.



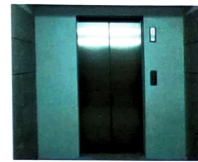
Developed Amenities



LET THE GAMES BEGIN

Shangri-La Village has the largest private gaming arena. With various lifestyle amenities to choose from, it still promises something for everyone. This is a unique project, unlike any ever created, where recreational opportunities combine with comfortable living. The vast landscaped spaces here are combined with sporting zones to make a large play field.





SPECIFICATIONS

STRUCTURE

- R.C.C. frame structure building with seismic zone IV compliance with 5" thick brick work.

- Reinforcement: Tata Steel/Jindal

DOORS

- Main Door: 125X62.5 mm thick sal wood frame including decorative wooden bead around.

- Solid core flush door (Green Ply/ Century/ Mayur) make, with laminated finish.

- Toilet Door: 75X62.5 mm thick sal wood frame

- Solid core flush door (Green ply/Century/Mayur) or equivalent make

- Internal Door: 75x62.5 mm thick Sal wood frame, Solid core flush door (green ply/Century/Mayur) or equivalent make.

- Balcony Door: Wooden/Powder coating aluminium sliding shutter.

WINDOWS

- Powder coating aluminium/ Wooden frames and shutters with 3mm thick reflective/clear glass.

FLOORING

- Main Lobbies: Granite/Marble/Vitrified tile.

- Common Lobbies And Corridor : Granite/Marble/ Vitrified tile

- Staircase: Granite/Marble/Kota stone.

- Parking : Parking grade tile flooring.

APARTMENT FLOORING

- Living Dining Room: Vitrified tile

- Master Bedroom: Vitrified tiles

- Kitchen & Utility: Anti Skid vitrified tile.

- Toilets: Anti skid ceramic tiles.

- Balconies : Anti skid ceramic tiles.

- Kitchen: Granite counter with stainless steel sink of ISI mark.

CAMPUS

- Pathway & Drive way : Cement Interlock tiles.

DADO

TOILETS

PAINTING & CLADDING

ELECTRICAL OUTLINE SPECIFICATIONS

WATER PROOFING

BORING & TUBEWELL

INTERIOR WORK

LANDSCAPE WORK

- Lift/Lobbies: Vitrified/ Granite/ Decorative tiles.

- Toilets: Full height glazed ceramic wall tiles.

- Kitchen: Glazed ceramic tiles upto 2'ht. above counter.

- White glazed vitreous wash basin of Parryware, Hindware/ Glocera or equivalent make in all toilets.

- White glazed wall hang EWCs of Parryware, Hindware/ Glocera or equivalent make in all toilets

- Hot & Cold water wall mixer of Jaquar/ Glocera or equivalent make in all toilets

- Health faucet in all toilets

- Internal walls & ceilings: Interior grade wall putty surface only.

- External Finish: Partially Exterior grade acrylic emulsion paint over wall putty of ICI/ Berger or equivalent make.

- MS grills & railings: Synthetic enamel paint of approved shade and colour.

- All electrical wiring in concealed conduct and using PVC insulated copper wires with modular switches of RR Cable/ Havells/ Anchor or equivalent make. Adequate lighting/power point socket and outlets in each room.

- Ac Points: All bedrooms & living rooms : Provision for split AC (wiring and external socket point only.)

- Terrace and Sunken Slab water proofing by Dr. Fixit/Choksey chemical or equivalent.

- Boring and tubewell of adequate capacity with adequate size ISI mark submersible pump.

- Common area interior works shall be as per design drawing and specification of Architect.

- Campus landscaping work shall be done as per design, drawing and specification given by architect.

AMENITIES

A home is more than just the house that we offer. At Shangri-La Village the experience isn't complete without the complementary amenities that make living truly pleasurable in a Yash Laxmi home.

- Garden
- Kids Play Area
- Community Hall
- Gym
- Swimming Pool
- Security
- CCTV
- Power Backup