

Rediscover the Lifestyle of Living...



MORYA Residency

SITE ADDRESS

Shri Morya Park, Mouza Lonara, Koradi Road, Nagpur

■ 1 & 2 BHK APARTMENTS ■ 4 BHKD DUPLEX BUNGALOWS

at Highway Touch and Fully Developed Layout

Making every building counts



Our reputation is as **solid as concrete.**

About us

“Home is where the heart is”, It is where we feel at ease, where we belong, where we can create surroundings that reflect our tastes and pleasures.

We at “Emaar Creators” deeply respect and appreciate the attachment of our customer towards their home, we understand that purchasing a home is a once-in-a-lifetime investment & one of the most important decisions you will make for yourself and your family. That is why we build Homes and not just houses!

Emaar Creators Engineers & Builders was founded by Mr. Moreshwar N. Bhagat in the year 2001. He is a well-known Civil Engineer, building Consultant and a Licensed Engineer at NIT, NMC & NMRDA, with over 35 years of experience in Indian as well as overseas construction Industry. We have completed more than 25+ projects of various scales in Nagpur city from 1/2/3 BHK Apartment schemes, commercial complexes, office spaces, Row Houses, Duplex Bungalows, Hospitals and fully developed layout Projects, with modern facilities, best workmanship and quality at affordable prices. We also work on redevelopment projects and deal in rental/lease of properties.

Over the years we have developed experienced team, resources and network which helps us to cater to everyone’s needs and specific requirements. We aim to deliver on what we offer; we exist in this industry not only to build homes but also to build strong relationships, as our success is embedded in your success.



Morya Park



Shri Morya Park, A residential and commercial gated township extended in a sprawling 7.5 acres. Situated at just 11 kms from zero mile & only 5 Kms from Koradi Naka. Great location for future investment at this point of time with 200 ft. outer ring road touch layout. Shri Morya Park is a fully developed layout with concrete roads, sewer line, storm water drainage, water line, waste water treatment plant, electric transformer, street lights, fencing for boundary of layout with compounded lush green garden spread across in 32,830 sq.ft. for all people of the township.

Now we are coming up with **1 & 2 BHK Affordable Apartments & Row House Duplex Bungalows** at the same township.

"Morya Residency" Tower 1 & 2 and **4 BHK Duplex Bangalow**. People those who missed to buy plots at Morya Park, now can avail to own a Flat or Duplex Bangalow at the same township.

Please do visit the location to find out the view, road, nearby hospitals, school, colleges and restaurants.

Tower - I



At Morya Residency, you will become a part of exclusive township spread across 7.5 acres. Tower-I is a 5 Floor, Spacious 2 BHK only 10 Flats with Lifts and Ample Parking Facility. Building Entrance 30 ft. wide Concrete Road, 32,830 sq.ft. Garden Space to keep yourself healthy and fit.

TOWER-I

Ground Floor Plan

MORYA Residency

2 BHK APARTMENTS



TOWER-I

Typical Floor Plan 1st to 5th Floor



3D Interior View

2 BHK APARTMENTS

Area Statement

Flat No.	Total Area (Sqr. Ft.)
101 - 501	977.203
102 - 502	961.056





RERA Registration No.
P50500033293

Tower - II

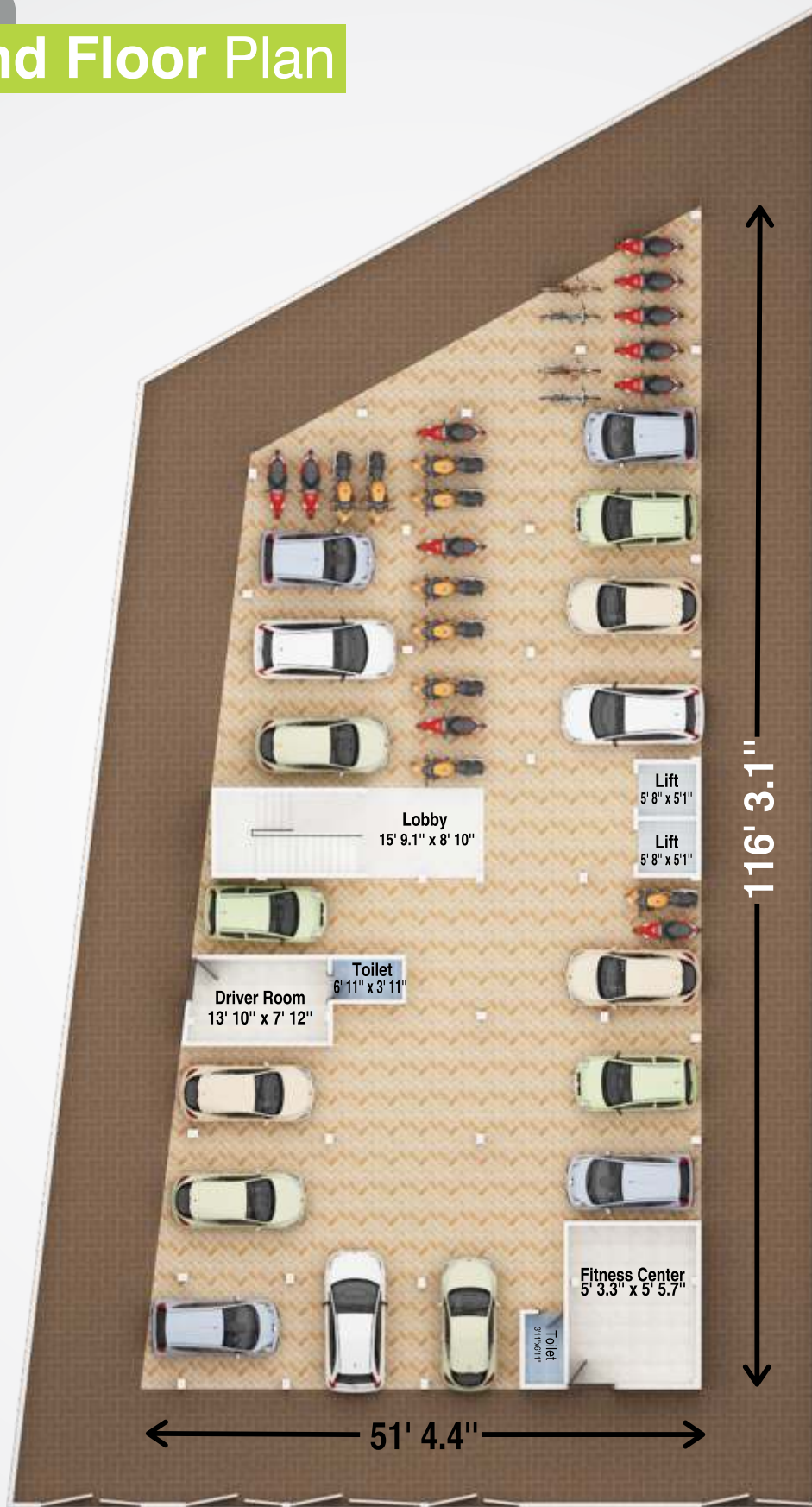


At Morya Residency - II, you will become a part of exclusive township spread across 7.5 acres. Tower-II is a 6 Floor, Spacious 1 & 2 BHK only 36 Flats with 2 Lifts and Ample Parking Facility. Building Entrance 30 ft. wide Concrete Road, 32,830 sq.ft. Garden Space to keep yourself healthy and fit.

1 & 2 BHK APARTMENTS

TOWER-II

Ground Floor Plan



51' 4.4"

116' 3.1"

R O A D

First Floor Plan

Area Statement

Flat No.	Total Area (Sqr. Ft.)
101 (2 BHK)	1114.034
102 (2 BHK)	1339.172
103 (1 BHK)	646.555
104 (2 BHK)	929.675
105 (2 BHK)	915.156
106 (1 BHK)	645.734



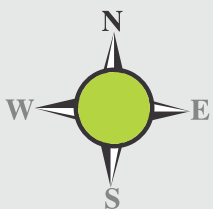
TOWER-II

Typical Floor Plan

2nd to 6th Floor

Area Statement

Flat No.	Total Area (Sqr. Ft.)
201-601 (2 BHK)	1095.56
202-602 (2 BHK)	1195.005
203-603 (1 BHK)	646.555
204-604 (2 BHK)	929.675
205-605 (2 BHK)	915.156
206-606 (1 BHK)	645.734



3D Interior View

1 BHK FLAT

106-606



2 BHK FLAT

205-605

DUPLEX ROW HOUSES



4 BHKD DUPLEX BUNGALOW

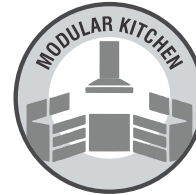
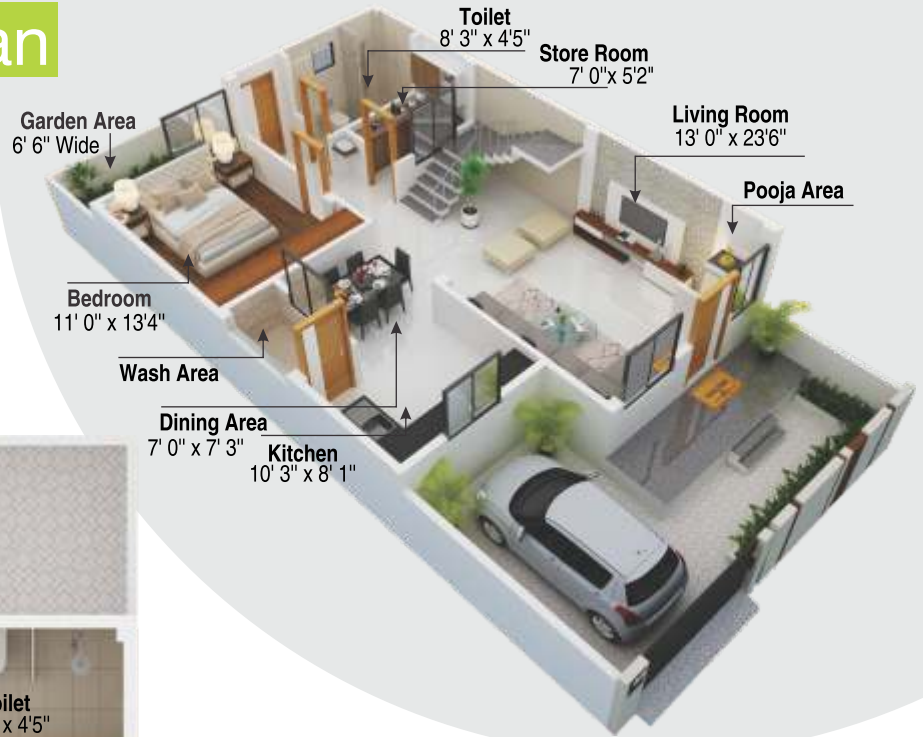
- ▶ Total Area : 1952 sq.ft.
- ▶ With Pooja & Store Room

Suits your living standard...

DUPLEX BANGALOW

Ground Floor Plan

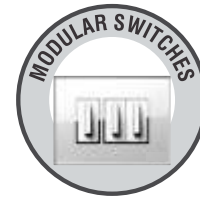
3D Interior View



DUPLEX BANGALOW

First Floor Plan

3D Interior View



Specifications

STRUCTURE:	i) R.C.C. Column Foundation. External wall shall be made 150 mm thick. All internal wall shall be made 115 mm thick.
PLASTER:	i) All the internal wall and ceiling shall be smooth plaster with cement mortar 1:6. ii) External wall shall be smooth plaster with cement mortar in 1:6.
FLOORING	i) Vitrified Tiles Flooring in all room. ii) Kota stone flooring in common areas, staircase etc
DOORS:	i) Main Door in Teak wood. Frame with decorative veneered flush door with S.S. Fitting & Fixture. ii) All other doors will be R.C.C. frame & flush door shutter with paint with S.S. fixtures.
WINDOWS :	i) Powder Coated Aluminum windows with 4 mm mirror Reflective Glass with M. S. Grill.
KITCHEN PLATFORM	i) Black Granite with S.S. Sink with Modular Kitchen & Chimney.
BATHROOMS:	i) Ceramic tiles dado up to 7'0" Ht. & Ceramic Flooring. ii) SWR pipe & Fitting standard make. iii) Commode and wash basin. iv) Concealed internal plumbing with chrome plated fixture. v) Provision of hot & cold water connection.
ELECTRICAL FITTINGS :	i) Concealed electrical wiring standard make PVC conduit pipe will be provide. ii) I.S.I make wires to be used for various circuits (4 Sq.mm, 1.5 Sq.mm, 1 Sq. mm.) iii) I.S.I make modular switches to be used iv) Telephone point, T.V. cable points in Hall & Master Bedroom. v) One power point & 3.5 points provide in all room. vi) 1 Phase electrical circuit will provide. vii) Power points for Geyser & 2 other points in toilet. viii) Wiring of Inverter, AC Shall Provide.
PAINTING :	i) All room shall be painted with Acrylic Emulsion With full Putty surface preparation. ii) The building shall be externally painted waterproof Acrylic paint. iii) Door & window grill shall be painted with two coats of Enamel paint over one coat of primer.
P. O. P. :	i) Decorative Cornice at Hall & Master bed.
LIFT :	i) 6 - Passenger Lift (Tower-I), 8 - Passenger Lift (Tower-II)

- Plantation & Landscaping
- Gated Community + Security
- Cement Concrete Road
- Electric Poles
- Fully Developed Garden
- Lift Facility
- Concrete Pipeline for Sewer, Storm Water Drainage & STP
- 24X7 Water Supply
- CCTV



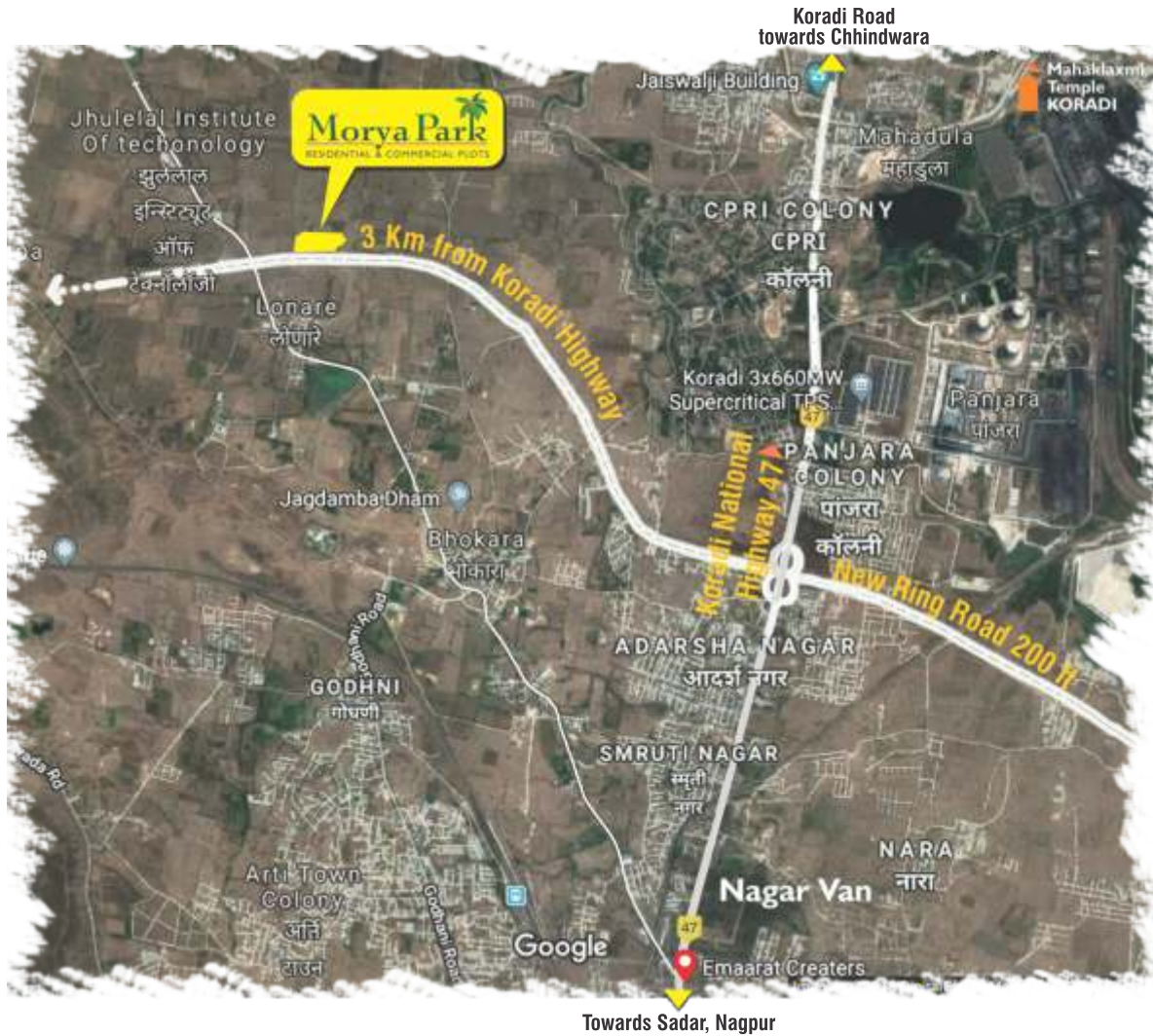
Location Benefits : Just 11 Km from Zero Mile

- Just 3 km from Koradi NH47
- Highway Touch @200 ft Ring Road
- 32,830 sq.ft. Developed Garden + Amenity Space
- Schools : 5 Renowned Schools within 2.5 Kms range
- Orchid International School ■ Tuli Public School,
- Podar World School ■ Podar International,
- Modern High School ■ Narayana International School.

Colleges: More than 5 Renowned Colleges within 4 Kms range -

- Tuli College of Hotel Management,
- Central India College of Pharmacy,
- Jhulelal Institute of Technology ■ Central India College of Law
- Transmit Junction:** Godhni Railway Station, Bus & Auto Stand @ just of 1.5 Km
- Multispeciality Hospitals:** Within 6 km -
- Alexis Multispecialty Hospital ■ Kunal Hospital,
- Remedia Hospital and Research Center

Location Map



📞 **8010075563**
 📞 **8600703560**

MEMBER OF
CREDAI
 NAGPUR METRO

A PROJECT BY
**EMAARAT
 CREATORS**

Our Umbrella Concerns



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