



AV Signature
RESIDENCY
DARBHANGA | BIHAR



ROOFTOP GARDEN WITH SWIMMING POOL & OTHER MODERN AMENITIES

ENJOY LIFE IN EVERY STEP

So come and regale yourself in our beautifully planned open areas with modern amenities like gym, rooftop garden, swimming pool. Here memories and moments of pleasure and happiness merge to promise an attractive way of life.



TOP VIEW



AV Signature RESIDENCY

1 BHK | 2 BHK | 3BHK

Presenting The Luxurious
AV Signature Residency,
an abode of magnificently designed
apartments in Darbhanga, Bihar,
equipped with all modern amenities
required for a
contemporary lifestyle.



PROJECT HIGHLIGHTS:

- Luxurious Residential complex
- Decorative Entrance Lobby
- Well planned flats with ample ventilation & natural light
- Elegant designer entrance gate with security cabin
- Hi-Tech elevators with power backup.
- Earthquake resistant structure
- Project approved from all leading Banks
- Rooftop Garden with modern amenities*
 - Rooftop Swimming Pool
 - Children's play area
- School, College, Market, Bank & Worship Places at walking distance
- CCTV camera in entrance lobby & all common area.
- 24x7 power backup#



LIVING ROOM



COMFORT ZONE

An epitome of luxury, each home is crafted carefully to create a perfect foil to your desired life. Super glazed flooring, theme finished bath and toilet, modular kitchen, floor length window, pastel shades adorning the smooth walls..... the list is endless.

Only the best for you, the esteemed resident of "AV SIGNATURE"

Get used to the good life.

LIVING ROOM WITH DINING SPACE



KITCHEN & DINING VIEW



BEDROOM - 1



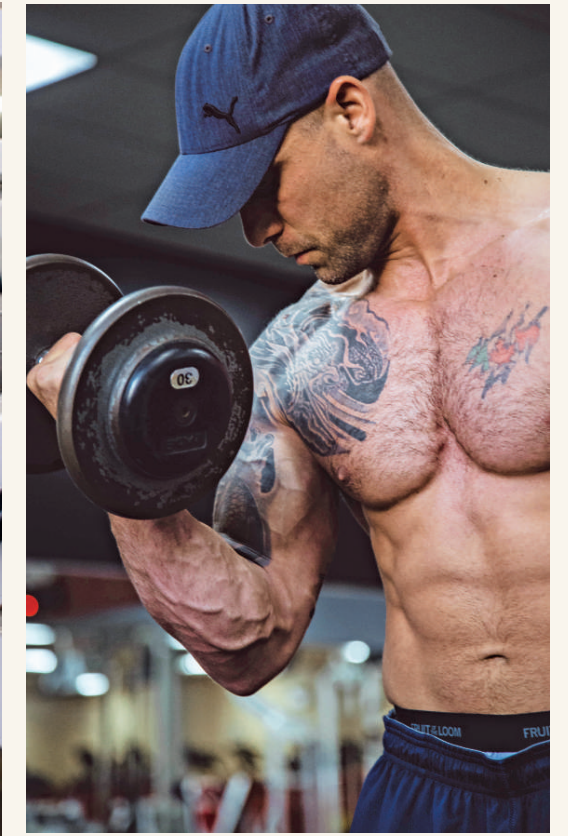
BEDROOM - 2



LIVE BIGGER, LIVE BETTER



KEEP YOURSELF & YOUR FAMILY ENTERTAINED, FIT & HEALTHY



2 BHK - 3D VIEW



FLAT AMENITIES:

LIVING ROOM

- Designer Main Door
- Provision for Safety Door
- Vitrified Tile Flooring
- Fans, LED Lights Point Provision
- French Windows with Powder Coating
- Marble / Granite Window Sills
- Designer Railing in Balcony
- Mosquito Net in Living Room

BED ROOM(S)

- Vitrified tile Flooring
- French Windows with Powder Coating
- Painted Flush Door
- Mosquito Net in Bedroom
- Fans, Led Lights Point Provision

KITCHEN

- Modular Kitchen
- Fine Finish Granite In Kitchen Platform with Stainless Steel Sink
- Tiles up to Beam Level in Kitchen Over Platform
- Vitrified Tile Flooring
- Aluminium Window with Exhaust Fan Provision
- Fans, Led Lights Point Provision
- Washing Machine Provision in Dry Balcony

BATHROOM & PLUMBING

- Branded Sanitary Fittings
- Ceramic Tile Flooring
- Ceramic Tile Dado upto Door Height
- Anti Corrosive CPVC Pipeline for Internal & External Plumbing
- Concealed Plumbing
- Branded Wash Basin

ELECTRIFICATION

- Concealed Copper Wiring
- Inverter Provision
- Earth Leakage Circuit Protection
- Cable Point In Living Room
- A.C. Point In Living & Bedroom
- Fridge & Washing Machine Point Provision

INTERNAL FINISH AND PAINT

- Internal Walls Finished with Smooth POP Finish
- Plastic Paint on Internal Walls
- 100% Acrylic Waterproof Anti Fungal Paints on External Walls



1ST TO 4TH TYPICAL FLOOR PLAN: B-WING

RERA AREA DETAILS - 'B' BLOCK

FLAT NO	DESCRIPTION	CARPET AREA	BALCONY	OUTER WALL AREA	SERVICE AREA	SALABLE AREA
001	2 BHK	572.00 sqft	50.00 sqm	39.00 sqft	199.00 sqft	860.00 sqft
002	3 BHK	751.00 sqft	133.00 sqm	42.00 sqft	279.00 sqft	1205.00 sqft
003	1 BHK	408.00 sqft	30.00 sqm	30.00 sqft	142.00 sqft	610.00 sqft
004	2 BHK	618.00 sqft	91.00 sqm	40.00 sqft	226.00 sqft	975.00 sqft
005	2 BHK	667.00 sqft	55.00 sqm	42.00 sqft	231.00 sqft	995.00 sqft
006	3 BHK	749.00 sqft	56.00 sqm	51.00 sqft	259.00 sqft	1115.00 sqft
007	2 BHK	603.00 sqft	85.00 sqm	34.00 sqft	218.00 sqft	940.00 sqft
008	1 BHK	393.00 sqft	50.00 sqm	28.00 sqft	144.00 sqft	615.00 sqft
009	2 BHK	644.00 sqft	125.00 sqm	42.00 sqft	244.00 sqft	1055.00 sqft
010	2 BHK	586.00 sqft	50.00 sqm	44.00 sqft	205.00 sqft	885.00 sqft



1ST TO 4TH TYPICAL FLOOR PLAN: A-WING

RERA AREA DETAILS - 'A' BLOCK

FLAT NO	DESCRIPTION	CARPET AREA	BALCONY	OUTER WALL AREA	SERVICE AREA	SALABLE AREA
001	1 BHK	430.00 sqft	52.00 sqm	35.00 sqft	158.00 sqft	675.00 sqft
002	1 BHK	462.00 sqft	36.00 sqm	31.00 sqft	161.00 sqft	690.00 sqft
003	2 BHK	649.00 sqft	87.00 sqm	35.00 sqft	234.00 sqft	1005.00 sqft
004	3 BHK	885.00 sqft	150.00 sqm	48.00 sqft	327.00 sqft	1410.00 sqft
005	3 BHK	838.00 sqft	138.00 sqm	49.00 sqft	310.00 sqft	1335.00 sqft
006	2.5 BHK	717.00 sqft	60.00 sqm	42.00 sqft	246.00 sqft	1065.00 sqft
007	2 BHK	632.00 sqft	83.00 sqm	41.00 sqft	229.00 sqft	985.00 sqft
008	2 BHK	568.00 sqft	134.00 sqm	43.00 sqft	225.00 sqft	970.00 sqft
009	2 BHK	636.00 sqft	124.00 sqm	42.00 sqft	243.00 sqft	1045.00 sqft



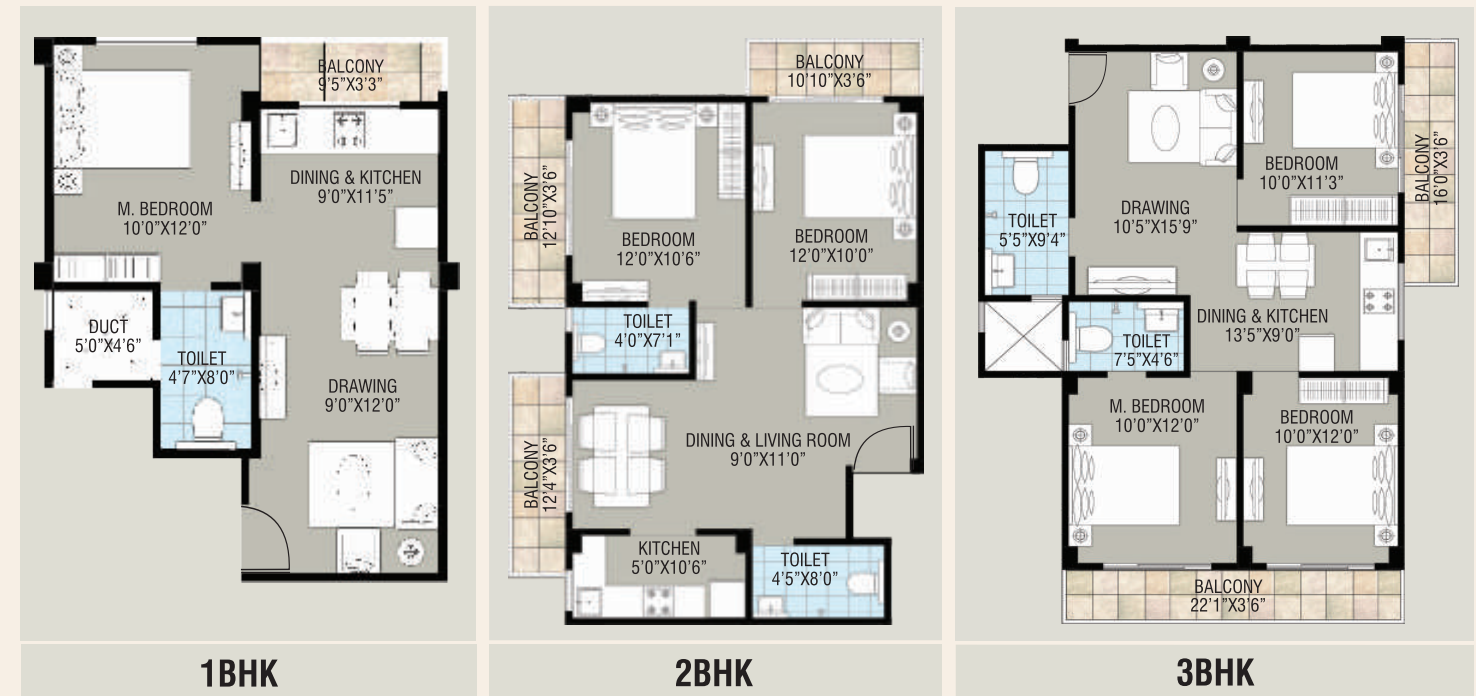
AV Signature
RESIDENCY
1BHK | 2BHK | 3BHK
FLOOR PLAN



1ST TO 4TH TYPICAL FLOOR PLAN: B-WING

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CLOSE TO CITY, CLOSER TO NATURE.

Airport: 1.7km

School: 0.1km

Bus-Depot: 1.1km

Railway Station: 5.7km

Police Station: 1km

College: 1.5km

Banks: 1km

Temples: Walking Distance

Market (Bazar Samiti): 0.5km

Passport Office: 1km



AVM SMART HOMES LLP

Sales / Site Off.: Basudeopur, Near Darbhanga Central School, Opp. Mahindra Showroom, National Highway 57, Darbhanga, Bihar - 846004

Email: info@av-group.in | www.avsignatureresidency.com

Architect: - Ar. Amit Ranjan, A.R. ASSOCIATE (Patna) | **Legal Advisor:** Adv. Shambhu Jha (Mumbai)



This projects is registered with Bihar RERA Vide Registration no. BRERAP13356-1/149/R-1378/2022
For more details Please visit <https://rera.bihar.gov.in>

For More Details Call: +91 7977946005 | 9209044449

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ABOUT US

AV Group has established its presence as one of the Leading Real Estate giants with footprints across MUMBAI (MMR REGION). The company is developing some of the most iconic residential projects in Vasai, Palghar and Boisar.

The core team comprises of highly qualified and committed individuals. These are handpicked talents boasting rich experience of over 10 years in relevant industry.

Our projects that extend across multiple locations plan to redefine skyline and landscape of these localities. Furthermore, with ample land bank at its disposal, the group plans to start many more residential and commercial projects in the near future.

Apart from Real Estate, the group also has business interest in sectors such as Health Care, Finance, Education and Hospitality.

Our Values:

The company is built on the strong values of ethics, quality, prudence, humility, respect, honesty and transparency. Our values are the essence of our company's identity, its philosophy, beliefs and virtues. Our success is directly related to our commitment towards our work. And our values are the basis of how we operate at our workplace. We will continue delivering best in industry while sticking to our values.

OUR ONGOING PROJECT



PARAMOUNT ELCLAVE, PHASE-I & II, MAHIM ROAD, PALGHAR (W)



AV CRYSTAL TOWER, VASAI(E)



SAMAIRA RESIDENCY, VASAI(E)



AV CRYSTAL, OPP ACHOL LAKE, NALASOPARA(E)

OUR COMPLETED PROJECTS LIST:

SAI AANGAN, NALASOPARA (EAST)

SHREE KRISHNA RESIDENCY, BOISAR (WEST)

SHRI MAHALAXMI APARTMENT, UMROLI (EAST)

SHREE GANESHA APARTMENT, UMROLI (EAST)

SHREE BALAJI APARTMENT, UMROLI (EAST)

MITHILA APPARTMENT, UMROLI (EAST)