

Location Map



Key Distance :

Hi Tech Emergency Hospital	700 Mtr.
Curis Hospital	900 Mtr.
Satabdi Mall (Saguna More)	1 Km.
G.D. Goenka Public School	1 Km.
Petrol Pump (at nearest)	1 Km.
St. Karen's Secondary School	1.5 km.
Gyan Niketan School	1.3 Km.
DAV Public School (Danapur)	1 Km.
Amity University (Patna)	3.8 Km.
Patliputra Junction	4 Km.
Danapur Railway Station	3 Km.
Digha Bridge Halt	5 Km.
Patna Airport	9.1 Km.

BUILDERS & DEVELOPERS:

Maurya Vihar Builders & Construction Pvt. Ltd.

An ISO 9001-2008 Certified Company

REG. OFFICE : Orchid Green City, Near Toll Plaza, Simlimurarpur, Didarganj, Patna Cit-800008
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BOOKING CONTACT:



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A Project By :
Maurya Vihar Builders & Construction Pvt. Ltd.

MAURYA
GRAND CITY

Experience the *Joy* of Coming Home.





Your Journey to
Happiness
Starts Here.

About Group

We are a reputed Indian real estate developer driven by a legacy of trust, values, and heartfelt commitment. For generations, our name has stood for honesty, quality, and relationships built on confidence and respect. Every home we create is a reflection of our promise—crafted with care, thoughtful design, and uncompromising construction standards. Guided by traditional Indian values and a deep understanding of modern living, we go beyond building structures to create spaces where families grow, memories are made, and legacies are passed on.



MAURYA
GRAND CITY

It's not just
a home, it's a *Feeling*



A lifestyle
you've always dreamed of

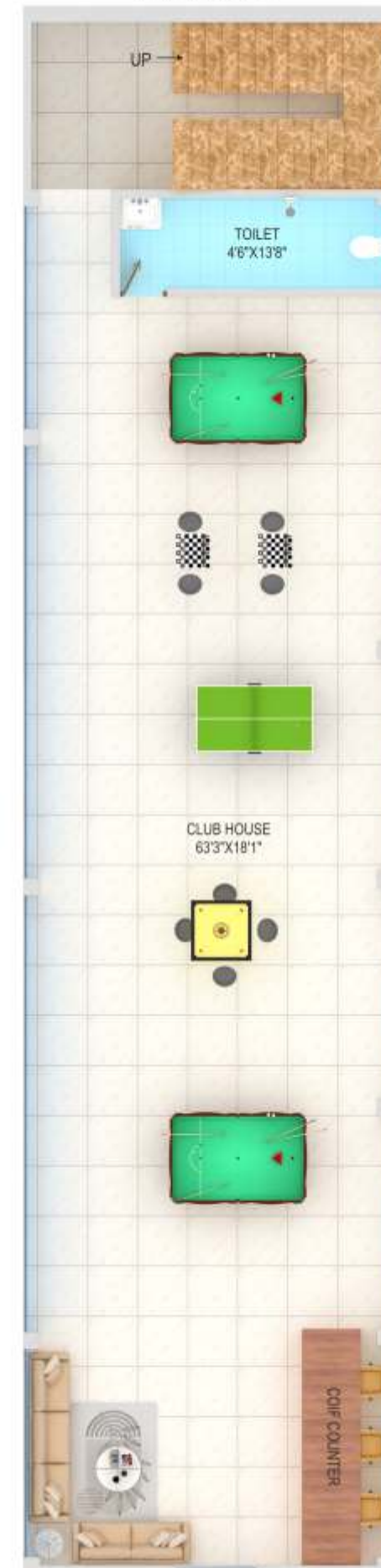


BLOCK A – FLOOR PLAN

GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



BLOCK B – GROUND FLOOR PLAN



AREA STATEMENT

FLAT No.	G-01	G-02	G-05	G-06	G-07	G-08
TYPE	3BHK	3BHK	3BHK	3BHK	2BHK	2BHK
CARPET AREA	823.00 SQ. FT.	870.00 SQ. FT.	866.00 SQ. FT.	867.00 SQ. FT.	708.00 SQ. FT.	820.00 SQ. FT.
BALCONY AREA	24.00 SQ. FT.	27.00 SQ. FT.	29.00 SQ. FT.	29.00 SQ. FT.	29.00 SQ. FT.	26.00 SQ. FT.
B/UP AREA	897.00 SQ. FT.	945.00 SQ. FT.	945.00 SQ. FT.	945.00 SQ. FT.	785.00 SQ. FT.	896.00 SQ. FT.
S.B/UP AREA	1238.00 SQ. FT.	1304.00 SQ. FT.	1304.00 SQ. FT.	1304.00 SQ. FT.	1083.00 SQ. FT.	1236.00 SQ. FT.

BLOCK B – TYPICAL FLOOR (1st TO 6th)



AREA STATEMENT

FLAT No.	01	02	03	04	05	06	07	08
TYPE	3BHK	3BHK	3BHK	2BHK	3BHK	3BHK	2BHK	3BHK
CARPET AREA	859.00 SQ. FT.	878.00 SQ. FT.	862.00 SQ. FT.	739.00 SQ. FT.	877.00 SQ. FT.	877.00 SQ. FT.	739.00 SQ. FT.	855.00 SQ. FT.
BALCONY AREA	79.00 SQ. FT.	136.00 SQ. FT.	79.00 SQ. FT.	85.00 SQ. FT.	139.00 SQ. FT.	139.00 SQ. FT.	85.00 SQ. FT.	79.00 SQ. FT.
B/UP AREA	987.00 SQ. FT.	1063.00 SQ. FT.	992.00 SQ. FT.	870.00 SQ. FT.	1065.00 SQ. FT.	1065.00 SQ. FT.	870.00 SQ. FT.	985.00 SQ. FT.
S.B/UP AREA	1362.00 SQ. FT.	1467.00 SQ. FT.	1369.00 SQ. FT.	1200.00 SQ. FT.	1470.00 SQ. FT.	1470.00 SQ. FT.	1200.00 SQ. FT.	1359.00 SQ. FT.

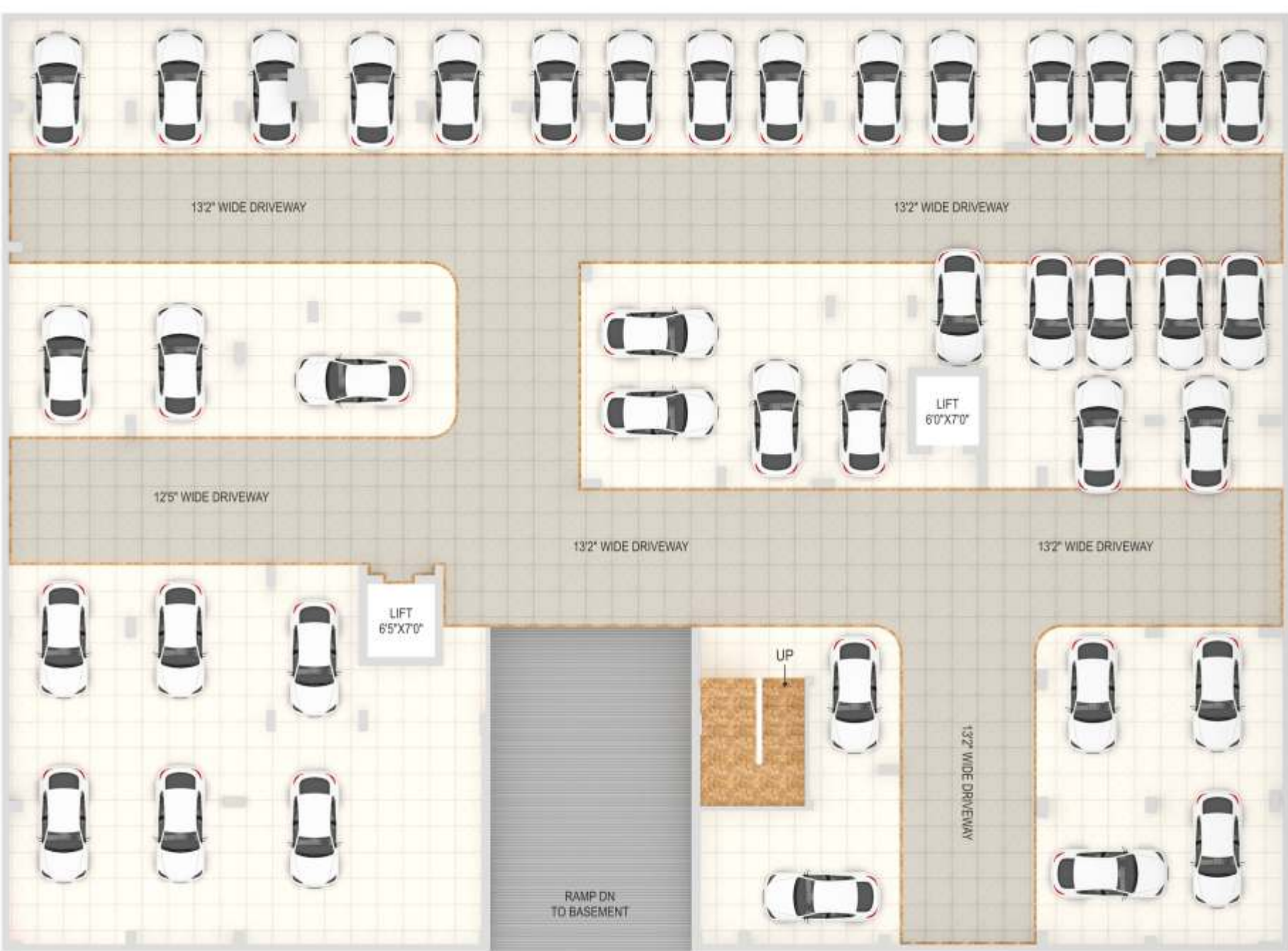
BLOCK C – TYPICAL FLOOR (1st TO 6th)



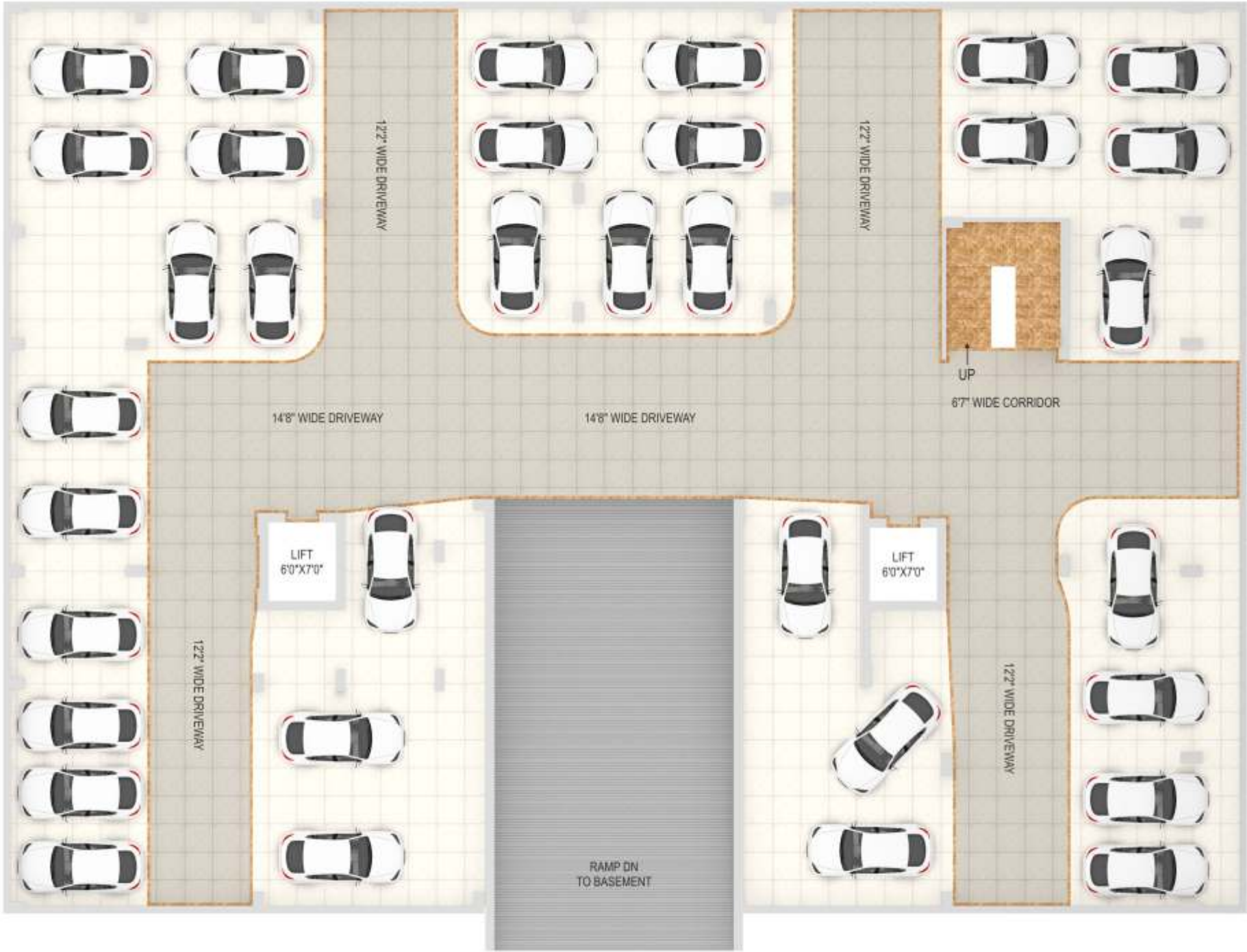
AREA STATEMENT

FLAT No.	01	02	03	04	05	06	07
TYPE	3BHK	3BHK	3BHK	3BHK	3BHK	3BHK	3BHK
CARPET AREA	878.00 SQ. FT.	878.00 SQ. FT.	872.00 SQ. FT.	872.00 SQ. FT.	877.00 SQ. FT.	877.00 SQ. FT.	866.00 SQ. FT.
BALCONY AREA	136.00 SQ. FT.	136.00 SQ. FT.	79.00 SQ. FT.	79.00 SQ. FT.	139.00 SQ. FT.	139.00 SQ. FT.	79.00 SQ. FT.
B/UP AREA	1063.00 SQ. FT.	1063.00 SQ. FT.	1002.00 SQ. FT.	1002.00 SQ. FT.	1065.00 SQ. FT.	1065.00 SQ. FT.	996.00 SQ. FT.
S.B/UP AREA	1467.00 SQ. FT.	1467.00 SQ. FT.	1383.00 SQ. FT.	1383.00 SQ. FT.	1470.00 SQ. FT.	1470.00 SQ. FT.	1374.00 SQ. FT.

BLOCK B – BASEMENT FLOOR PARKING PLAN



BLOCK C – BASEMENT FLOOR PARKING PLAN



BLOCK C – GROUND FLOOR PARKING PLAN



PAYMENT PLAN

At the time of booking	10%	At the time of 4th floor roof casting	10%
On execution of Agreement	10%	At the time of 5th floor roof casting	5%
At the time of foundation work	10%	At the time of 6th floor roof casting	5%
At the time of ground floor roof casting	10%	At the time of brick & plaster work	5%
At the time of 1st floor roof casting	10%	Final instalment before registration	5%
At the time of 2nd floor roof casting	10%		
At the time of 3rd floor roof casting	10%		



AMENITIES & FACILITIES

Earth quake Resistance RCC framed Structure | Best Vastu Compiled & Design

Wi-Fi Campus | 24x7 Security Guards | Water Supply & Power Supply

Utility Shops | CCTV Camera Surveillance | Open Garden

Visitors Car Parking Facility | Reserved Car Parking | 100% Power Backup



CAR PARKING



OPEN GARDEN



ROOF TOP SWIMMING POOL



LIFT



24X7 SECURITY GUARD



WATER SUPPLY



ROOF TOP PLAY AREA



ROOF TOP SITTING AREA



CCTV CAMERA



CCTV CAMERA



WI-FI CAMPUS



POWER BACKUP

SPECIFICATIONS



LIVING/DINING ROOM

FLOORING : Tiles (800x800)
WALLS : Putty & Primer with Paint.



KITCHEN

FLOORING : Tiles (800x800)
WALLS : Putty & Primer with Paint.
COUNTER : Made of Granite/Tiles & 2' ft. in wall
Tiles (300x600)
FITTING/FIXTURES : CP Fittings, Single Drain S.S. Sink.



TOILETS

FLOORING : Tiles (300x300)
WALLS : Combination of Tiles (Height 7' ft., 300x600)
SANITARY WARE/CP FITTINGS : Single lever C.P. fittings, Wash Basin, Floor Mounted/ Wall-hung WC of JAQUAR / KOHLER / GROHE / PARRYWARE / CERA or equivalent / Indian Pan.
PLUMBING : CPVC a and UPVC piping for water supply inside the toilet and kitchen and vertical down takes.



EXTERNAL GLAZINS

INTERNAL DOORS : One side laminated and one side painted flush door (30 mm)
ENTRANCE DOORS : Both Side Laminated flush door (30 mm)



POWER BACKUP

DG power back up as mentioned below
(a) 2BHK = Not Exceeding 400 Watt per Apartment.
(b) 3BHK = Not Exceeding 500 Watt per Apartment.



MASTER BEDROOMS

FLOORING : Wooden Flooring
WALLS : Putty & Primer with Paint.



BALCONY

FLOORING : Ceramic Tiles (300x300)
CEILING : Exterior Paints.
FLOORING : Tiles (300x300)
WALLS : Combination of Tiles (Height 7' ft. , 300x600)



DOOR

INTERNAL DOORS : One side laminated and one side painted flush door (30 mm)
ENTRANCE DOORS : Both Side Laminated flush door (30 mm)



SECURITY SYSTEM

Secured gated community with access control and entrances. CCTV in driveway of parking basements, ground floor and basement entrance lobbies and inside the car of elevators. One intercom point in each apartment



ELECTRICAL FIXTURES/FITTINGS

Modular switches and Copper wiring.