



# Sapana Greens

**Affordable 2 and 3 BHK units close to KTC bus stand, Margao station and local market. Ideal for permanent stay.**

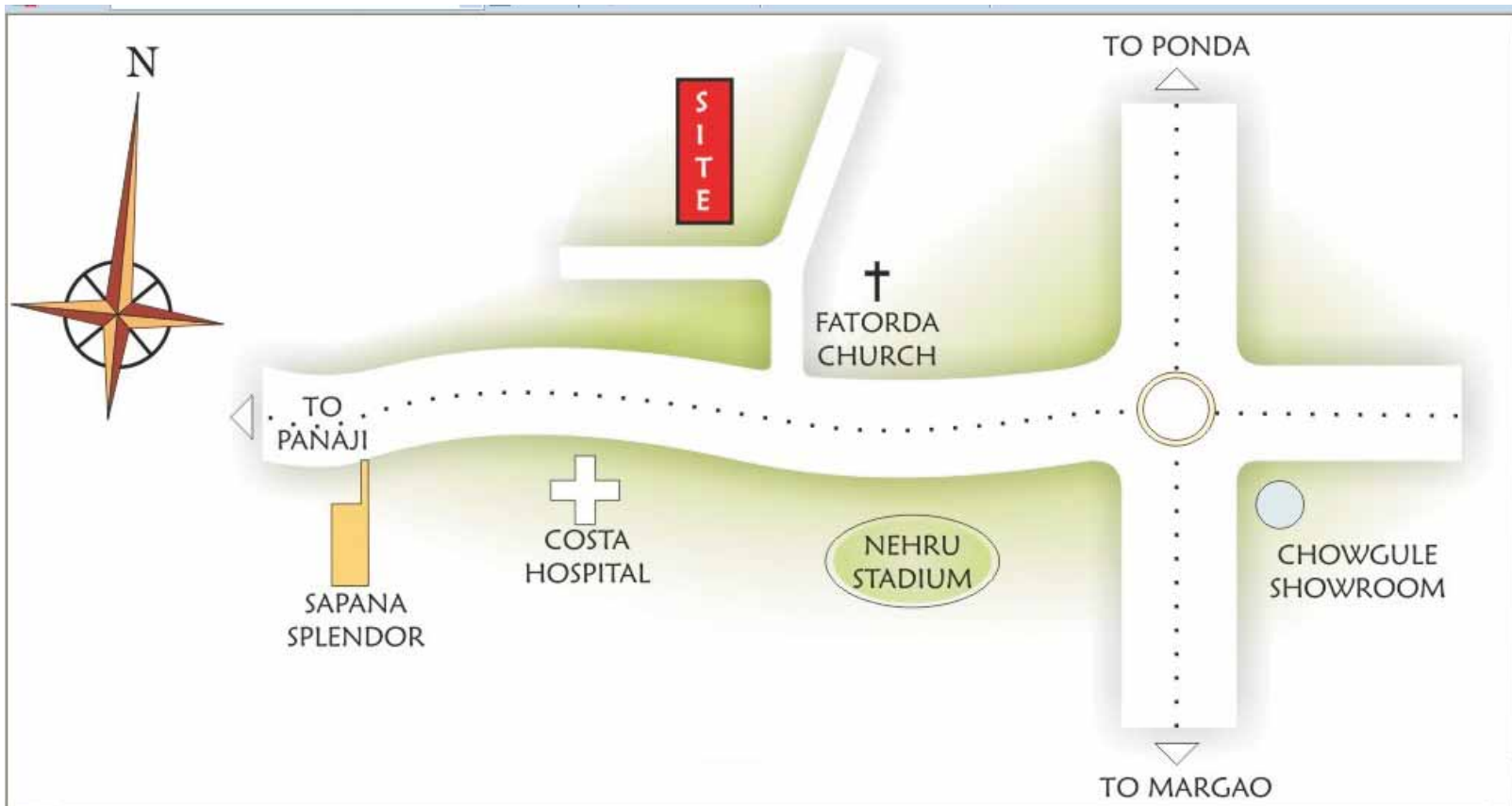
- 2 and 3 BHK units 10 minutes from Colva beach
- Proximity to marketplace, KTC bus stand and Margao station guarantees easy connectivity INR
- 28000 per sq meter only

## **Project Details:**

Sapana Greens is a residential enclave in Fatorda in Margao. Close to the marketplace, the KTC bus stand and the Margao railway station, it will take good care of your daily needs. It is thus an ideal home for those looking to settle in Goa with all the conveniences of an urban life. Because the property is in town, it is also less expensive than close-to-the-beach properties. Yet Colva beach is a mere 10 minute drive away. Build by one of Goa's leading developers, Sapna Greens offers 2 and 3 BHK in two towers with covered stilt parking. Ample space, standard amenities and specifications promise a good life in a quiet residential quarter among the local population for the true Goan life. \

## Location

Sapana Greens is located in Fatorda in Margao. The surrounding area is a residential area inhabited by local Goa residents. Fatorda is best known for the Nehru stadium, which is an international class football cum cricket stadium and the only one in Goa.



## Key Distances

- Colva beach 9 km
- Margao railway station 3 km
- Costa hospital 2 km
- Nehru stadium 5 km

## Amenities

- Lift with backup generator
- Stilt parking
- Children's Play Area
- Landscaped open space
- Secured Complex

## Specifications

### Structure

RCC structure with sloping roof

### Flooring

Vitrified tiles for living, dining and kitchen

Ceramic/Porcelain tiles for rest of the apartment

### Framework

Door frames of chemically treated wood

Main door frame of teakwood

### Décor

Gypsum plaster for walls

Internally oil bound distemper

Exterior cement paints

### Kitchen

Granite platform with stainless steel sink

Ceramic tiles dado 0.6 mt above platform

Provision for washing machine and exhaust fan

### Electrical

Concealed copper wiring with branded switches

### Toilets

Toilets with WC, wash basin, soap dish

Shower with hot and cold water connection

Rust free internal plumbing

### Others

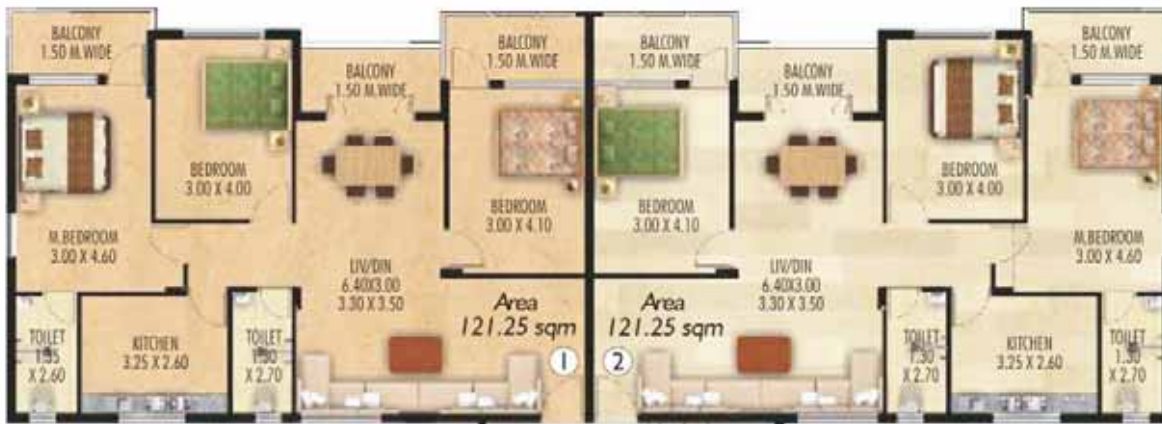
All windows / ventilators to have marble sill internally



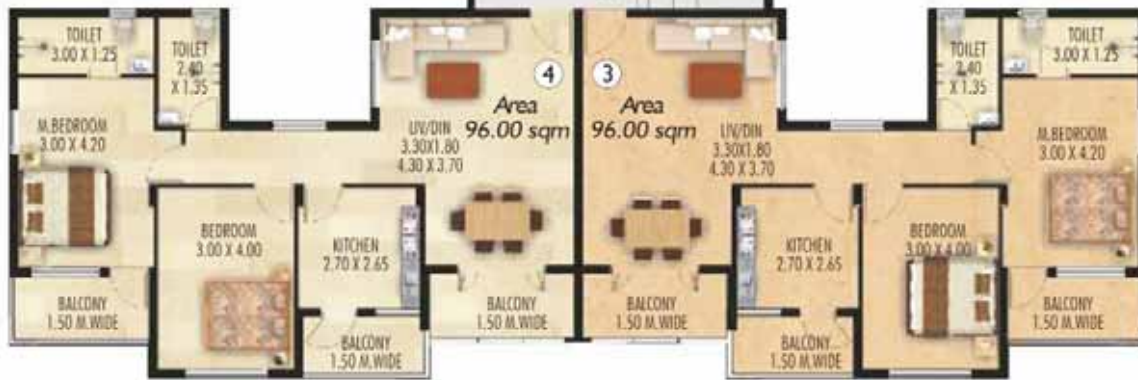


## Layout Plan

### BUILDING B



TYPICAL UPPER GROUND FIRST, SECOND, THIRD & FOURTH FLOOR PLAN



## Typical Floor Plan

## Apartment Type, Size

Type	Size (sq. Ft)
3 BHK	121
2 BHK	96

### Developer

Nanu Estates Pvt. Ltd, earlier known as Sapana Real Estate, is a division of Nanu Enterprises established in 1972. Engaged in construction of residential and commercial complexes and development of plots in all major cities and surrounding towns of Goa. The group has constructed approx. 30 residential and commercial complexes till date. Their portfolio of important projects include Sapana Garden, Porvorim, Sapana Residency, Colva, Sapana Valley, Sapana Berrier, Margao, Sapana Plaza, Margao, Sapana Village, Mapusa, Sapana Whispering palms, Sapana Sapphire, Sapana Hillcrest, Sapana Palmeiras, Sapana Orchid, Sapana Woods, Sapana Habitat etc.

### Booking & Payment

Booking can be made in FEW EASY STEPS.

1. Identify your apartment: Our Property Advisor will assist you with full details of the project, viz Floor Plan, Application Form, Cost Break Up, Payment Schedule and other details.
2. Fill up the Application Form and send the same to our nearest office along with the payment of 10% of booking amount. Rest as per payment plan. You can also opt for easy installment scheme and book you property.
3. Upon clearing of the cheque you will be sent the Money Receipt, Sale Agreement/Allotment letter.  
Cheques/Drafts to be issued in favor of developer  
If you require site visit by friend or relative, it can be arranged within 24 hours  
Home finance options are available from leading banks.

CALL or send ENQUIRY and our property advisor are available 24x7 to answer your queries and assist you in booking of your property.

NOTES: The developer reserves the right to alter/enhance the above mentioned additional expenses. The amount mentioned here are indicative.