



PRARTHANA
UMA HILLS

EXPERIENCE THE LIFE OF
UTMOST COMFORT

A NEW BEGINNING

Prarthana Uma Hills stands as a beacon of modern living, seamlessly blending residential comfort with commercial convenience. Nestled amidst the serene Hills of Ranchi, this project offers a harmonious balance between tranquil surroundings and urban accessibility.

Strategically located, Prarthana Uma Hills ensures easy access to essential conveniences such as shopping complexes, educational institutions, and healthcare facilities, making it an ideal choice for families and professionals alike. Whether you seek a serene residential haven or a dynamic commercial space, our project caters to your every need with utmost sophistication and convenience.

In essence, Prarthana Uma Hills epitomizes modern urban living, offering a harmonious blend of residential tranquility and commercial vibrancy amidst the picturesque landscape.



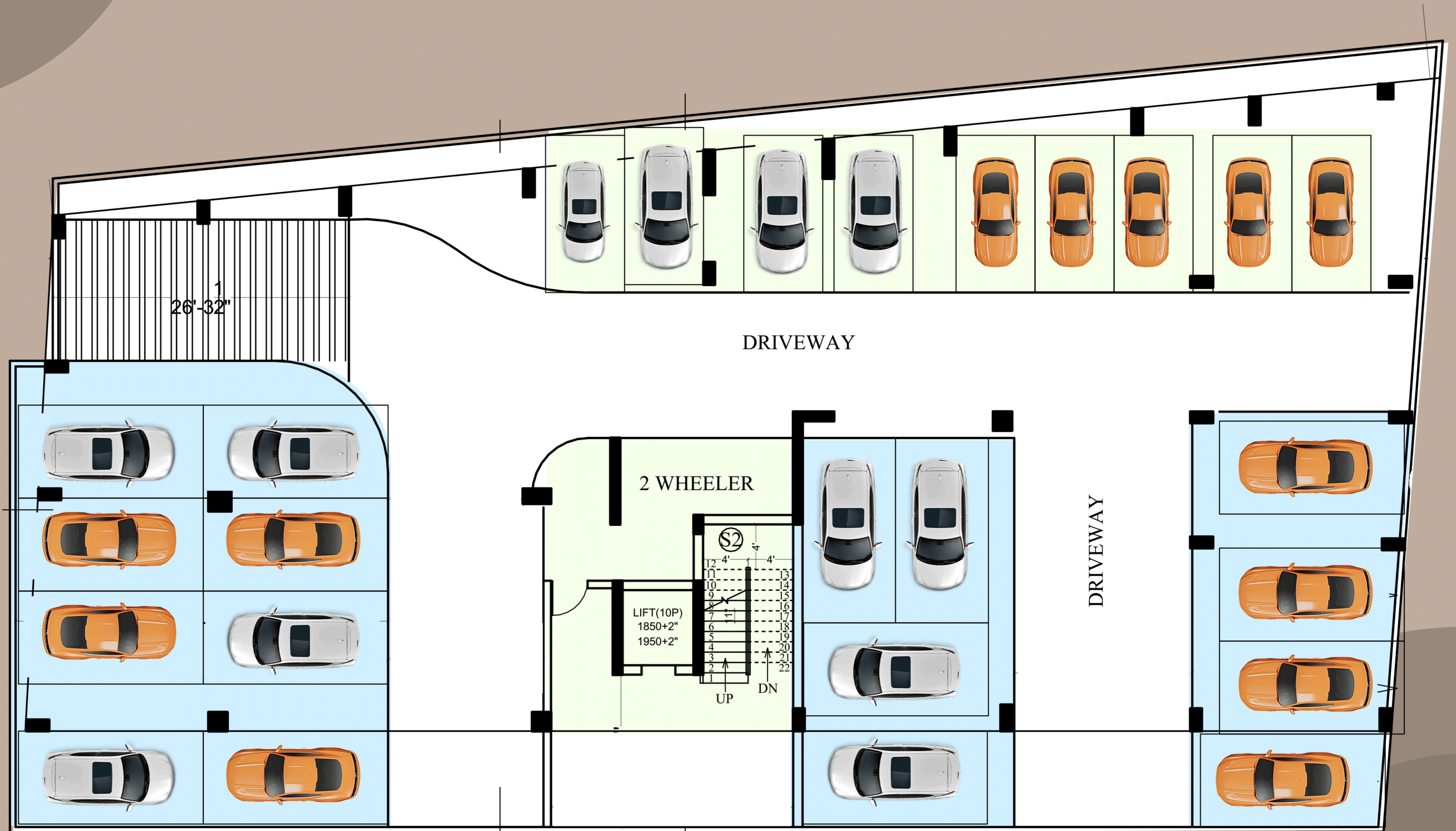
DISCOVER THE KEY TO YOUR
DREAM HOME WITH US



PRARTHANA UMA HILLS

Site Address - Chiraundi, Morabadi

BASEMENT PLAN



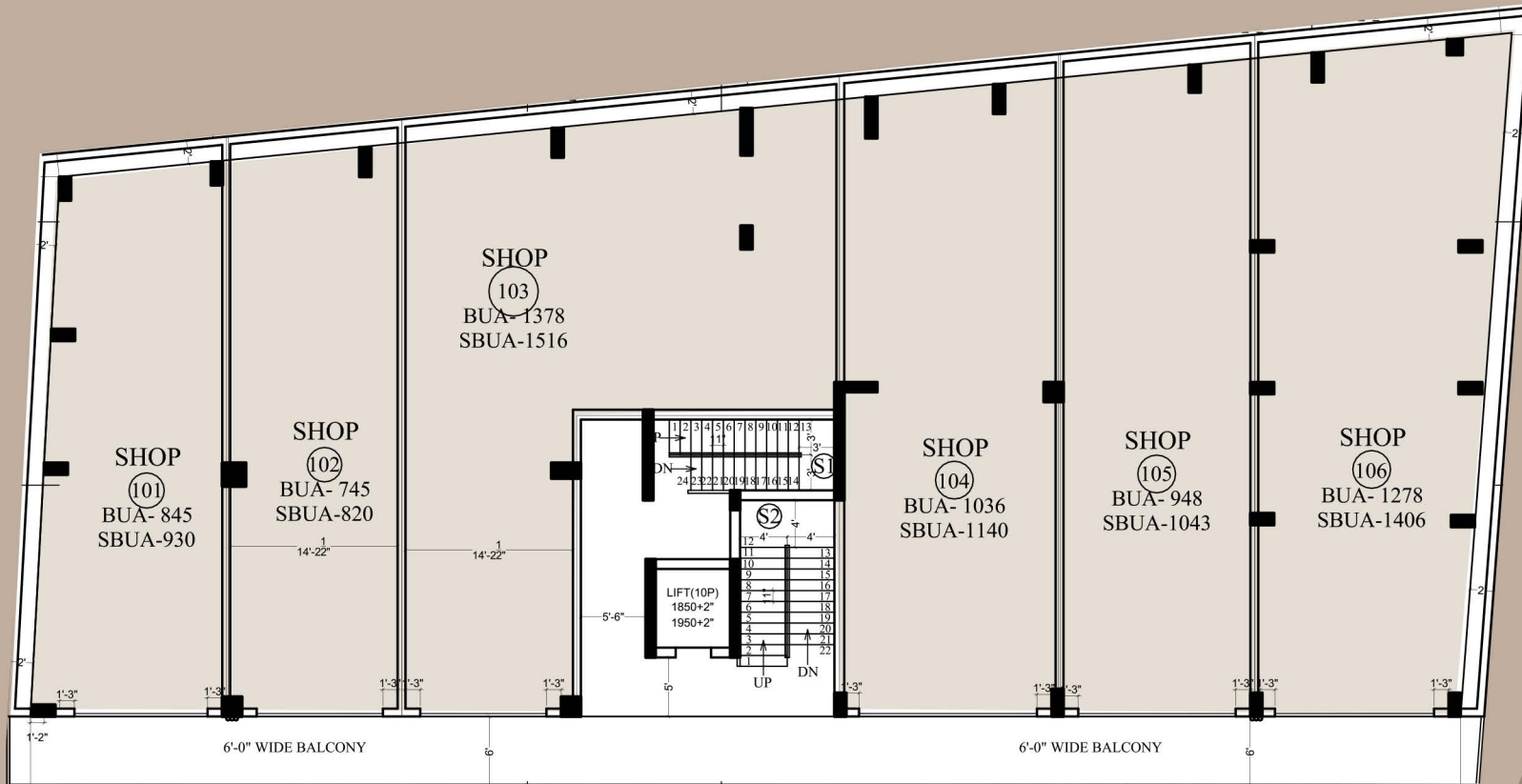
GROUND PLAN

Shops	1	2	3	3A	4	5	6
BUA	717	715	730	575	997	915	1120
SBUA	790	787	803	633	1097	1007	1235



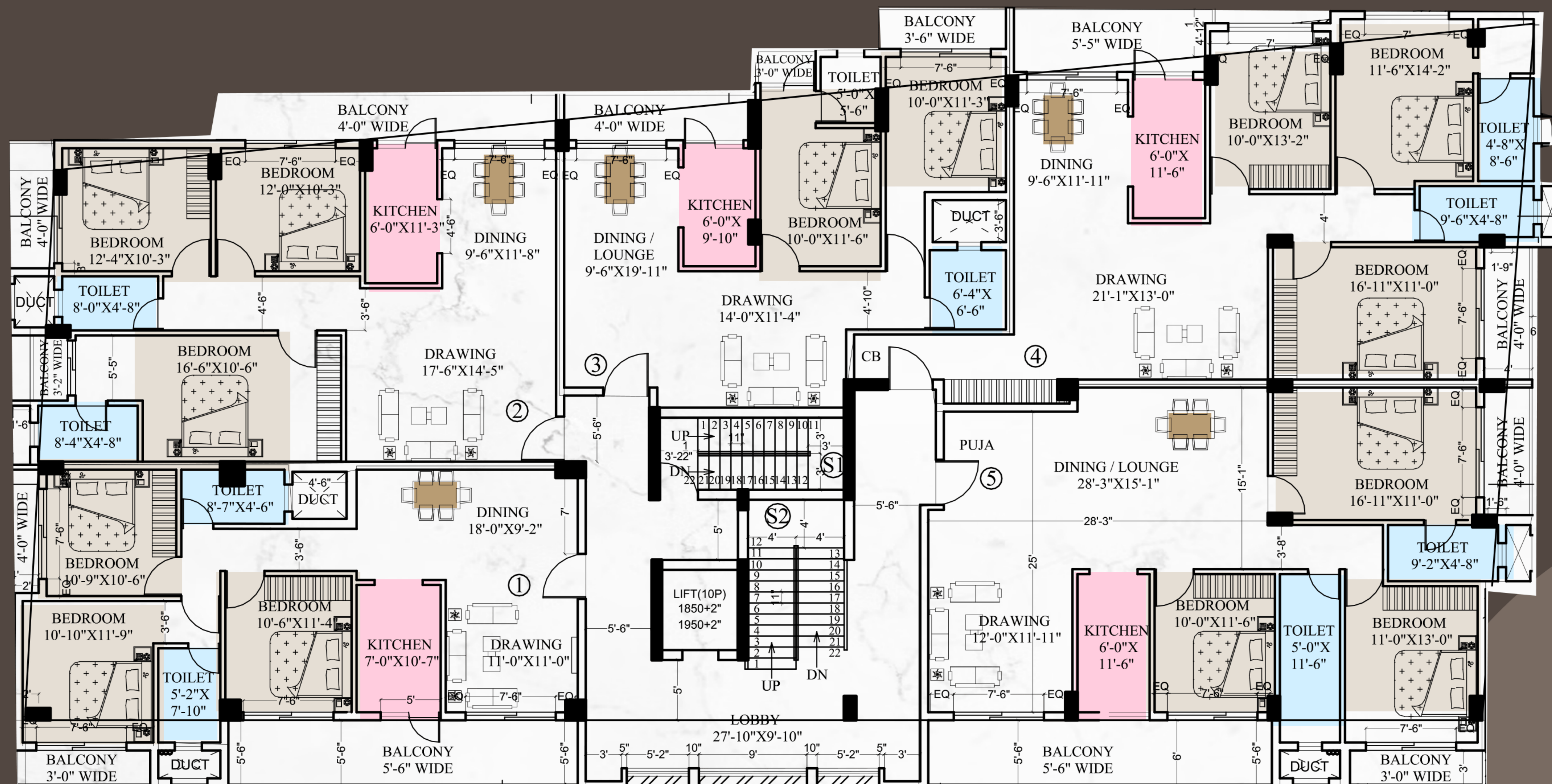
1ST FLOOR PLAN

First Floor		
Shop No	Builtup Area	Total Area
101	845	930
102	745	820
103	1378	1516
104	1036	1140
105	948	1043
106	1278	1406



2ND, 3RD & 4TH FLOOR PLAN

2nd, 3rd & 4th Floor		
Flat No	Builtup Area	Total Area
1	1251	1501
2	1325	1590
3	1010	1212
4	1451	1741
5	1585	1902



SPECIFICATION & ATTRACTIONS



Foundation & Structure

Earthquake Resistant RCC frame structure made of Branded PSC/PPC cement and Branded TMT.
Brick: Autoclaved Aerated Concrete Blocks.

Doors

Main Door: Flush door in Laminate finish with Wooden door frame.
Rest Doors: Flush Door with Wooden door frame & Motorize Lock

Windows

UPVC Sliding windows with mesh.

Flooring (Internal)

Bedroom

Master Bedroom

Wooden Design Vitrified Tiles 48"x24"

Rest Bedrooms

Digital Vitrified Tiles 48"x24"

Living Space

Family Sitting

Digital Vitrified Tiles 48"x24"

Toilets

Designer Wall tiles up to 7ft with Anti Skid Floor Tiles. Branded Sanitary ware & CP fittings (Kohler & Jaguar) with CPVC hot & cold water pipeline

Balcony

Anti Skid Floor Tiles.

Kitchen

Dado 2ft with Granite/Composite Marble cooking platform with SS sink. Provisioning for chimney, water filter, refrigerator and geyser points with CPVC hot & cold water pipeline

SPECIFICATION & ATTRACTIONS



Flooring (External)

Lobby & Stair

Granite Slabs

Basement/Parking

Heavy Duty Parking Tiles

Electrification

Concealed copper electrical anti flammable wiring (KEI/Polycab or equivalent) with sufficient light and power point. Modular Switches & sockets (Schneider, GM, Gold medal or equivalent) with the provision of TV, Telephone, DTH and AC point in the Living Space and All Bedrooms.

Wall Finish

Common Area walls Plastic paint over POP. Internal walls finish with POP in ceiling and wall. External walls finish with Texture & Acrylic Weather proof Paint (Asian/ Dulex/ Nerolac or equivalent)

Common Facilities

Generator

Sound Proof (Soundless) Genset (Kohler/ Kirloskar) with 1 KVA load for each Flat Common areas, Passage area, lift & parking.

Water

24 hour water supply through overhead tank from deep tube well boring with Water filtration Plant.

Security

EPABX connecting all flats with main entrance of the building. CC TV cameras covering common areas at Ground floor.

Lift

Automatic Lift with ARD of Schindler/ OTIS/ Kone.

Fire Fighting

As per Norms of Department of fire, Jharkhand

Vastu Compliance

Best Possible as per Architect.



PRARTHANA GROUP

601, Modi Heights Phase –II , Opp All India Radio, Ratu Road, Ranchi - 834 001, Jharkhand.

Contact : 97719 20444, 79799 31170 | Email : prarthanaestates@gmail.com

Website : www.prarthanagroup.in

ARCHITECTS

RAJIV CHADDA

Chadda & Associates
Kadru, Ranchi

SITE ADDRESS

Chiraundi, Morabadi, Ranchi, Jharkhand - 834009

97719 20444, 79799 31170