

**Phoenix city**  
Phase-1

**PHOENIX**

ESTATE INTERNATIONAL PVT.LTD



16 'Phoenix Tower' Lokmat Sq. Ramdas Peth, Wardha Road,  
Nagpur-10, [www.phoenixinfra.com](http://www.phoenixinfra.com)

# ABOUT PHOENIX CITY PHASE-1 (KALDONGRI)



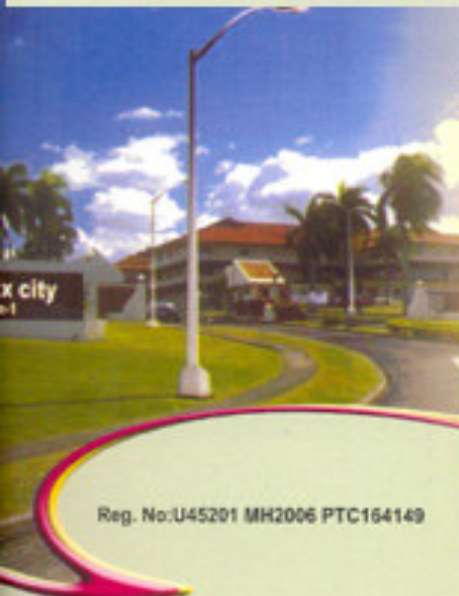
North  
Layout Plan  
Scale 1:1000

- A: Decentralised North in the Street gear
  - B: Garden
  - C: Temple
  - D: Public School
  - E: Water Tank, club house, swimming pool, Gymnasium
  - F: Jain Ayurvedic research centre
  - G: Hospital Ayurvedic research centre
  - H: Mangal Siddhagruha
  - I: Meditation centre
- Geographical Details**
- 100' around the layout
  - Water is under it feet from the Ground
  - Cool Climate
  - 300' water above the Sea Level
- Weather**
- Weather is a dry or mildly humid climate because it is located far away from the sea, in the far centre of Peninsula India.

TRUTH IS OUR ORNAMENT.

Sr No	Plot No	Size (m <sup>2</sup> )	Area (in fact)	Tangs Less	Area (in fact)	No. Of Plot	Total Area (in fact)	Sr No	Plot No	Size (m <sup>2</sup> )	Area (in fact)	Tangs Less	Area (in fact)	No. Of Plot	Total Area (in fact)	Sr No	Plot No	Size (m <sup>2</sup> )	Area (in fact)
31	31	12/17.25-12.85x25.75	535.82	-	535.82	1	535.82	49	125 147	10.50x16.00	168.00	4.35	163.65	2	327.30	93	288	18.00x30.00	540.00
32	32	12/16.67-13.00x28.00	624.69	8.22	596.67	1	596.67	50	146 155	17.50x19.00	332.50	12.83	319.67	2	639.14	94	296	10.00x15.00	150.00
33	33	12/37.60-37.70x19.00	715.35	8.22	707.13	1	707.13	51	149 TO 154	16.00x19.00	304.00	-	304.00	6	1824.00	95	297 TO 301	10.00x15.00	150.00
34	34	12/37.50-37.80x19.00	713.45	-	713.45	1	713.45	52	156	15.00x25.00	390.00	12.83	377.17	1	377.17	96	302	12/10.80-11.80x19.00	171.00
35	35	12/37.40-37.50x19.00	711.55	-	711.55	1	711.55	53	157 TO 161	14.50x25.00	372.50	-	372.50	5	1862.50	97	303	12/17.00-14.50x19.00	253.00
36	36	12/37.30-37.40x19.00	709.65	-	709.65	1	709.65	54	162	16.95x25.00	442.70	12.83	429.87	5	2149.35	98	304 TO 307	10.00x15.00	150.00
37	37	12/37.20-37.30x19.00	707.75	-	707.75	1	707.75	55	163	12/15.85-12.45x19.00	226.40	4.35	222.05	1	222.05	270 TO 273			
38	38	12/36.40-37.20x19.00	698.20	-	698.20	1	698.20	56	164 TO 171	10.00x16.00	160.00	-	160.00	23	3680.00	276 TO 279			
39	39	12/35.36-36.40x19.00	691.72	-	691.72	1	691.72	174 TO 181								99	308	10.00x15.00	150.00
40	40	12/34.35-35.30x19.00	682.24	-	682.24	1	682.24	184 TO 190								100	309	11.00x16.00	176.00
41	41	12/33.30-34.25x19.00	642.67	-	642.67	1	642.67	172	12/13.15-16.00x4.00	186.78	-	186.78	1	186.78	101	314	12/12.00-14.45x16.00	172.00	
42	42	12/32.25-33.20x19.00	623.01	-	623.01	1	623.01	8.00x16.00								102	315	12/19.45-16.80x16.00	261.00
43	43	12/31.25-32.20x19.00	603.53	-	603.53	1	603.53	12/7.00-13.85x16.00	165.20	-	165.20	1	165.20	103	316	12/19.45-16.80x16.00	261.00		
44	44	12/30.25-31.20x19.00	584.05	-	584.05	1	584.05	12/12.25-14.85x16.00	198.40	4.35	194.05	1	194.05	104	317	13.00x22.00	286.00		
45	45	25.50x21.00	535.50	-	535.50	3	1606.50	12/15.95-12.25x16.00	225.60	4.35	221.25	1	221.25	104	281,285	13.00x22.00	286.00		
46	46	25.50x21.00	535.50	10.88	524.62	1	524.62	12/17.00-16.25x16.00	218.80	-	218.80	1	218.80	104	281 TO 286	13.00x22.00	286.00		
47	47	25.50x22.00	561.00	10.88	550.12	1	550.12	12/26.25-24.80x16.10	461.08	12.83	448.25	1	448.25	105	287,288	13.00x22.00	286.00		
48	48	25.50x22.00	561.00	-	561.00	6	3366.00	12/24.80-23.80x16.10	429.87	-	429.87	1	429.87	106	286 TO 294	25.00x19.00	475.00		
49	49	25.50x22.00	561.00	19.48	541.52	1	541.52	12/22.00-21.15x16.10	398.65	-	398.65	1	398.65	107	287 TO 300	25.00x19.00	475.00		
50	50	25.50x22.00	561.00	10.88	550.12	1	550.12	23.25x21.15	491.73	12.83	478.90	1	478.90	108	301	25.00x19.00	475.00		
51	51	25.50x22.00	561.00	4.35	556.65	1	556.65	25.00x20.00	500.00	10.88	499.12	1	499.12	109	302	25.00x19.00	475.00		
52	52	25.50x21.00	540.00	4.35	535.65	1	535.65	25.00 X 20.00	500.00	-	-	14	7000.00	110	303	25.00x19.00	475.00		
53	53	12/17.65-17.80x25.45	513.24	-	513.24	1	513.24	201 TO 206								111	306	25.00x19.00	475.00
54	54	12/17.65-18.25x25.25	250.82	-	250.82		1293.82	208 TO 212								112	307	25.00x19.00	475.00
55	55	25.25x10.00	252.50	-	252.50	6	1515.00	215,216								113	308 TO 311	25.00x19.00	475.00
56	56	25.25x10.00	252.50	-	252.50	6	1515.00	196	25.00x20.00	500.00	12.82	487.18	1	487.18	114	312	25.00x19.00	475.00	
57	57	25.25x10.00	252.50	4.35	248.15	2	496.30	200	25.00x23.10	577.50	12.82	564.68	1	564.68	115	313	25.00x19.00	475.00	
58	58	12/29.20-12.75x25.25	222.24	-	222.24	1	222.24	206	25.00x23.10	577.50	17.42	560.08	1	560.08	116	314 TO 317	25.00x19.00	475.00	
59	59	12/13.85-16.80x25.25	300.20	-	300.20	1	300.20	207	25.00x23.10	577.50	10.88	566.62	1	566.62	117	318 TO 319	25.00x19.00	475.00	
60	60	25.25x11.00	277.75	-	277.75	4	1111.00	213	25.00x23.10	577.50	6.05	571.45	1	571.45	118	320	25.00x19.00	475.00	
61	61	25.25x11.00	277.75	4.35	273.40	2	546.80	214	25.00x20.00	500.00	6.05	493.95	1	493.95	119	321	25.00x19.00	475.00	
62	62	12/8.40-13.05x25.25	217.18	-	217.18	1	217.18	217	25.00x20.00	500.00	4.35	495.65	1	495.65	120	322	25.00x19.00	475.00	
63	63	12/10.20-14.15x16.00	194.80	-	194.80	1	194.80	218	10.00x16.00	160.00	4.35	155.65	1	155.65	121	323	25.00x19.00	475.00	
64	64	16.00x10.00	160.00	-	160.00	32	5120.00	219 TO 226	10.00x16.00	160.00	-	160.00	20	3200.00	122	324	25.00x19.00	475.00	
65	65	16.00x10.00	160.00	-	160.00	32	5120.00	221 TO 240								123	325	25.00x19.00	475.00
66	66	16.00x10.00	160.00	4.35	155.65	2	311.30	229	12/11.60-10.80x16.00	177.60	-	177.60	1	177.60	124	326	12/4.80-14.30x23.25	326.00	
67	67	12/16.55-26.15x16.00	260.80	-	260.80	1	260.80	230	12/16.60-16.80x16.00	161.60	-	161.60	1	161.60	125	327	12/23.35-23.45x16.00	257.00	
68	68	16.00x10.00	160.00	4.35	155.65	2	311.30	241	10.00x16.00	160.00	6.05	153.95	1	153.95	126	328	12/23.40-23.50x16.00	257.00	
69	69	16.00x10.00	160.00	4.35	155.65	2	311.30	242	12/14.95-13.40x28.25	430.44	-	430.44	1	430.44	127	329	12/23.40-23.50x16.00	257.00	
70	70	12/33.55-13.10x16.00	373.20	-	373.20	1	373.20	243	12/22.35-22.70x10.00	225.25	-	225.25	1	225.25	128	330	12/23.50-23.55x16.00	257.00	
71	71	12/34.00-13.55x16.00	226.40	-	226.40	1	226.40	244	12/21.95-22.35x10.00	221.50	-	221.50	1	221.50	129	331	12/23.50-23.55x16.00	257.00	
72	72	16.00x10.00	160.00	4.35	155.65	1	155.65	245	12/21.35-21.95x10.00	218.50	-	218.50	1	218.50	130	332	12/23.55-23.60x16.00	257.00	
73	73	16.00x10.00	160.00	4.35	155.65	1	155.65	246	12/20.85-21.35x10.00	210.00	-	210.00	1	210.00	131	333	12/23.60-23.70x16.00	257.00	
74	74	12/7.35-14.40x16.00	174.00	4.35	169.65	1	169.65	247	12/19.95-20.65x10.00	203.00	-	203.00	1	203.00	132	334	12/23.70-23.75x16.00	257.00	
75	75	12/13.65-16.30x16.00	173.20	-	173.20	1	173.20	248	12/19.25-19.95x10.00	196.65	-	196.65	1	196.65	133	335	12/23.75-23.85x16.00	257.00	
76	76	16.00x7.75	124.00	-	124.00	11	1364.00	249	12/18.50-19.20x10.00	188.60	-	188.60	1	188.60	134	336	12/23.85-23.90x16.00	257.00	
77	77	12/2.85-17.80x16.00	165.20	-	165.20	11	1817.20	250	12/17.80-18.50x10.00	181.50	-	181.50	1	181.50	135	337	12/23.90-24.00x16.00	257.00	
78	78	12/13.85-19.40x16.00	286.00	-	286.00	1	286.00	251	12/17.25-17.80x7.84	353.36	6.05	347.31	1	347.31	136	338	12/24.00-24.05x16.00	257.00	
79	79	16.00x10.00	160.00	-	160.00	34	5440.00	12.50x17.25								137	339	12/24.05-24.10x16.00	257.00
80	80	12/12.50-12.87x16.00	198.00	-	198.00	1	198.00	12/12.50-12.87x16.00	198.00	-	198.00	1	198.00	138	340	12/24.10-24.20x16.00	257.00		
81	81	12/8.87-9.22x5.13	175.96	-	175.96	1	175.96	12/8.87-9.22x5.13	175.96	-	175.96	1	175.96	139	341	12/11.00-11.50x24.20	341.00		
82	82	12/8.87-9.22x5.13	175.96	-	175.96	1	175.96	12/8.87-9.22x5.13	175.96	-	175.96	1	175.96	140	342	12/11.00-11.50x24.20	341.00		
83	83	16.00x10.00	160.00	-	160.00	1	160.00	16.00x10.00	160.00	-	160.00	1	160.00	141	343	12/11.00-11.50x24.20	341.00		

# ABOUT PHOENIX CITY PHASE-1 (KALDONGRI)



Reg. No:U45201 MH2006 PTC164149



Sr. No.	Plot No.	Size (sqm)	Area (sqm)	Range	Area (sqm)	No. of Plots	Total Area (sqm)	Sr. No.	Plot No.	Size (sqm)	Area (sqm)	Range	Area (sqm)	No. of Plots
136	345,346	10.00x16.00	160.00			30	4800.00	184	473	1/2(15.70+14.53)x15.66	236.70	8.22	228.48	1
	348 to 365							185	474	1/2(15.65+16.45)x10.00	160.50	-	160.50	1
	368 to 385							186	475	1/2(16.45+16.92)x10.00	166.85	-	166.85	1
	371 to 376							187	476	1/2(18.92+17.25)x10.00	170.85	-	170.85	1
	379 to 384							188	477	1/2(17.25+17.57)x10.00	174.10	-	174.10	1
137	347,367	11.00x16.00	176.00	4.35	171.65	2	343.30	189	478	1/2(17.57+17.90)x10.00	177.35	-	177.35	1
138	348,366	12.00x16.00	192.00	4.35	155.65	2	311.30	190	479	1/2(17.90+18.23)x10.00	180.65	-	180.65	1
139	356	1/2(12.80+19.05)x16.00	254.80	-	254.80	1	254.80	191	480	1/2(18.23+18.56)x10.00	183.95	-	183.95	1
140	357	1/2(9.05+17.40)x16.00	211.16	-	211.16	1	211.16	192	481	1/2(18.56+18.90)x10.00	187.30	-	187.30	1
141	369	1/2(18.75+16.47)x16.00	281.76	-	281.76	1	281.76	193	482	1/2(18.90+19.21)x10.00	190.55	-	190.55	1
142	370	1/2(13.05+19.77)x16.00	190.56	-	190.56	1	190.56	194	483	1/2(19.21+19.55)x10.00	193.80	-	193.80	1
143	377, 378	10.50x16.00	168.00	4.35	163.65	2	327.30	195	484	1/2(19.55+19.87)x10.00	197.10	-	197.10	1
144	385	1/2(10.77+8.50)x16.00	154.16	-	154.16	1	154.16	196	485	1/2(19.87+20.20)x10.00	200.35	-	200.35	1
145	386	1/2(16.00+17.17)x10.50	174.14	6.08	168.06	1	168.06	197	486	1/2(8.15+8.13)x10.00	172.56	-	172.56	1
146	387 to 391	10.50x16.00	168.00	-	168.00	10	1680.00	198	487	1/2(17.57+16.18)x11.00	185.62	4.35	181.27	1
	394 to 398							199	488	1/2(15.05+13.05)x11.00	224.80	4.35	220.45	1
147	392,393	11.51x16.00	184.16	6.08	178.11	2	356.22	200	489x500	1000x16.00	160.00	-	-	24
148	399	1/2(16.00+14.75)x10.50	161.43	6.08	155.38	1	155.38		503x514					
149	400	1/2(9.95+11.22)x22.55	238.89	4.35	234.34	1	234.34	201	501	1/2(13.84+12.61)x16.00	211.60	8.22	203.38	1
150	401	1/2(15.16+15.25)x11.00	167.25	-	167.25	1	167.25	202	502	1/2(12.61+11.37)x16.00	191.94	8.22	183.62	1
151	402	1/2(15.25+15.32)x11.00	168.13	-	168.13	1	168.13	203	515	1/2(13.05+11.02)x16.00	192.56	6.22	186.51	1
152	403	1/2(15.32+15.40)x11.00	168.96	-	168.96	1	168.96	204	516	1/2(11.51+10.69)x15.00	166.50	-	166.50	1
153	404	1/2(15.40+15.48)x11.00	169.84	-	169.84	1	169.84	205	517x519	15.00x10.50	157.50	-	157.50	11
154	405	1/2(15.48+15.55)x11.00	170.66	-	170.66	1	170.66		522x525					
155	406	1/2(15.55+15.65)x11.00	171.60	-	171.60	1	171.60		528x531					
156	407	1/2(15.65+15.73)x11.00	172.59	-	172.59	1	172.59	206	520	1/2(11.00+12.51)x15.00	176.32	6.05	170.27	1
157	408	1/2(15.73+15.81)x11.00	173.47	-	173.47	1	173.47	207	521	1/2(11.45+9.94)x15.00	160.42	6.05	154.34	1
158	409	1/2(15.81+15.89)x11.00	174.35	-	174.35	1	174.35	208	526	1/2(9.50+11.89)x15.00	160.42	-	160.42	1
159	410	1/2(15.89+15.89)x11.00	175.23	-	175.23	1	175.23	209	527	1/2(9.09+11.39)x15.00	152.92	-	152.92	1
160	411	1/2(15.87+16.05)x11.00	176.11	-	176.11	1	176.11	210	532	1/2(12.83+11.31)x15.00	181.05	-	181.05	1
161	412	1/2(16.05+16.13)x11.00	176.99	8.22	168.77	1	168.77	211	533	1/2(11.00+12.51)x15.00	176.32	-	176.32	1
162	413	1/2(13.87+12.10)x15.90	194.77	4.35	190.42	1	190.42	212	534x538	15.00x11.00	165.00	-	165.00	3
163	414 to 424	1100x1500	165.00	-	165.00	22	3630.00	213	537	1/2(10.69+9.86)x15.00	154.12	-	154.12	1
	427 to 437							214	538	1/2(9.72+7.45)x18.82	161.56	-	161.56	1
164	425	11.00x15.00	165.00	8.22	158.78	1	158.78	215	539	1/2(14.40+14.07)x11.00	156.58	-	156.58	1
165	426	11.00x15.00	165.00	9.92	155.08	1	155.08	216	540	1/2(14.80+14.40)x11.00	160.60	-	160.60	1
166	438	1/2(12.10+10.34)x15.90	168.30	6.05	162.25	1	162.25	217	541	1/2(15.20+14.80)x11.00	165.00	-	165.00	1
167	439	1/2(18.93+17.28)x14.00	253.47	6.05	247.42	1	247.42	218	542	1/2(15.58+15.20)x11.00	169.29	-	169.29	1
168	440 to 448	12.00x14.00	168.00	-	168.00	18	3024.00	219	543	1/2(15.97+15.58)x11.00	173.52	-	173.52	1
	451 to 459							220	544	1/2(16.36+15.97)x11.00	177.81	-	177.81	1
169	449	14.00x14.00	196.00	9.92	186.08	1	186.08	221	545	1/2(16.75+16.36)x11.00	182.10	-	182.10	1
170	450	14.00x14.00	196.00	8.22	187.78	1	187.78	222	546	1/2(17.14+16.75)x11.00	186.39	-	186.39	1
171	450	1/2(17.28+15.63)x14.00	230.37	4.35	226.02	1	226.02	223	547	1/2(17.53+17.14)x11.00	190.68	-	190.68	1
172	461	1/2(9.98+8.77)x21.16	198.37	4.35	194.02	1	194.02	224	548	1/2(15.42+17.53)x11.00	181.22	-	181.22	1
173	462	1/2(9.10+9.46)x19.17	177.89	-	177.89	1	177.89	225	549	1/2(21.21+11.06)x11.00	155.29	-	155.29	1
174	463	1/2(20.56+19.00)x10.00	197.80	-	197.80	1	197.80	226	550	1/2(21.00+23.25)x22.00	486.75	-	486.75	1
175	464	1/2(19.00+17.58)x10.00	182.90	-	182.90	1	182.90	227	551	1/2(18.55+21.00)x24.00	474.60	-	474.60	1
176	465	1/2(17.58+16.10)x10.00	166.40	-	166.40	1	166.40							
177	466	1/2(16.10+14.61)x10.00	153.55	-	153.55	1	153.55							
178	467	1/2(14.61+12.95)x12.00	165.36	-	165.36	1	165.36							
179	468	1/2(12.95+12.93)x13.00	168.22	-	168.22	1	168.22							
180	469	1/2(12.93+12.92)x13.00	168.02	-	168.02	1	168.02							
181	470	1/2(12.92+12.91)x13.00	167.86	-	167.86	1	167.86							
182	471	1/2(12.91+12.89)x13.00	167.44	-	167.44	1	167.44							
183	472	1/2(12.85+12.74)x14.00	179.13	8.22	170.91	1	170.91							



Office  
Near Wadhwa School, Anand Nagar, Telibudhia Talab, Raipur (C.G.)  
S.117, 118, Connaught Place, Bund Garden Road, Pune  
Kalyan, Near Depot, Railway Station Road Anandvi 0712-2960002  
334-Orbit Mall A-B, Road Indore (M.P.)  
Chandrapur, Nashik.

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