



TAPOVAN GREENS

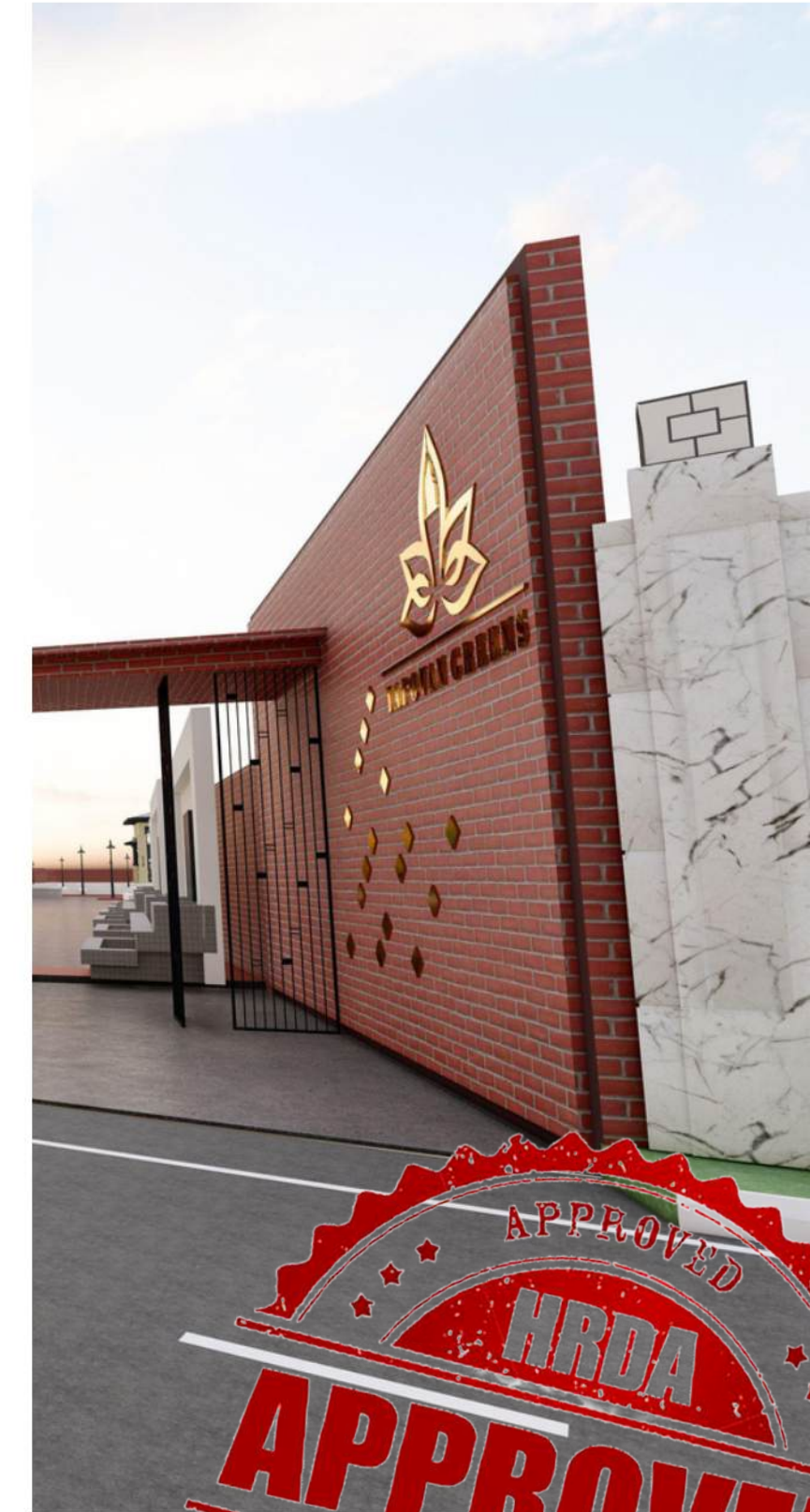


ABOUT US

Welcome To TAPOVAN GREENS

Welcome to Tapovan Greens Nestled amidst lavish greenery and serene surroundings, Tapovan Greens offers a lifestyle that blends modern luxury with divine tranquility. Just 18 minutes from Har Ki Pauri, this exclusive residential haven is designed to provide you with peace, comfort, and spiritual harmony.

Experience the elegance of thoughtfully planned luxury apartments, surrounded by lush landscapes and a spiritual aura that rejuvenates your soul. Tapovan Greens isn't just a home—it's a sanctuary where nature, luxury, and divinity come together.





WHY CHOOSE TAPOVAN GREENS ?

Our Expertise

- 50 Ft Wide Roads – The only project in Haridwar offering grand 50 ft internal roads for a smooth and spacious living experience.
- Highway Touching Property – Enjoy seamless connectivity to all major landmarks, ensuring effortless travel and accessibility.
- Modern Luxurious Amenities – Experience the perfect blend of nature and luxury with world-class facilities crafted for your comfort
- Prime Location – Just 18 minutes from Har Ki Pauri, offering a divine and peaceful environment surrounded by lush greenery.



CHOOSE YOUR OWN HOME FOR MODERN LIVING



Exterior



Interior

LUXURY MODERN 1&2 BHK APARTMENT

Secure Premium Living – A gated community designed to offer peace of mind and a high standard of living for your family.

Modern Luxurious Amenities – Experience the perfect blend of nature and luxury with world-class facilities crafted for your comfort and convenience.





PRIME LOCATION ADVANTAGES

- Project Located Bang on NH-334 (Delhi to Haridwar Highway)
- Hotel Hyatt Place, Haridwar – 5 Minutes Drive
- Har ki Pauri – 18 Minutes drive
- Patanjali Yogpeeth - 5 Minutes drive
- IIT Roorkee – 7 Km drive.
- Quadra Institute Of Medical Sciences – 300 Mtr
- COER University (Engineering & MBBS) – 500 Mtr
- RTO Office – 300 Mtr
- GD Goenka School – 05 minutes drive
- Maxwell Hospital – 3 Minutes drive
- Jolly Grant Airport – 40 Minutes drive





FIND OUT OUR PREMIUM AMENITIES

- Gated Society with grand entrance of 50ft road
- 50ft wide internal road
- Security 24X7 & CCTV Surveillance
- Water Fountain, Street Lights & STP Plant
- Divine Temple in Society
- Club House
- Swimming Pool
- Kids Play Area
- Meditation/Yoga Hall
- Conference Hall
- Restaurant
- Land Area 34 Bigha
- Vastu Compliant Layouts



PRICE LIST

LAUNCHED PRICE (1 BHK)	42 Lacs	ROI After Possession 6% Per Annum with Assured Rental
LAUNCHED PRICE (2 BHK)	62 Lacs	ROI After Possession 6% Per Annum with Assured Rental
LAUNCHED PRICE (VILLA)	1.25 Cr	ROI After Possession 6% Per Annum with Assured Rental
LAUNCHED PRICE (PLOT)	5800 Per Sq.Ft	BuyBack Return 12% Per Annum After 18 Months

Cheque in Favour of TAPOBANGREEN HABITAT LLP



PAYMENT PLAN

For Plot

At the time of EOI	10%
At the time of HRDA Approval	15%
At the time of RERA Approval	10%
At the time of Plotting Sewage	10%
At the time of Water Work	10%
At the time of Electrical Work	10%
At the Completion of G1 & G2 Road	10%
At the time of Registry	25%

Cheque in Favour of TAPOBANGREEN HABITAT LLP



PAYMENT PLAN For Flats

At the time of EOI	10%
At the time of HRDA Approval	15%
At the time of RERA with Foundation	10%
At the Completion of Stilt Parking	10%
At the time of 1st Floor Slab	10%
At the time of 2nd Floor Slab	10%
At the time of 3rd Floor Slab	10%
At the time of 4th Floor Slab	10%
At the Completion of Interior Work	10%
At the time of Final Possession Handover	5%

Cheque in Favour of TAPOBANGREEN HABITAT LLP



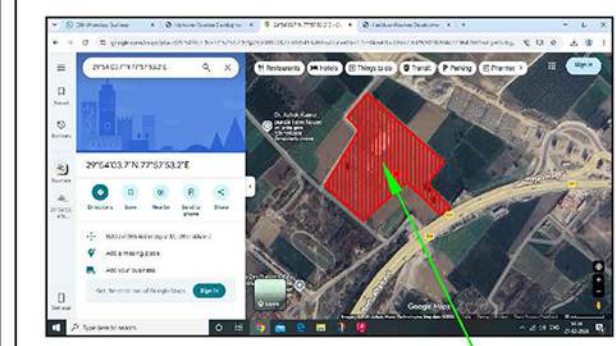
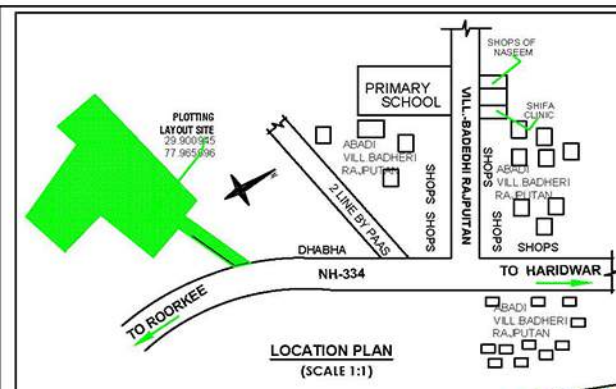


SITE



SITE LAYOUT

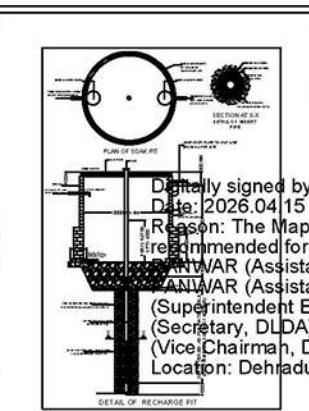




GOOGLE MAP
29.901224, 77.964562

AREA CHART

TOTAL PLOT AREA (AS PER DEED) = 24003.00 SQ.M.
 TOTAL PLOT AREA (AS PER SITE) = 23508.00 SQ.M.
 1. AREA FOR LAYOUT = 23508.00 SQ.M.
 2. NO. OF E.W.S. = $\frac{13209.00}{150} \times 15\%$ OF TOTAL PLOT = 13.20 SAY 14 E.W.S.
 3. AREA UNDER PLOTS = 11453.00 SQ.M. (48.71 %)
 4. AREA UNDER COMMERCIAL = 1756.00 SQ.M. (7.46 %)
 5. AREA UNDER GREENARY = 2374.00 SQ.M. (10.08 %)
 6. AREA UNDER ROADS = 7936.00 SQ.M. (33.75 %)
 7. NOT PROPOSED E.W.S. AND PAY SHELTER FUND FOR E.W.S.
 8. DENSITY 300/HECTARE = $\frac{300 \times 23508}{10000} = 705.24$ PLOTS

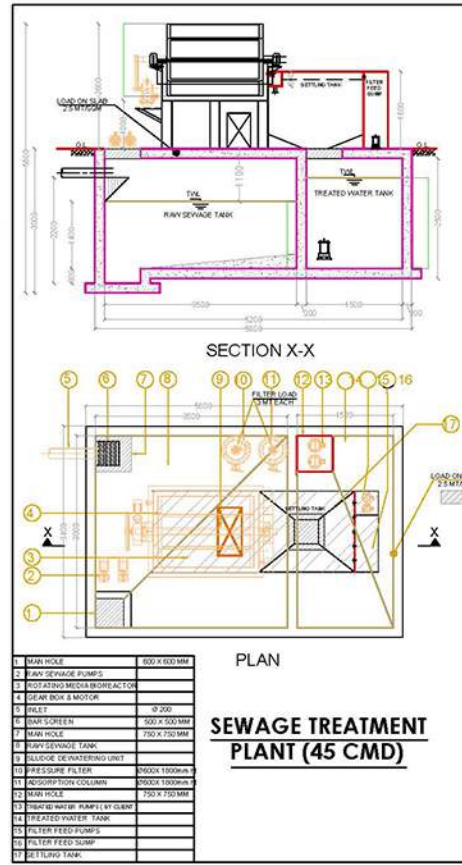


SITE PLAN SHEET NO - 1

Digitally signed by MANISH KUMAR SINGH
 Date: 2026.04.15 14:05:51 +05:30
 Reason: The Map no HRDA/L/0020/25-26/RE1 is recommended for approval by TRIPAN SINGH HARIDWAR (Assistant Engineer, DLDA), TRIPAN SINGH ANWAR (Assistant Engineer, DLDA), Rajan Singh (Superintendent Engineer, DLDA), Manish Kumar Singh (Secretary, DLDA), and is approved by Ms. Sonika (Vice-Chairman, DLDA), Date: 27.03.2026 07:40:31 AM
 Location: Dehradun

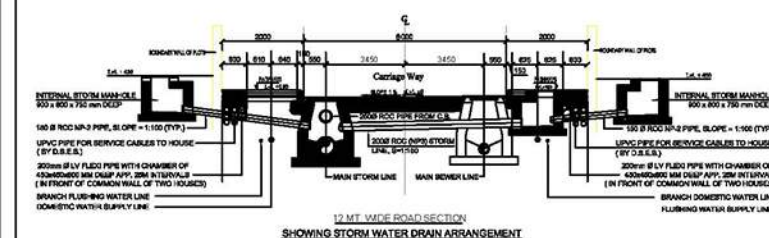
DETAILS OF PLOTS

LENGTH (M)	BREADTH (M)	AREA (SQ.M)	PLOT No.	No. of PLOTS	TOTAL AREA (SQ.M)	SET BACKS (M)
15.24	7.82	116.13	35	5	580.65	2.00 1.50 1.20
15.24	7.82	116.13	35	5	580.65	2.00 1.50 1.20
15.18	7.82	115.42	7	1	115.42	2.00 1.50 -
15.04	7.82	115.10	8	1	115.10	2.00 1.50 -
15.00	7.82	114.42	9	1	114.42	2.00 1.50 -
14.95	7.82	113.42	10	1	113.42	2.00 1.50 -
14.87	7.82	99.27	11	1	99.27	2.00 1.50 1.20
16.77	7.82	127.79	12-18	8	1022.30	2.00 1.50 -
16.76	7.82	127.71	20	1	127.71	2.00 1.50 1.20
16.76	7.82	127.71	21	1	127.71	2.00 1.50 1.20
16.76	7.82	127.71	22-28	8	1021.68	2.00 1.50 -
13.95	8.58	114.65	30	1	123.02	2.00 1.50 -
15.01	7.82	110.12	31	1	110.12	2.00 1.50 -
16.87	7.82	118.40	32	1	118.40	2.00 1.50 -
13.92	7.82	106.30	33	1	106.30	2.00 1.50 -
17.87	7.82	133.28	34	1	133.28	2.00 1.50 -
18.83	7.82	140.60	35	1	140.60	2.00 1.50 -
18.80	7.82	147.00	36	1	147.00	2.00 1.50 -
14.28	10.38	147.93	37	1	147.93	2.00 1.50 1.20
14.28	10.81	142.75	38	1	142.75	2.00 1.50 1.20
13.71	7.82	104.70	39-42	4	418.80	2.00 1.50 -
13.72	7.82	106.42	43	1	106.42	2.00 1.50 -
13.71	7.58	102.76	44	1	102.76	2.00 1.50 -
13.71	7.82	104.70	45-48	4	418.80	2.00 1.50 -
13.71	7.14	125.38	49	1	125.38	2.00 1.50 1.20
13.71	7.47	102.43	50	1	102.43	2.00 1.50 1.20
13.71	7.92	108.68	51-54	4	434.72	2.00 1.50 -
13.71	8.88	120.56	55	1	120.56	2.00 1.50 -
15.24	8.20	124.34	56	1	124.34	2.00 1.50 -
15.24	7.82	120.73	57-60	4	482.92	2.00 1.50 -
15.24	7.77	118.48	61	1	118.48	2.00 1.50 1.20
15.24	7.76	118.48	62	1	118.48	2.00 1.50 1.20
15.24	7.82	120.73	63-66	4	482.92	2.00 1.50 -
15.24	8.04	123.34	67	1	123.34	2.00 1.50 -
15.24	8.16	125.83	68	1	125.83	2.00 1.50 -
15.24	7.82	120.73	69-72	4	482.92	2.00 1.50 -
15.24	7.50	114.00	73	1	113.92	2.00 1.50 1.20
15.24	7.50	114.00	74	1	114.00	2.00 1.50 1.20
15.24	7.82	120.73	75-78	4	483.32	2.00 1.50 -
15.24	8.07	123.79	79	1	123.79	2.00 1.50 -
18.94	7.52	148.87	80	1	148.87	3.00 2.00 -
18.88	7.82	157.47	81-84	4	630.88	3.00 2.00 -
18.88	8.24	150.64	85	1	150.64	3.00 2.00 1.20
14.12	8.88	126.00	A-1	1	126.00	2.00 1.50 1.20
14.18	9.14	130.04	A-2	1	130.04	2.00 1.50 -
14.35	8.14	130.70	A-3	1	130.70	2.00 1.50 -
14.32	8.14	130.88	A-4	1	130.88	2.00 1.50 -
14.34	8.14	130.94	A-5	1	130.94	2.00 1.50 -
14.44	8.14	131.98	A-6	1	131.98	2.00 1.50 -
14.59	8.14	132.10	A-7	1	133.10	2.00 1.50 -
14.88	8.14	133.64	A-8	1	133.64	2.00 1.50 -
TOTAL				83	11453.84	



S.T.P. CALCULATION
 TOTAL DOMESTIC WATER DEMAND (T.W.D.)
 93 X 5 (AVG. PEOPLE) X 135 LTR.(each) = 62775 LTR. = 63 KLD
 STP PLAT CAPACITY = 90% OF T.W.D.
 = 63KLD X 0.90
 = 57 KLD

O.H.T CALCULATION
 TOTAL DOMESTIC WATER DEMAND (T.W.D.)
 93 X 5 (AVG. PEOPLE) X 150 LTR.(each) = 69750 LTR. = 70 KLD
 PROPOSED O.H.T CAPACITY = 72 KL



SITE PLAN

LEGEND

	ELECTRIC POLES
	WATER SUPPLY LINE
	O. H. T.= OVER HEAD TANK (6X4X3 M.) CAPACITY - 72 KL HT. - 17 m.
	ELECTRIC LINE
	0.3 M WIDE DRAIN
	CULVERT
	RECHARGE PIT
	TREE

PROPOSED LAY-OUT PLAN SITUATED AT- MOOLDASPUR URF MAJRA PARGANA & TEHSIL- ROORKEE DISTT.- HARIDWAR (U.K.) [KHASRA NO- 524, 525, 526, 527, 530 OR 776 BADHERI RAJPUTAN]

- OWNER NAME:-**
- SH. MAHENDRA SINGH S/O LATE SH. KRAM SINGH
 - SH. JAI PRAKASH SAINI S/O SH. MAM CHAND SAINI
 - ASHOK KUMAR S/O SH. RAMESH SINGH
 - PRITAM SINGH S/O SH. MOLHAR SINGH
 - RAM NIWESH S/O SH. KRISHNACHAND
 - KIRAN SAINI D/O SH. MAHENDRA SINGH
 - RADHIKA SAINI D/O SH. JAI PRAKASH SAINI

ARCHITECT
 Ar. Himanshu Tyagi
 CA/2020/122000

SIG. OWNER
 Kiran Saini

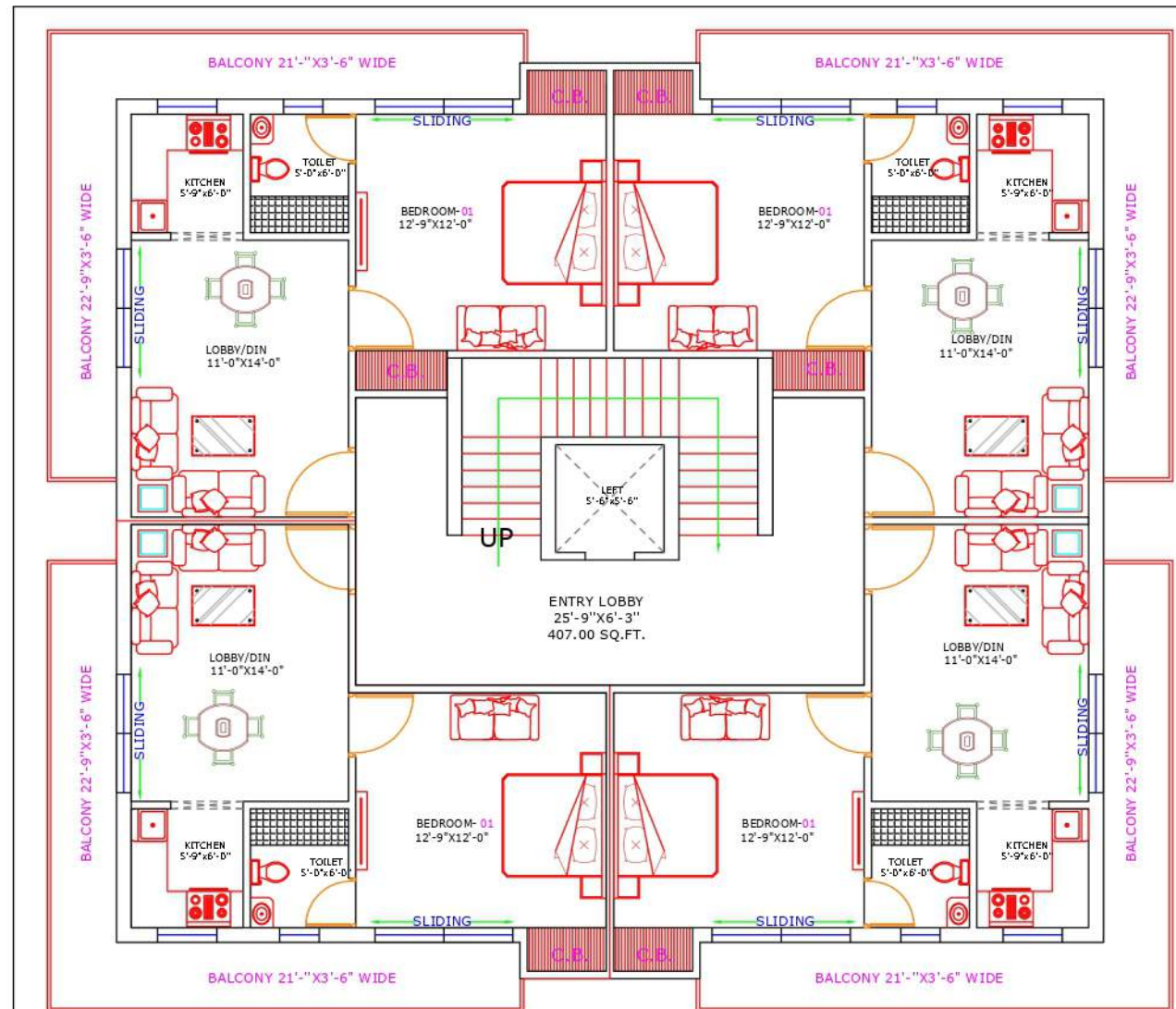


OUR LAYOUTS



For Apartment

1 BHK



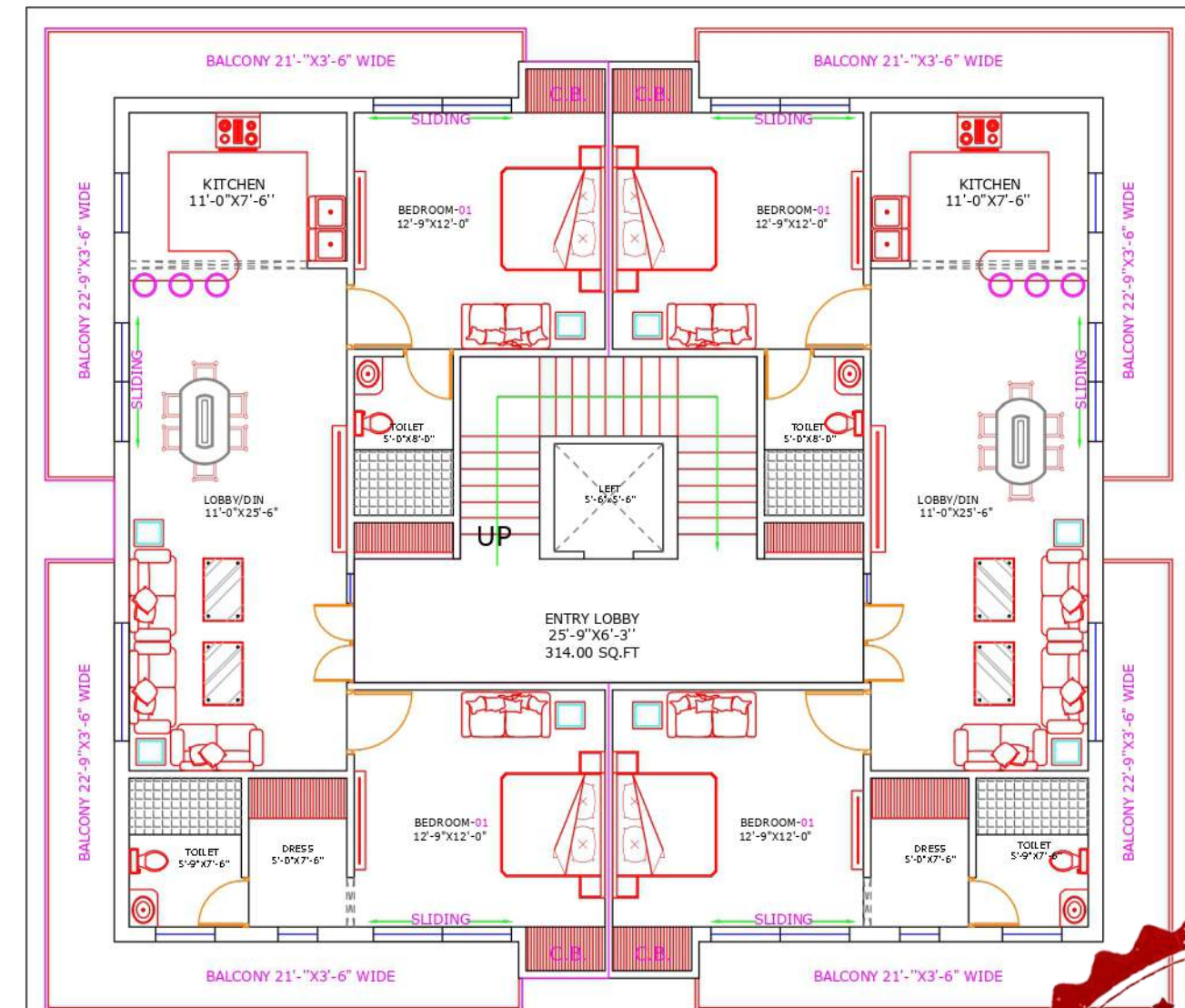
SUPER AREA (687.00 sq. ft.)

PRESENTATION PLAN:- 1BHK TYPICAL FLOOR PLAN

PROPOSED RESIDENCY FOR TAPOVON GREEN'S
AT-RORKEE-HARIDWAR ROAD NH-334

REVISION	TYPICAL FLOOR PLAN	DESIGNED BY:
	DATE : 18-09-2025	SABRI.DESIGNS
Chkd By:	CONTACT DETAIL:	OFFICE ADDRESS:
ER.SHOKEEN ALI	+91-8630577801	SHARAD TOWER CIVIL LINES RORKEE

2 BHK



SUPER AREA (1385.80 sq. ft.)

PRESENTATION PLAN:- 2BHK TYPICAL FLOOR PLAN

PROPOSED RESIDENCY FOR TAPOVON GREEN'S
AT-RORKEE-HARIDWAR ROAD NH-334

REVISION	TYPICAL FLOOR PLAN	DESIGNED BY:
	DATE : 18-09-2025	SABRI.DESIGNS
Chkd By:	CONTACT DETAIL:	OFFICE ADDRESS:
ER.SHOKEEN ALI	+91-8630577801	SHARAD TOWER CIVIL LINES RORKEE





CONTACT US

FOR MORE INFORMATION

Our Contact Information

 +91-9810470039

 www.tapovangreens.com

Site Address

 NH-334 Towards Haridwar Road,
Nearby Landmark COER University.

Corporate Address

 713, 7th Floor, GD-ITL Northex Tower A-09 Netaji Subh
Place, Pitampura - 110034





**TAPOVAN
GREENS**
THANK YOU

