

Respected Sir,

Herewith I am sending Vengurla Project Details own by A US Holidays Realty Pvt. Ltd.

Vengurla projects:

Total Land 119 acres contagious land. It is a title clear land guarded with proper compound wall.

East side of plot: Talekarwadi Road

South side of plot: Link road for Talekarwadi Road to Costal Highway.

West side of Road: Costal Highway (It's propose main highway for Goa to Mumbai, also for Chippi Airport)

North side of plot: Others Piece of Lands.

Current Status of Land: Agriculture Land. Can be convert in Non Agriculture Land spending around Rs. 25 lacs.

Location of the Plot: 30 km from North Goa.,

20 Km from New Chippi Airport.

1 km from Arabian Ocean

1 Km from Waigani Beach.

2.5 Km from Kondura Beach

4 Km from Vengurla Beach.

28 Km from Tarkarli Beach (Where Scuba Diving and other under water sea-world activities)

Current Valuation of Plot: **18 lac** per acre.

Scope for Developments: This land can be N. A.(Non Agriculture Land) in 3 to 6 month time doing some Revenue Department formalities. After doing N.A. this land can be sold at **Rs. 150-200 per sq ft.** doing plotting. Or can be use for Five star Project Developments. This land can be use for SEZ project since land is **more than 100 acres**, there are special guide lines for this area due to this come under Tourism District (Sindhudurg District is only District in Indi declared as Tourism District).

New proposed Chippi Airport work is already started and end of 2012 is a target for completion. This airport will be convenient airport for North Goa.

Since Goa is already saturated so only scope for development is in this area. This plot is on main costal highway so can be use for various activities like... Holiday Homes with lavish club activities, Five Star Hotel, Flight Kitchen, etc.

This is right time to invest in this area. Because just 30 km away Goa border plot prices are more than 100 lacs. And also this Costal Highway will be main Highway for Goa – Mumbai since this is passing through border of beautiful Arabian Sea and almost more than 100km distance will be reduced. Currently almost 48 bridges out of 52 bridges are completed for this highway. Current Goa- Mumbai Highway is passing through many Ghat section.

Please download Vengurla site Photos from following link:

www.apexelectromec.biz/vengurla

Thanks & Regards,

Sandeep.

(Director- A US Holidays Realty Pvt. Ltd)