

A new Landmark in Katipalla...

**NEW  
LAUNCH**  
BOOKINGS  
NOW OPEN



# “HAVVA B”

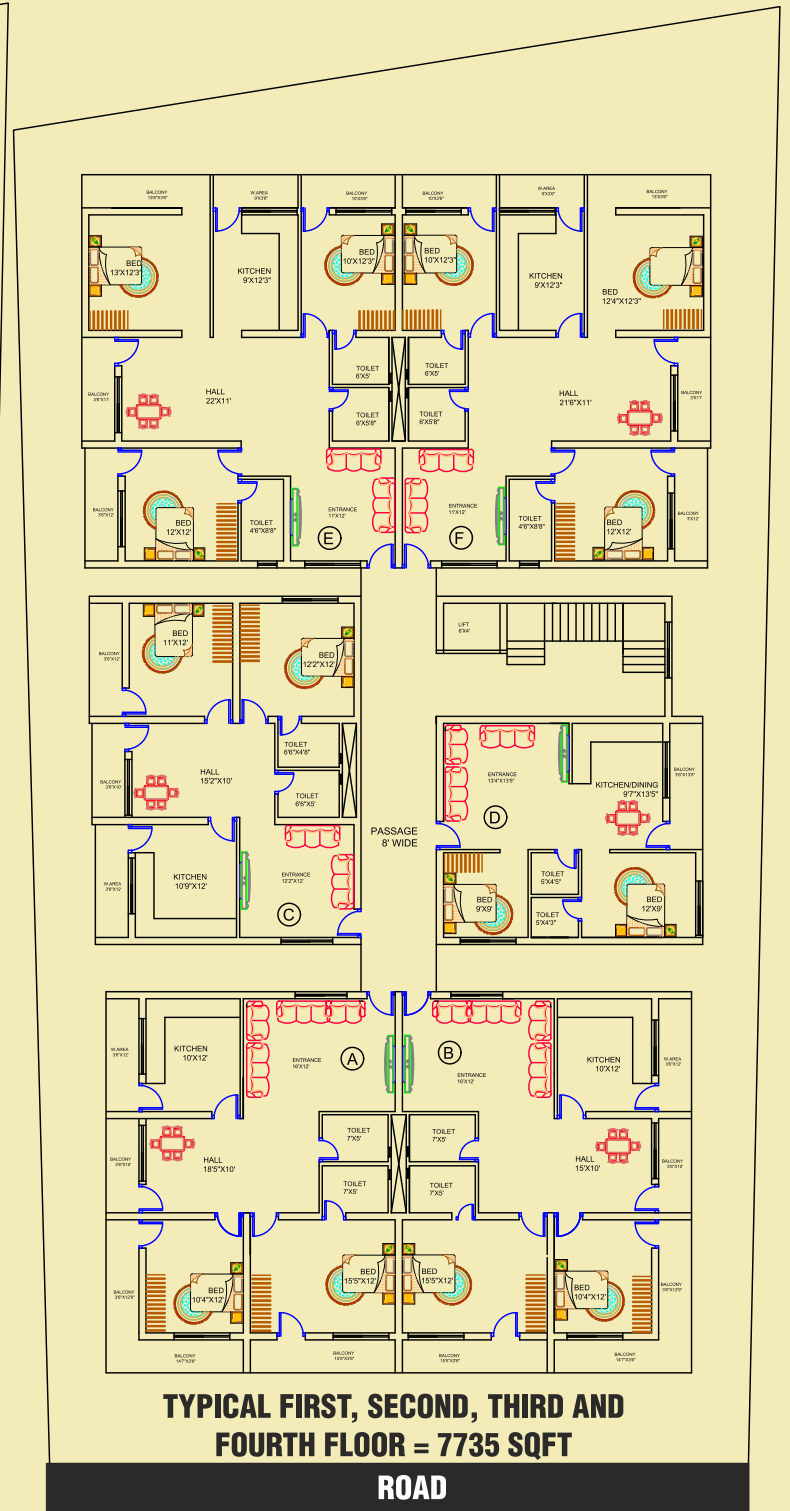
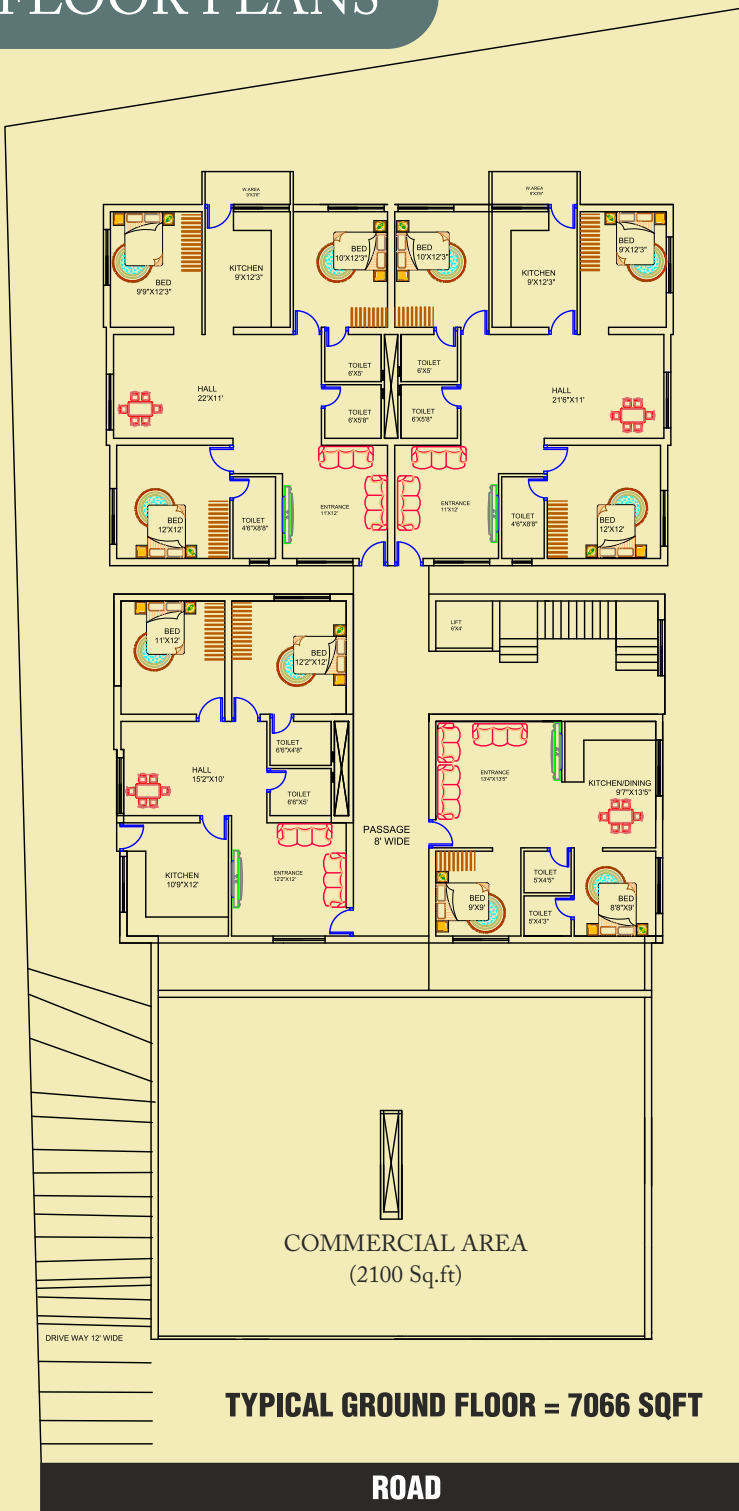
COMMERCIAL & RESIDENCY



# “HAVVA B”

COMMERCIAL & RESIDENCY

## FLOOR PLANS



	AREA
COMMERCIAL AREA	2100 sq.ft
2BHK FLAT No : C	1163 sq.ft
2BHK FLAT No : D	751 sq.ft
3BHK FLAT No : E	1541 sq.ft
3BHK FLAT No : F	1511 sq.ft

	AREA
2BHK FLAT No : A	1381 sq.ft
2BHK FLAT No : B	1381 sq.ft
2BHK FLAT No : C	1163 sq.ft
2BHK FLAT No : D	751 sq.ft
3BHK FLAT No : E	1541 sq.ft
3BHK FLAT No : F	1511 sq.ft

# FLOOR PLANS



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TYPICAL 1<sup>ST</sup> - 4<sup>TH</sup> FLOOR - 7735SQFT

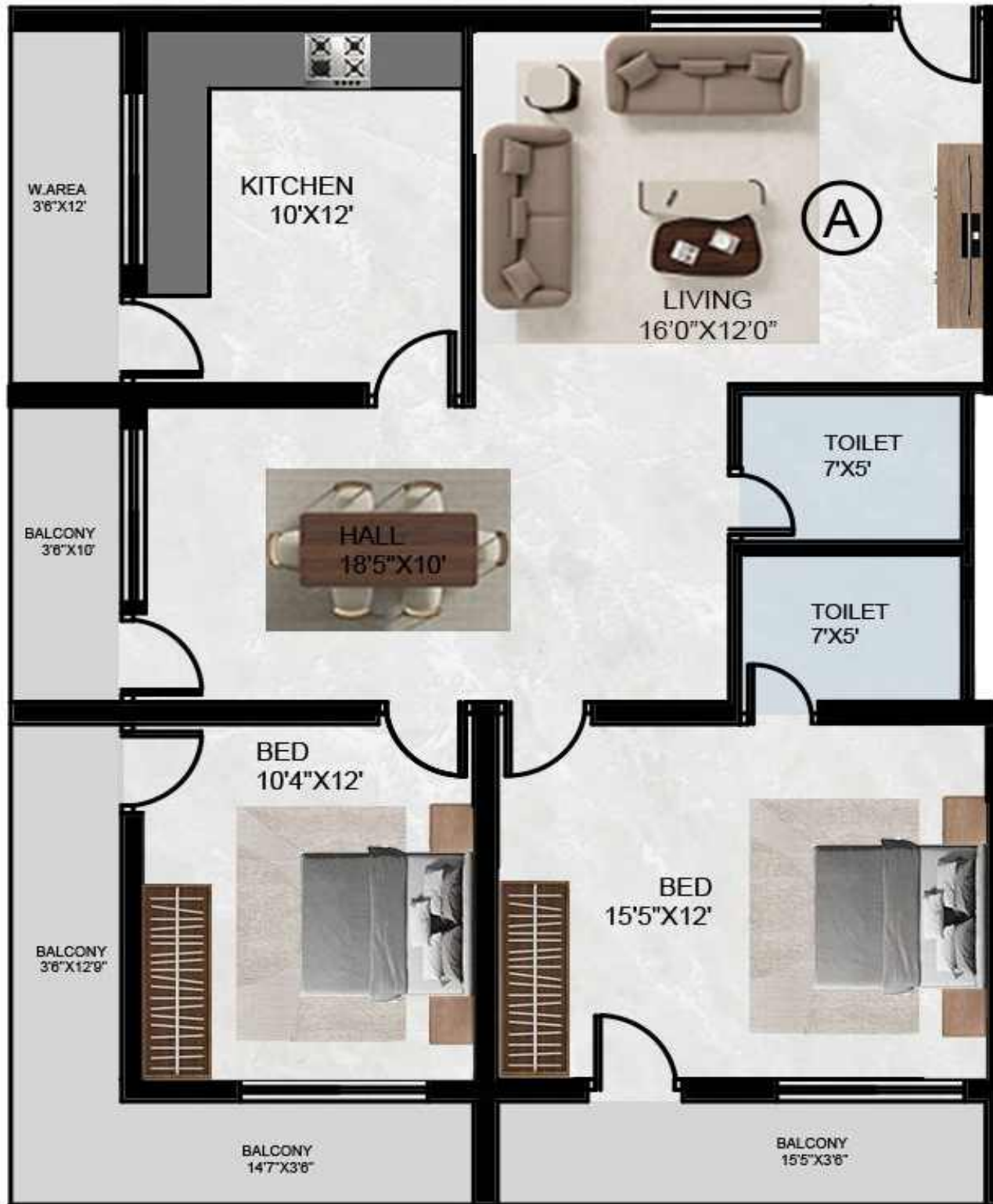
**ROAD**



	AREA
2BHK FLAT No : A	1381 sq.ft
2BHK FLAT No : B	1381 sq.ft
2BHK FLAT No : C	1163 sq.ft
2BHK FLAT No : D	751 sq.ft
3BHK FLAT No : E	1541 sq.ft
3BHK FLAT No : F	1511 sq.ft

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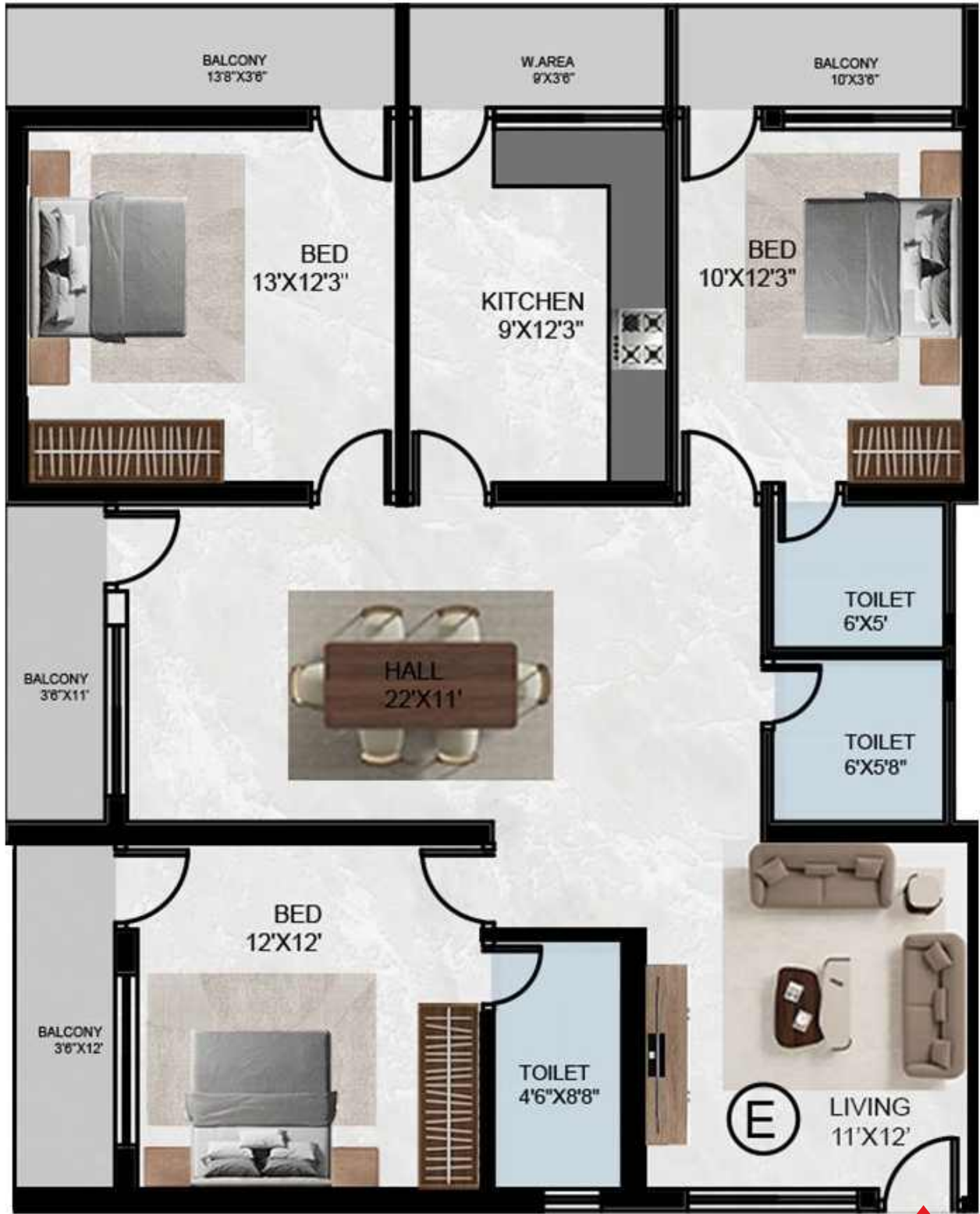


2BHK UNIT - 1381 sq.ft.



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3BHK UNIT - 1541 sq.ft.



# “HAVVA B”

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## SPECIFICATIONS



### LIFTS

- 8 Passengers
- Passenger lift appropriately sized and capacitated



### PAINTING

- External painting of the building with exterior paint
- Putty finishing with emulsion paint for internal walls
- Steel railing for all internal staircases
- Glass railings for all balconies



### FLOORING - GRANITE

- Granite flooring in the foyer, living room, bed rooms, dining room, family area and corridors
- High quality vitrified tiles in toilet



### INTERNAL DOORS

- 8 ft high entrance doors with wooden frames
- 7ft high internal flush doors with wooden frame
- Windows with UPVC, clear glass and provision for mosquito mesh shutters



### DRAWING/DINING

- TV and Telephone points
- Wash basin for dining



### ELECTRICAL

- Concealed PVC-insulated copper wiring with modular switches
- Power outlets and light points provided
- Tv & USB charging points in the living room, kitchen and all bedrooms
- ELCB and individual meters provided for all apartments.



### BEDROOMS

- Telephone and TV points
- Ac points & Tv points in master bedroom
- Two way light control, USB charging points in master bedroom



### KITCHEN AND WORK AREA

- Granite platform with bullnozing
- Stainless steel washing sink
- Adequate power points and exhaust fan provision
- Provision for fixing water purifier near the sink
- Plumbing and drainage connection for washing machine in work area
- Power point for washing machine/grinder



### BATHROOMS

- Granite counters with wash basin and EWC
- High quality fittings from well reputed brands
- Provision for geysers in all toilets
- Exhaust fan provision



### PARKING

- Basement parking available

## HIGHLIGHTS

- Covered terrace area
- Latest Sanitary & drainage system
- Spacious and thoughtfully designed 2 BHK and 3 BHK apartments
- Generator for common and apartment lighting and sound proof enclosure





# “HAVVA B”

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## About us...

At Saheb Constructors and builders, we believe that every structure tells a story — of trust, quality, and lasting value. Established with a vision to redefine excellence in the construction industry, we specialize in delivering innovative, reliable, and sustainable building solutions.

With a strong foundation of expertise, modern techniques, and skilled professionals, we undertake projects ranging from residential and commercial spaces to large-scale infrastructure works. Our commitment to quality craftsmanship, timely delivery, and customer satisfaction has earned us the confidence of clients and partners alike.

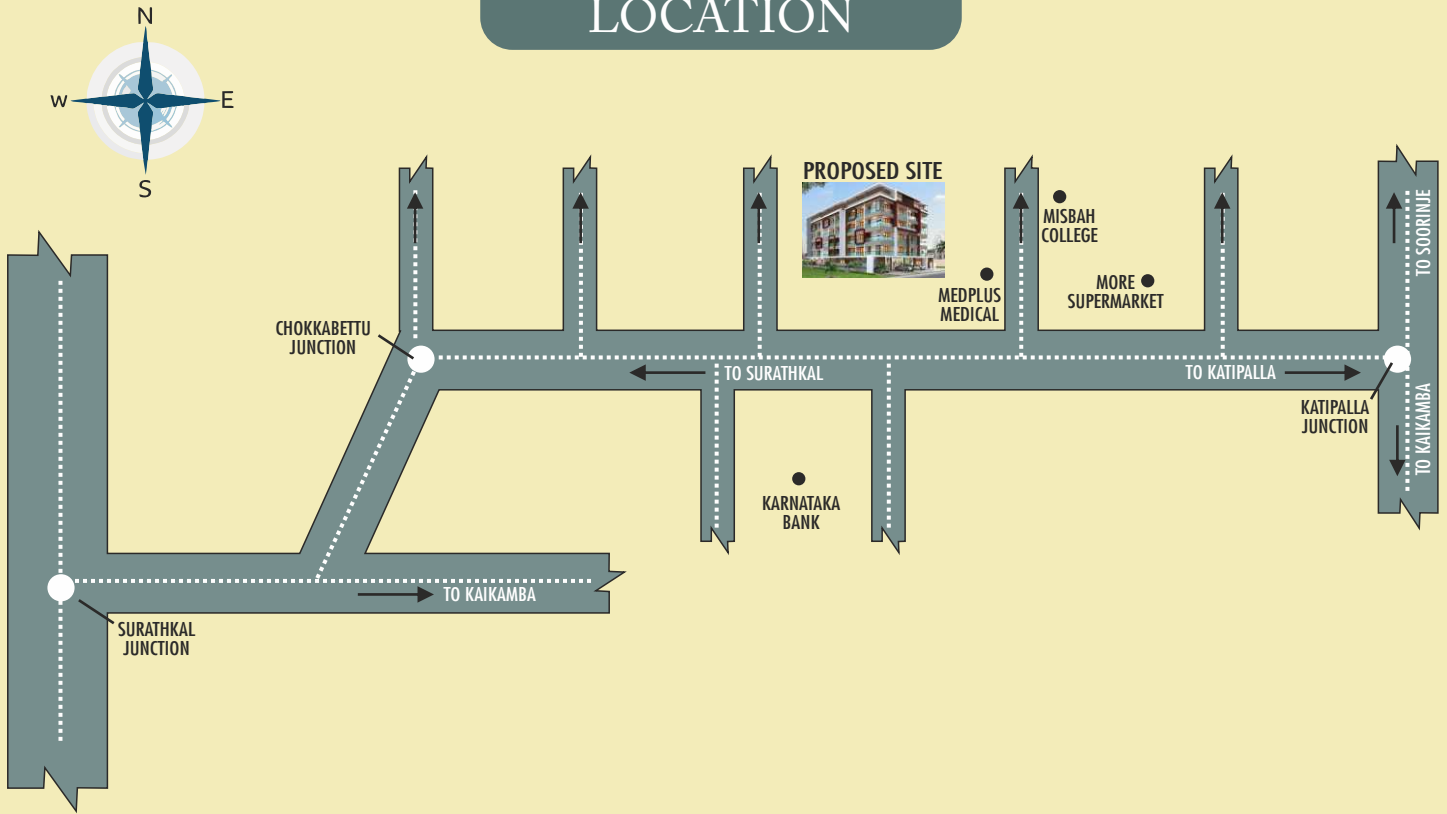
We don't just build structures — we build dreams, relationships, and a better tomorrow. Guided by integrity and driven by passion, Saheb Constructors and Builders continues to set benchmarks in the field of construction and development.

At Saheb Constructors and builders, your vision is our blueprint and your trust is our greatest achievement.

## Completed Projects



## LOCATION



## NEAR BY FACILITIES

### EDUCATIONAL INSTITUTIONS

- Misbah Womens College - 100 mtrs
- Noorul Huda School and College- 500 mtrs
- Delhi Public School - 2.5 kms
- Chaitanya Public School- 1 km
- Al - Badriya English Medium School - 1.7 km
- Hira Public School -1.7 km
- Government School - 1km
- Infant Mary English Medium School 1.5 km
- Shree Narayanaguru School 1.9 km
- NITK Institute of Technology - 7.5 km

### HOSPITALS

- Government Hospital - 1.2 km
- Misquith Hospitals - 4 km
- Padmavati Hospital - 5.4 km
- Srinivas Hospital - 7.5km
- Artharva Ortho Care - 3.2 km

### MEDICALS

- Medplus Medical - 50 mtr
- Other Medicals - within the radius of 2 kms

### BANKS

- Karnataka Bank - opposite to the site
- Canara Bank - 1.2km
- SBI Bank -1.2km
- Indian Bank 1 km

### ATMs

- Karnataka Bank -opposite to site
- Canara Bank -500 mtrs
- Baroda Bank -600 mtrs
- Indian Bank - 1 km

### RELIGIOUS PLACE'S

#### MASJID

- Salafi Masjid - 200 mtr
- Muhiyudeen Juma Masjid - 500 mtrs
- Badriya Juma Masjid -1.7 kms

### TEMPLES

- Swami Koragajja Temple - 850 mtr
- Maha Ganapati Temple - 1.2kms

### CHURCH

- St. Lawrence Church - 800mtr
- Infant Mary Church - 1.4 km

### SUPERMARKETS/GENERAL STORES

- Eight Eleven Supermarket 500 mtr
- More Supermarket 150 mtrs
- Katipalla Super Bazar 500 mtrs
- More stores / General Stores - within the radius of 2 km

### HOTELS

- Ginger House - 700 mtrs
- Fast Food Joint - 1 km
- Hotel Sadananda - 3.3 km
- Tikka Hut, Empark - 2.7 km

### PETROL PUMP

- MRPL - 1.5km
- HP - 1.8
- Bharath- 2 km

### Builders & Developers



## SAHEB CONSTRUCTORS AND BUILDERS

Prop., : **Mohammad Shameer Katipalla**  
S/o. P. Basheer Ahamad

Office : "Havva B" Commercial and Residency  
Site No 59/3, 5th Block, Opp. Karnataka Bank,  
Near Misbah Women's College  
Krishanapura, Katipalla - 575030, Mangalore, D.K  
Email : kmshameer270@gmail.com



## KHALID

**Civil Engineers & Class 'A' PWD Contractor**  
D.No. 7-282, Hill Top Cottage, Krishnapura  
Surathkal, Mob : 9448125545



## SVASTI

CIVIL & STRUCTURAL CONSULTANTS

For Booking Contact : **+91 9113502417, +91 8431754306**