



SHREE TRIVENI DEVELOPERS PVT LTD

I N T R O D U C E S

**MAGNUS**

B Y T R I V E N I

EXPERIENCE LIVING WITH STYLE





# Welcome To **MAGNUS** by Triveni

Magnus by Triveni is not just an address; it's a lifestyle. Nestled at Booty More, Ranchi. This exclusive apartment offers a perfect blend of luxury, elegance, and modern living.

Located at Booty More, Magnus provides excellent connectivity to key parts of Ranchi, ensuring that whether it's work or leisure, you're always just minutes away from the best the city has to offer. Experience convenience and comfort, all in one place.







# The Beauty Of

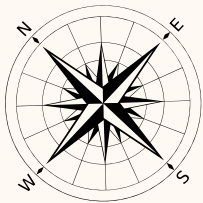
We understand that everyone has unique needs. That's why our G+4 building offers a range of thoughtfully designed 2 BHK and 3 BHK layouts, allowing you to choose the space that perfectly fits your lifestyle.

With thoughtfully designed spacious and ventilated apartments, a serene rooftop garden, and classic look, Magnus provides an unmatched living experience for those who seek the finer things in life. Whether you're enjoying the tranquility of the rooftop garden or the convenience of its prime location, Magnus redefines what it means to live in style and luxury.

■  
**Design**

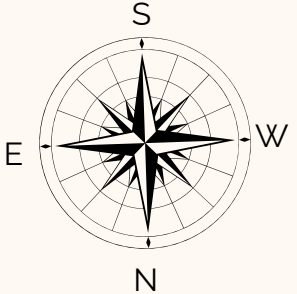


# UNIT 1 3 BHK

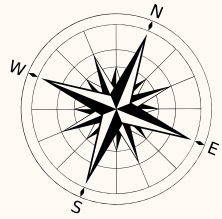


# UNIT 2

## 2 BHK



# UNIT 3 2 BHK

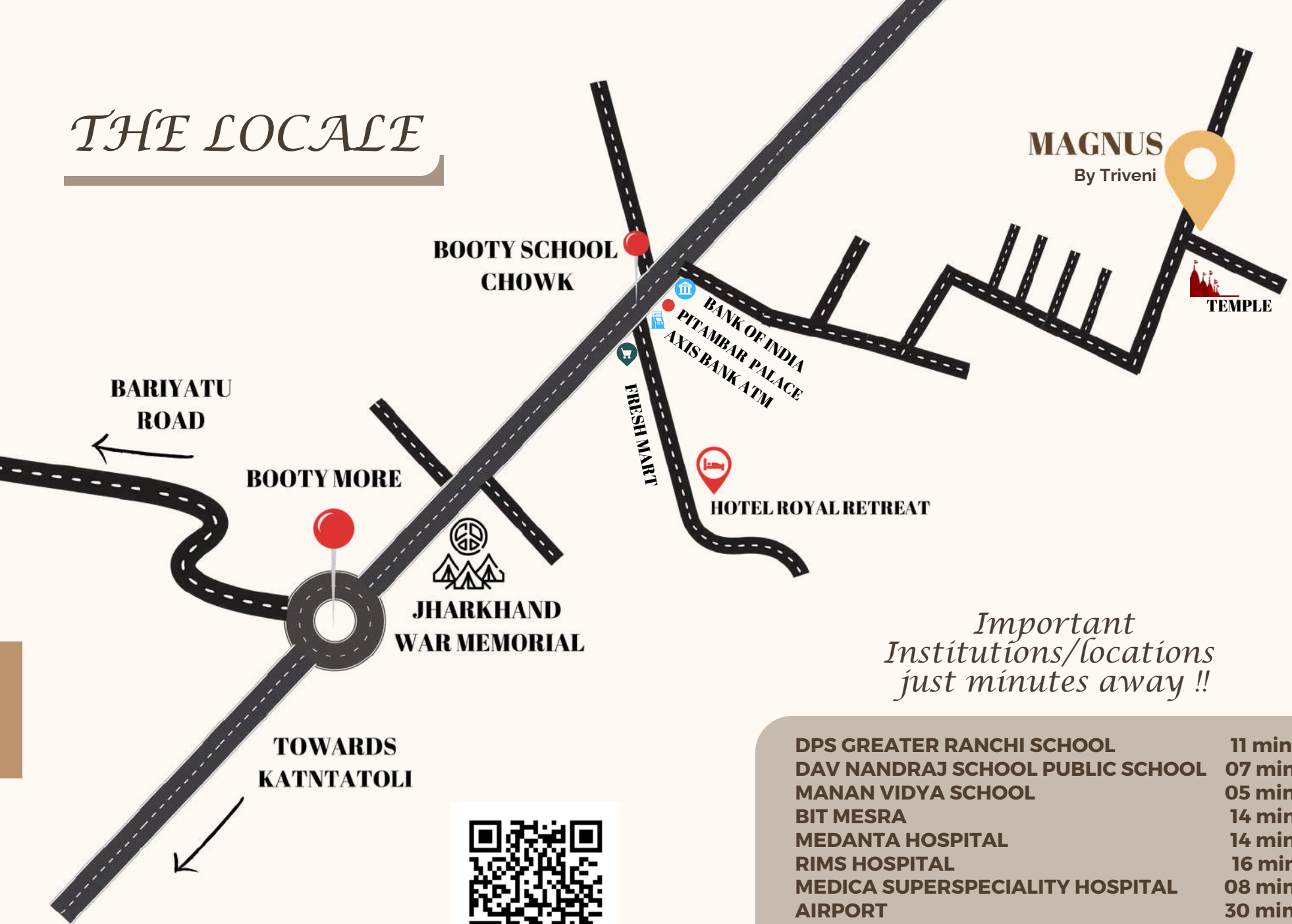


# AMENITIES & FEATURES

- CLASSIC EUROPEAN FACADE
- ITALIAN/VITRIFIED FLOORING
- AUTOMATIC LIFT
- PREMIUM BATHROOM FIXTURES
- LIGHTENING ARRESTER
- ROOFTOP GARDEN
- 24/7 CCTV SECURITY
- FIRE FIGHTING EXTINGUISHERS
- GAS PIPELINE PROVISION
- INTERCOM FACILITY
- TEMPLE (OPPOSITE BOUNDARY)
- RAIN WATER HARVESTING
- POWER BACKUP (GENERATOR)
- CHARGING POINT FACILITY AT EACH PARKING SPACE



# THE LOCAL



*Important  
Institutions/locations  
just minutes away !!*



Scan Me to Reach  
Site Location

DPS GREATER RANCHI SCHOOL	11 mins
DAV NANDRAJ SCHOOL PUBLIC SCHOOL	07 mins
MANAN VIDYA SCHOOL	05 mins
BIT MESRA	14 mins
MEDANTA HOSPITAL	14 mins
RIMS HOSPITAL	16 mins
MEDICA SUPERSPECIALITY HOSPITAL	08 mins
AIRPORT	30 mins
RANCHI GYMKHANA CLUB	06 mins
KHELGAON SPORTING COMPLEX	15 mins
NUCLEUS MALL	25 mins
MESRA RAILWAY STATION	10 mins
RANCHI RAILWAY STATION	24 mins



# SHREE TRIVENI DEVELOPERS PVT LTD

*WEAVING DREAMS, SHAPING REALITY*

Book Your Dream Home Today!

## CONTACT US AT:



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ARCHITECT: The Group



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### DISCLAIMER

This brochure is not a legal document. It describes the conceptual plan and intent of the builder. These images and details mentioned in this document are tentative and subject to change at the sole discretion of the developer and/or architects. Internal door layout, car parking spaces and other specifications may change without notice. All images are artist's impression. Detailed specs are subject to change.