

# OWN YOUR **FURNISHED DREAM** **HOUSE**



**MODEL HOUSE  
READY  
FOR VISIT.**



## Introduction:

OPL Homes offer 5 Marla residential houses divided into two categories Modern and Classic. It offers residential houses on installments and cash payments. Development work for this project is in full swing, and booking is open for these houses. OPL Homes compliments the accommodation needs of different sizes of families, who are looking for a secluded experience with all conveniences.

## About Developers:

OPL management strives to bring growth to our community, helping to maintain existing customers and assist our clients in making their dreams become a reality. Mission of OPL is to become the leading Engineering and Construction firm in Pakistan eventually the region, by consistently delivering projects that meet international standards. OPL has completed A-plus quality housing units at Karachi, Lahore and Islamabad.

## About DHA:

Defense Housing Authority (DHA) Multan is another marvelous society among other DHA housing schemes. Their passion for providing an international-level lifestyle speaks for itself. The development of DHA Multan has set the bar too high for other societies to meet. Defense Housing Authority does not need any sort of introduction. They have earned their name and reputation with the development of their state-of-the-art projects of housing societies throughout Pakistan. DHA follows a set of parameters to develop housing schemes to provide a safe and luxurious lifestyle.

## DHA Multan Sector T:

Sector T is among the many sectors of the Defense Housing Authority Multan. DHA-Multan is divided into many sectors, places, and upcoming attractive projects. Defense Housing Authority Multan consists of 27 different sectors for all types of residents, out of which sector-T is specifically dedicated to the 5-marla category only.



## House Detail:

- 03 bedrooms with attached baths
- 02 Lounges
- 01 powered room
- Terrace
- Kitchen
- Car porch
- Well-designed Ventilation system
- Smart feature in the master bedroom

## Finishing Details:

### Floor & Wall Tiles:

- OREAL TILES OR EQUIVALENT
- Bath Tiles (3 different shades)-12x32
- TV Lounge, Drawing Room, Bed Rooms Tiles (Karara white)-24x24
- Powder Room Tiles-12x12
- Kitchen Tiles-12x24
- Porch, Terrace and Gali's-16x16

### Marble:

- Kitchen-Snow White or equivalent •
- Stair Marble-Black & Gold or equivalent

## Covered Area:

Floor	Classic Villa	Modern Villa
Ground Floor	900 sq.ft.	940 sq.ft.
First Floor	860 sq.ft.	820 sq.ft.

## Materials Used:

- Steel: Itfaq steel, Amreli and FF
- Bricks: Bricks with 2000 psi strength-Approved after Sample tested at DHA Multan Material Testing Laboratory.
- Cement: Lucky Cement, DG Cement, Maple Leaf Cement

## Project Features:

- Efficient Development
- Extensive Target market
- Accessible Main Location Of The Society
- Providing Improved Living Standards (Life Style)
- Providing all necessities of life under one umbrella
- Competitive rates
- Secure Investment plans
- High-Profit Return



## Doors, Cupboards & Cabinets:

### ○ Main Door:

i. Solid Door Size 8ft x 4ft  
Partial wood Frame & Structure, Sliding latch (chtakhni 12" size), Door closer, Door Stopper & Handle Lock Malin Door.

ii. Bathroom Vanities-Jet Black

iii. Baltic brown & Jabrana Grey or equivalent

### ○ Bedroom Door:

Door Size 7ft x 3.5ft  
Plywood sheet 7mm (Canadian Ash press), Door frame (Partial wood), Filling wood (Partial wood), Handle Lock, Latch (Tower Bolt) & Door Stop-per.

### ○ Bathroom Door:

Bathroom Door Size 7ft x 2.5ft  
Plywood sheet 7mm (Canadian Ash press), Door frame (Partial wood), Filling wood (Partial wood), Handle Lock, Latch (Tower Bolt) & Door Stop-per.

### ○ Cupboard/Cabinet:

Super Gloss Sheet by ZRK, Back Sheet (5mm) by ZRK, Hinge 3/4" (7ft size), Hanger Pipe Holder 6 ft, Drawer Channels (18" size), handles, Magnet Catcher, PVC strip 3/4", PVC strip 1.5".

UPVC & PPRC Pipes: Alpha, popular

Electric Cables: Coppergate, Newage, Pakistan or equivalent.

Sanitary Wares: Brite Sanitary Ware (MOBIE brand or equivalent)

Sanitary Fittings: Faisal Sanitary Fitting or equivalent

### Amenities:

- Park
- Mosque
- Commercial area
- Food Courts in Arena
- Underground electricity
- 24/7 security by DHA

## ADD Ons:

- The smart function will be accessible throughout the entire house, but there will be additional costs.
- Solar will be an option; however, extra fees will apply

# PAYMENT PLAN

Category	Booking	Allocation	Confirmation	33 Monthly Installments	06 Half Yearly	On Possession	Total
5 Marla	2,025,000	1,000,000	1,000,000	(100,000x33) 3,300,000	(800,000x6) 4,800,000	1,375,000	13,500,000

## Factor Charges:

(Corner/ Park Facing/ Main Boulevard)

- Single Factor \_\_\_\_\_ 10%
- Double Factor \_\_\_\_\_ 20%

## Note:

- Prices are Inclusive of Furnishing Cost

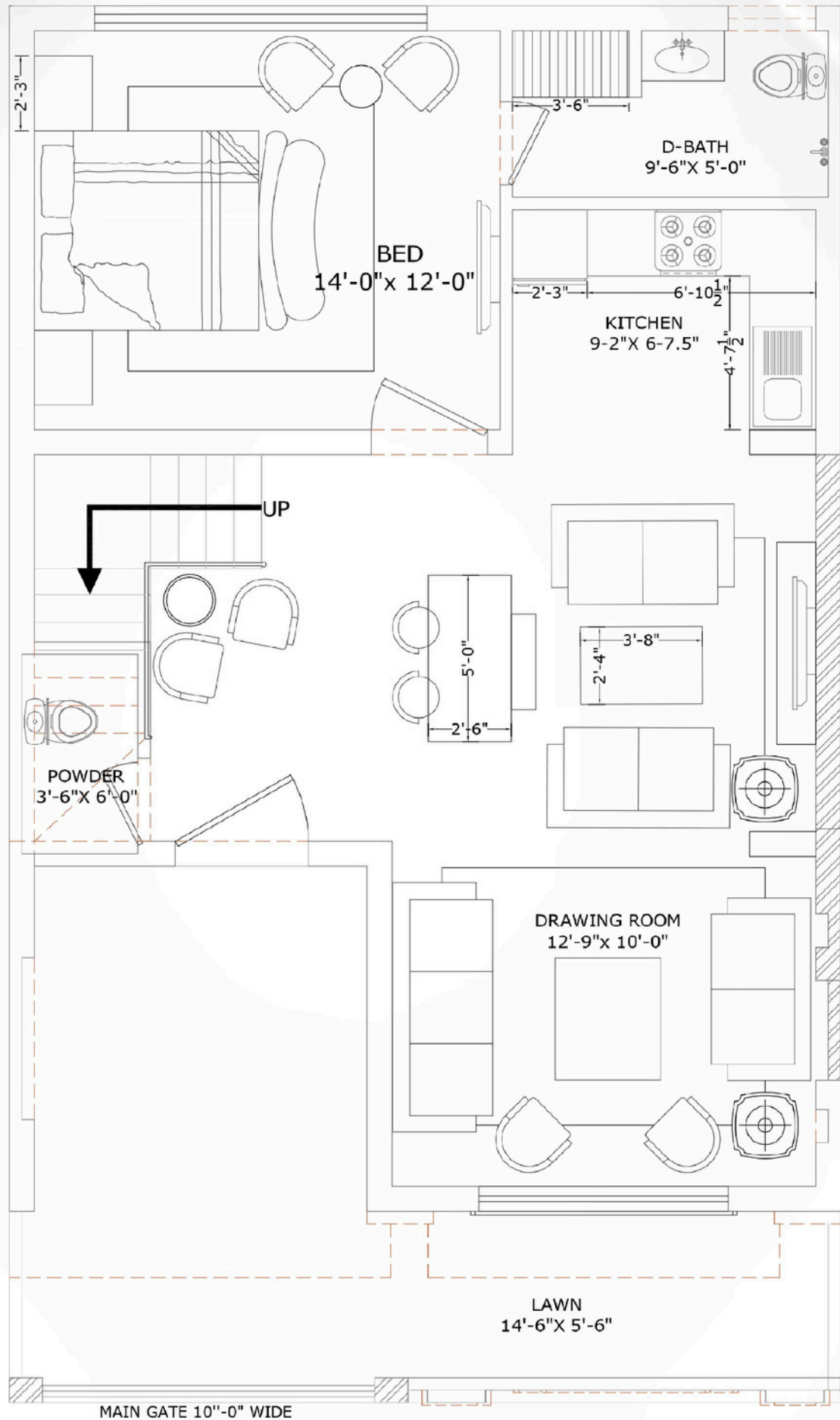
## Discount:

- 10% On Full Cash Payment
- 5% On 50% Cash Payment

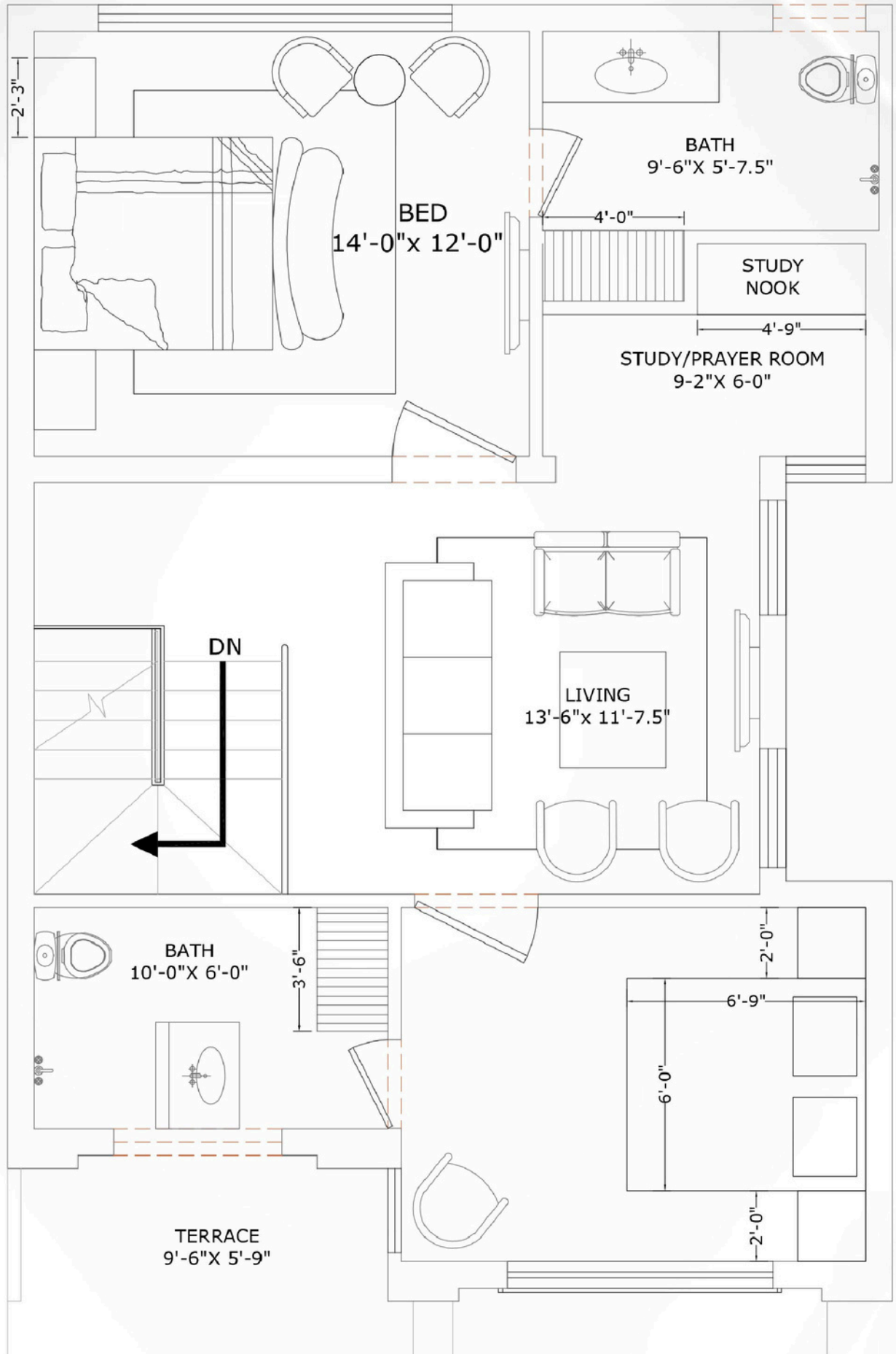
## Terms & Conditions:

- All Installments must be deposited before 10th of each month.
- Documentation Charges for transfer/lease & Electricity Connection Charges etc, will be charged.

Classic House - Ground Floor

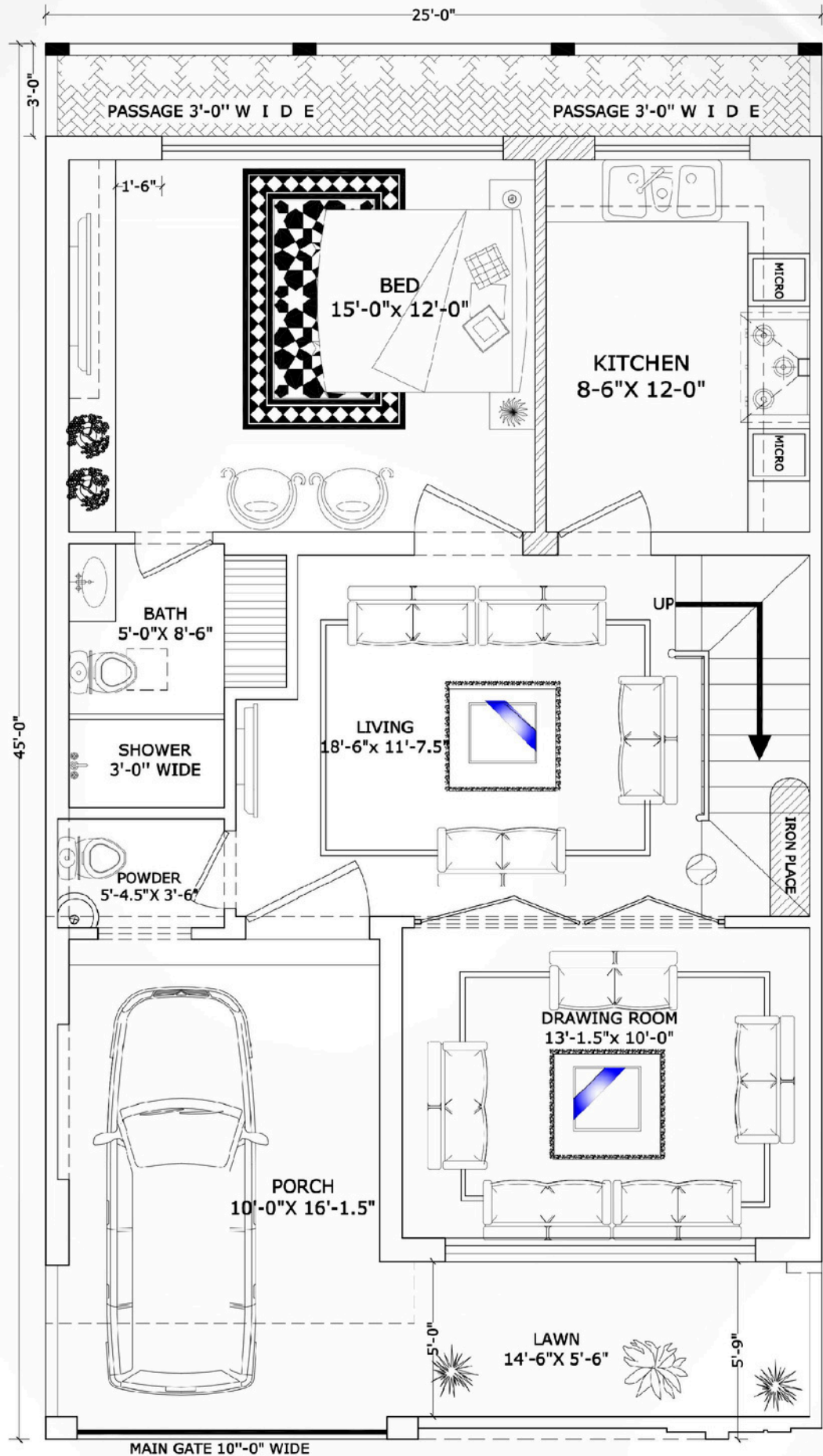


Classic House - First Floor

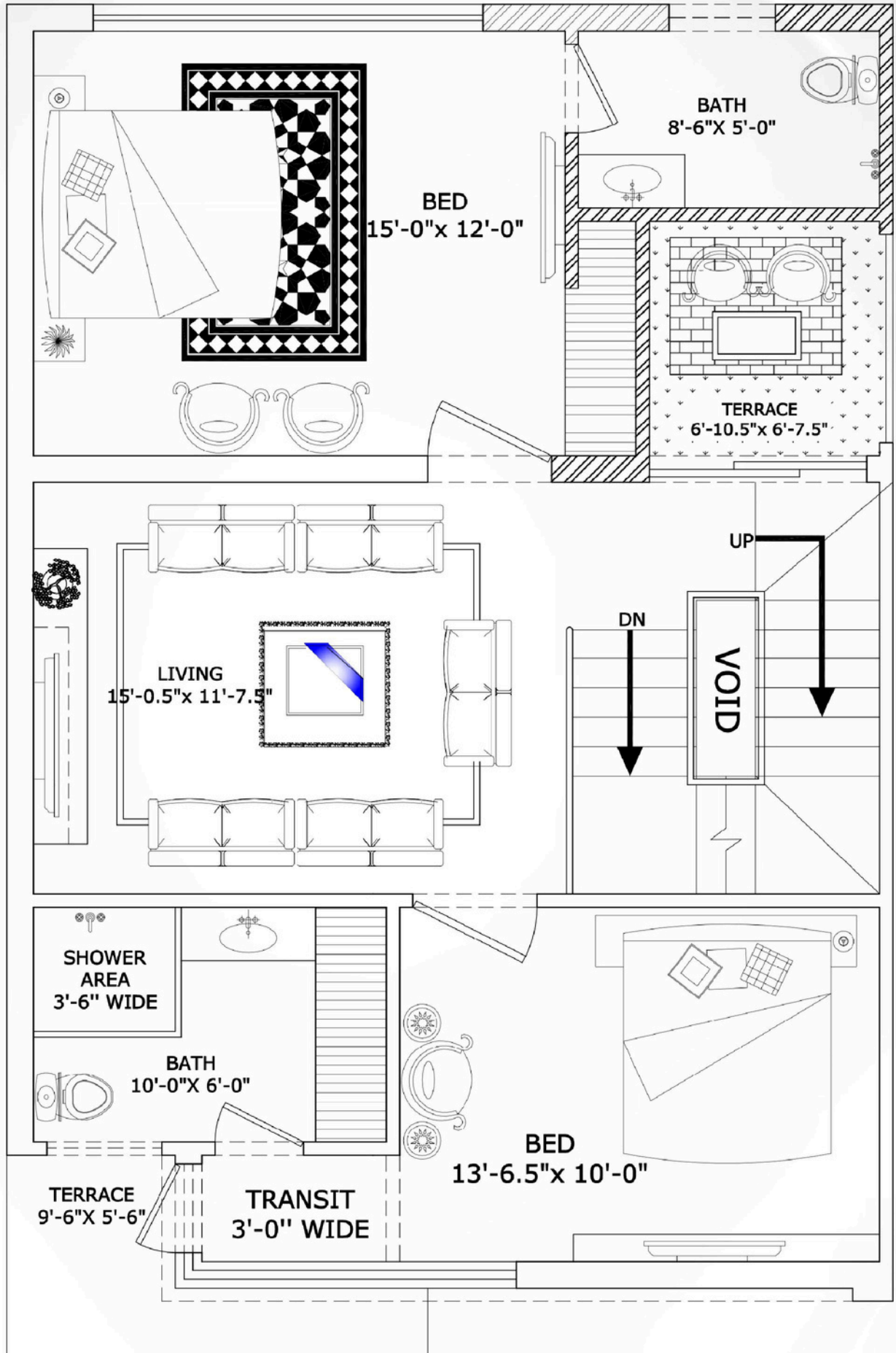




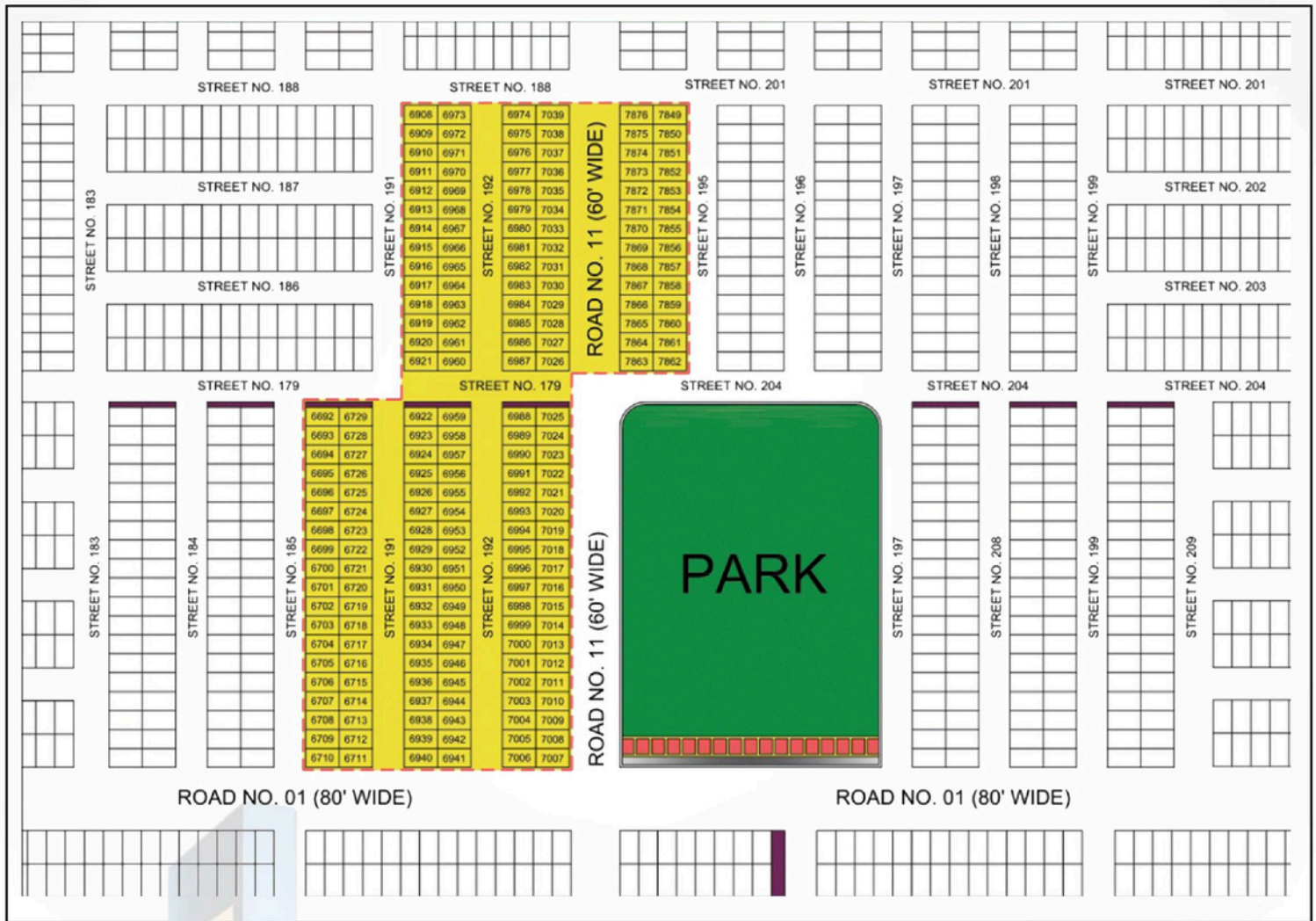
Modern House - Ground Floor



Modern House - First Floor



## Our Location at Sector-T



Sector-T  
DHA



# Furnished Modern House



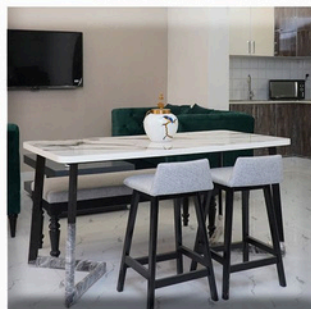
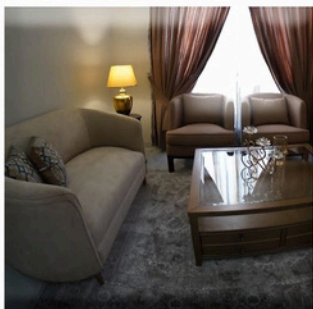
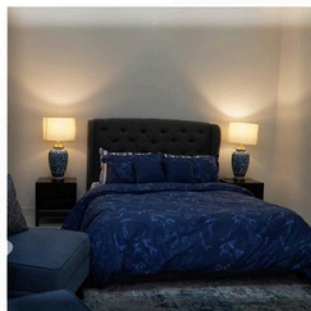
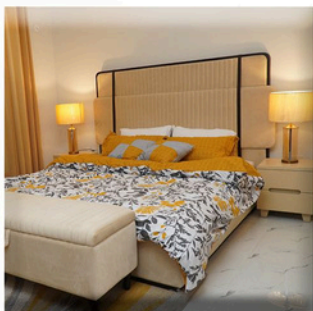
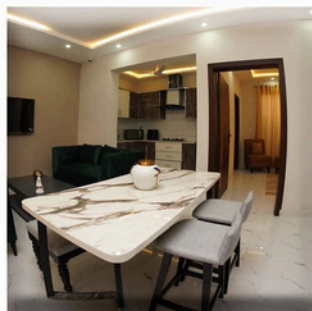
## Furnishing Detail:

### Ground Floor

- |                       |                            |                            |                            |                  |
|-----------------------|----------------------------|----------------------------|----------------------------|------------------|
| Bed Room G-Floor:     | 01 Double bed (Queen Size) | 02 Bed side table          | 01 Center table for chairs | 02 Sofa chairs   |
| Living Room G-Floor:  | 02 Pink Chairs             | 01 Center table for chairs | 01 Dinning table only      | 02 Bar stool     |
| Drawing Room G-Floor: | 01 Dinning table bench     | 02 Double seater sofa      | 01 Side Table              | 01 Coffee Table  |
|                       | 01 Three sofa set          | 01 Double seater sofa      | 01 Side & 01 coffee table  | 02 Single seater |

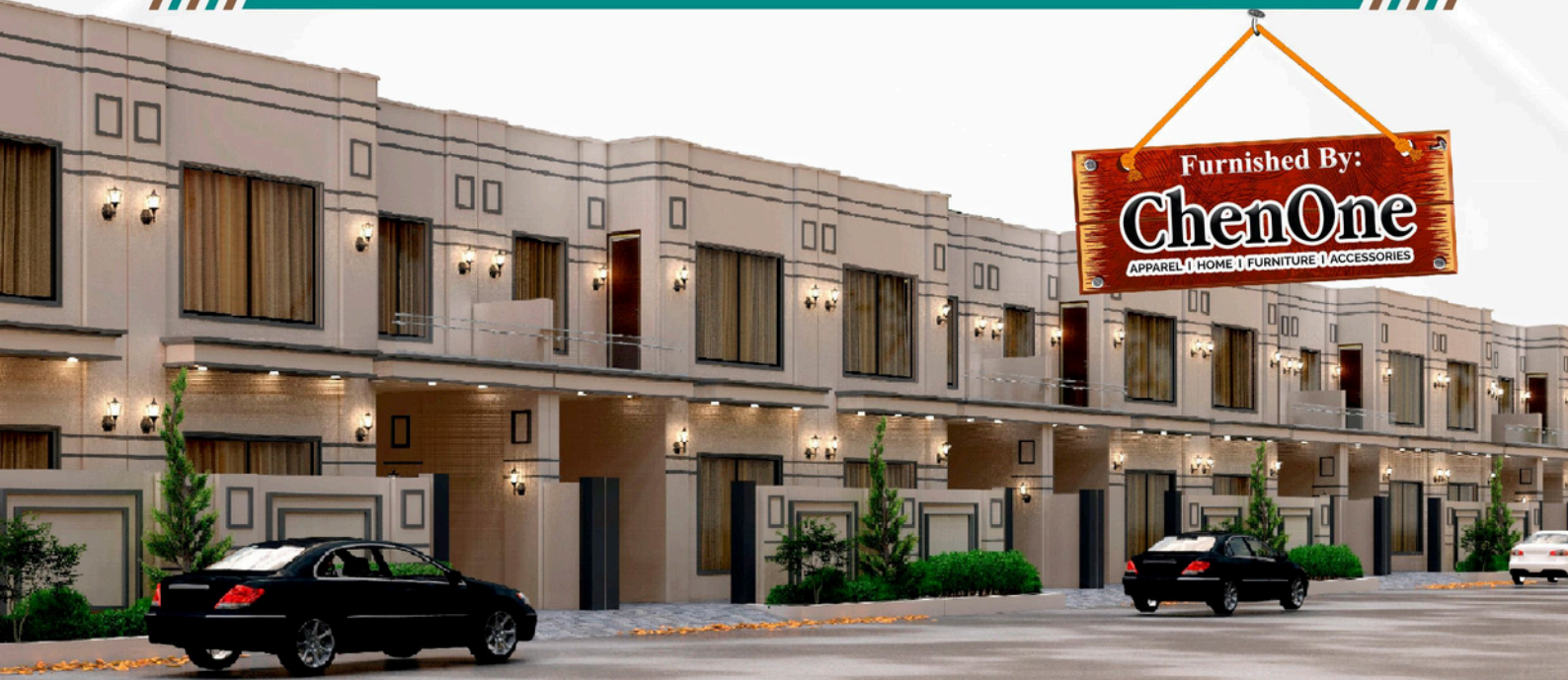
### First Floor

- |                         |                            |                      |                  |                  |
|-------------------------|----------------------------|----------------------|------------------|------------------|
| Bed room 1st Floor:     | 01 Double bed (King Size)  | 02 Bed side table    | 02 Sofa chair    | 01 Storage sette |
| Living Room 1st Floor:  | 01 Center table for chairs | 01 Three seater sofa | 01 Coffee Table  | 02 Single Chairs |
| 2nd Bed Room 1st Floor: | 01 Double seater sofa      | 02 Bed side tables   | 01 Rockingchairs |                  |
|                         | 01 Daisen bed (Queen Size) |                      |                  |                  |





# Furnished Classic House



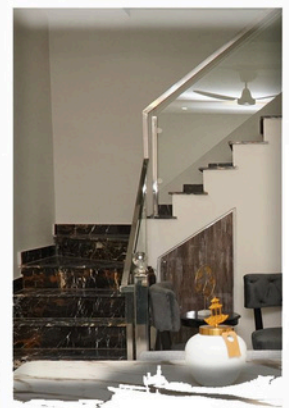
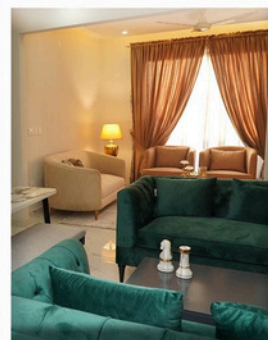
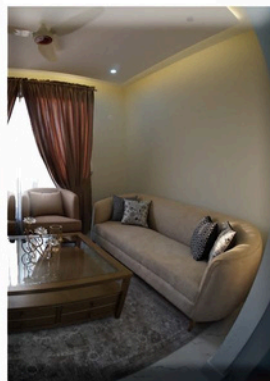
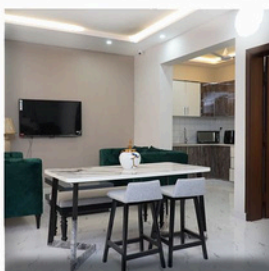
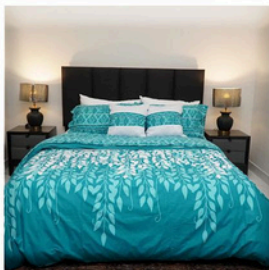
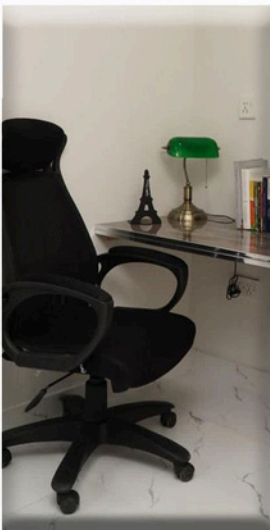
## Furnishing Detail:

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| Drawing Room G-Floor: | 01 Dinning table bench     | 02 Double seater sofa      | 01 Side Table              | 01 Coffee Table  |
|                       | 01 Three sofa set          | 01 Double seater sofa      | 01 Side & 01 coffee table  | 02 Single seater |

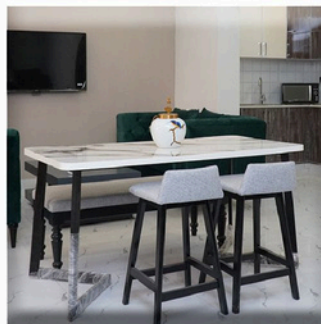
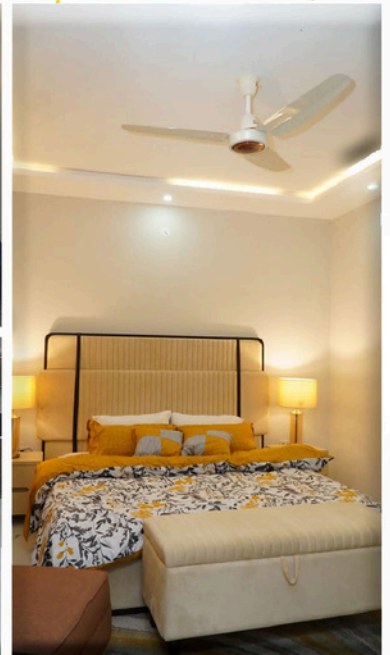
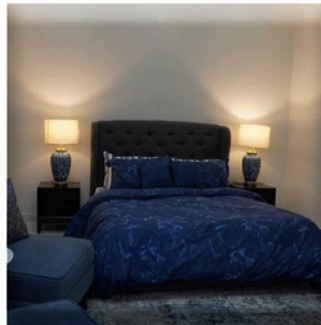
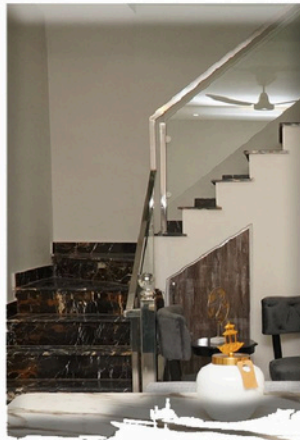
### First Floor

- |                         |                            |                      |                  |                  |
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|                         | 01 Daisen bed (Queen Size) |                      |                  |                  |





## Actual Model House





H O M E S

QUALITY BEYOND PERFECTION

A Project Of:



Sales & Marketing Consultant:



Furnished By:

**ChenOne**

APPAREL | HOME | FURNITURE | ACCESSORIES

**24 Hours Helpline**



**+92 312 6888006**

**Site Office:** Unit No. 7004, Sector-T, DHA Multan.

**Booking Office:** REMS, 1st Floor, Chen One Tower, Multan.



REMS (Real Estate Management Solutions)



www.remsp.com