

## Details of property "Karnal Haveli"

**Name of the owner:** M/s S.R. Resort Pvt. Ltd.

**Address of the Property:** Village Jhanjhari Karnal, Tehsil Nilokheri, Chandigarh-Delhi Highway, Dist. Karnal, Haryana

**Name of the Property:** Commercial Land with permission for construction of Resort having covered area of about 14517.832 sq.yards.

### Land details:

The ownership title is available for 65 Kanal 3 Marle under the sale deed dated 19.05.2004 (Jamabandi for the land area 64 Kanal, 18 Marle) about 8.144 acres on National Highway-1 (NH-1). The details of land registration are as under:

S.No.	Khasra No.	Kanal	Marle
1	2/2	1	16
2	3/1	1	2
3	8/2	5	0
4	9	8	0
5	10/2	6	9
6	11	8	0
7	12	8	0
8	13/1	5	0
9	18/2	3	15
10	19/2	6	0
11	20/1	5	12
12	6/2	3	14
13	15	2	6
14	16	0	4
15	<b>Total</b>	<b>64</b>	<b>18</b>

Permission from the Authorities is available for change of land use for construction of Hotel/ Restaurant building over an area measuring 14,517.832 sq.yards (after excluding 5894.87 sq.yards within 30 meters green belt along with Ambala-Karnal scheduled Road).

### Facility details:

#### **1. Hotel facility**

The Hotel complex has built up area of 74,891.56 sq.ft., the details of rooms is as under:

Type	No. of rooms
Deluxe	18
Suites	2
Deluxe suites	2
<b>Total</b>	<b>22</b>

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## **2. Restaurant facility:**

The facility has 3 restaurants:

**a) The Punjabi Theme Restaurant:** Haveli is the typical Punjabi theme restaurant having 350 seats. It is one of the largest theme restaurants in India which serves purely vegetarian food and only non-alcoholic beverages.

**b) Fast food Joint:** The fast food joint, having variety of Intercontinental, Chinese, South Indian, Indian snacks and big range of shakes and non-alcoholic beverages with a capacity of 60 seats.

**c) Non-veg. Restaurant:** The non-veg. restaurant having 60 seats with a variety of items on their menu.

The restaurant facility also has a food court, making available all sorts of high street food with traditional sitting arrangement of village depicting Heritage of Punjab.

## **3. Shops:**

There are 14 shops in the Complex, having wide traditional ethnic and colorful collection attracting tourists and quality highway travelers.

## **4. Banqueting:**

Luxurious banquet halls (2 nos.), with capacity to accommodate 300 and 100 persons respectively abutting a lawn for 1500 persons gathering.

## **5. Other facilities:**

- Fully Furnished sitting area, lounge furnished with rich furniture, Plasma TVs and refrigerators.
- Employee Dormitory Hall and Cafeteria for providing the quality refreshment for the staff.
- AC Plants: 1 of 125 ton and 3 of 50 tons capacity.
- One Effluent Treatment Plant having capacity of 50,000 ltrs./day.
- Two R.O. Plants having capacity of 400 ltrs./hr. and 600 ltrs./hour.
- 3 Gensets: of 320 KVA, 200 KVA and 110 KVA respectively.
- 2 Security Guard rooms.
- 3 Kitchens equipped with latest technology appliances.
- 3 stores assisting in providing the services.
- Main grocery store.
- Cold storage and House Keeping store.
- Sanctioned electricity load of 650 KW with transformer.

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