



MyScaai  
Bharat

# **MYSCAAI BHARAT**

## **CONSTRUCTION PVT LTD.**

### **PROPOSAL**



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# ABOUT US



MyScaai Bharat is a pioneering construction company that transforms dreams into reality. We specialize in residential, commercial and farmhouse construction, seamlessly blending innovation, quality and client-centricity.

Our team and designers collaborate closely to create layouts that enhance workflow, optimize space utilization and create an atmosphere that resonates with the brand identity of the business & home.

## ACHIEVEMENT & AWARDS

MyScaai Bharat is a **Multi-Award Winning Construction Company**

- **Best Construction Company of 2024 at India Property Awards**
- **Best Construction Company for Residential Projects 2025 at the GABA Awards in Dubai**



Our Founder

## MEET FOUNDER

**Mr. Sankalp Singh Solanki**

Seasoned entrepreneur with over a decade of experience. His passion lies in revolutionizing construction, aiming to streamline the industry.



# WHAT WE OFFER

Experience hassle-free home building with our all-in-one service- architectural design, premium construction, smart automation, beautiful interiors, amenities and support.

MyScaai Bharat leverages cutting-edge technology and sustainable practices to create smart homes, enhancing living standards while minimizing environmental impact, thus positioning itself as a leader in the modern construction landscape.

## Our 5 Pillars



Smart  
S = Support



Smart  
C = Construction



Smart  
A = Automation



Smart  
A = Amenities



Smart  
I = Interiors

Price Locking Facility

01

On Salary Workers, No 3rd party

02

Premium Quality Construction

03

One Timeline, One Cost, One Team

04

05

No Game of Inclusion & Exclusion

06

No Hidden Costs

07

Personalised Design Consultation

08

One Stop Solution

USPs



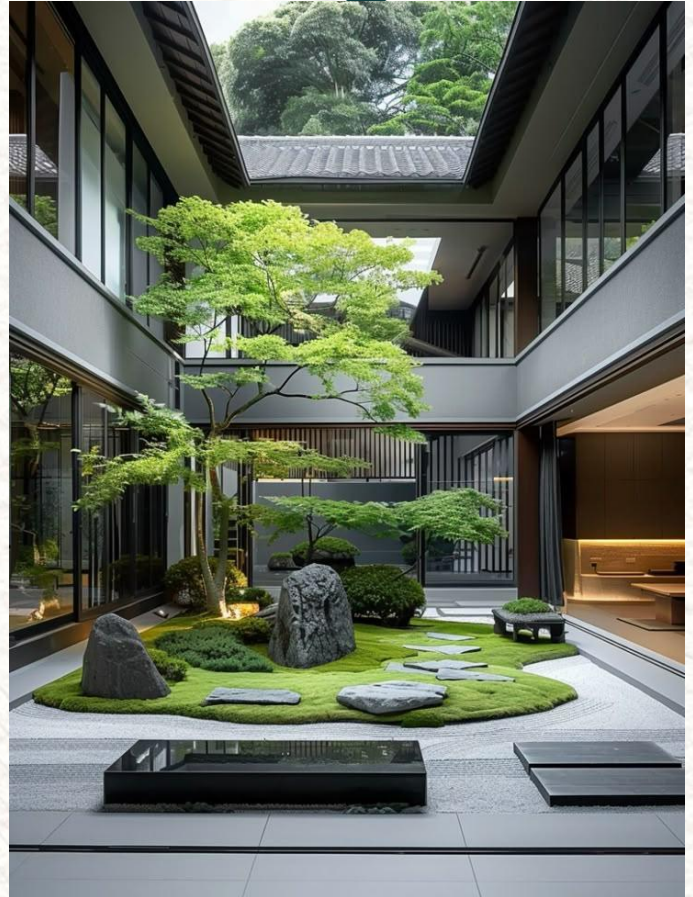
# Our Exclusive Offerings



Double Height Living area



Skylight (Open to Sky)



Indoor Courtyard



Gym Area



Glass Railings



# Our Exclusive Offerings



Ceiling Height - 11.5 Ft



TV Unit



Glass Partition in Bathroom (On-Demand)



Compound wall



Home Automation



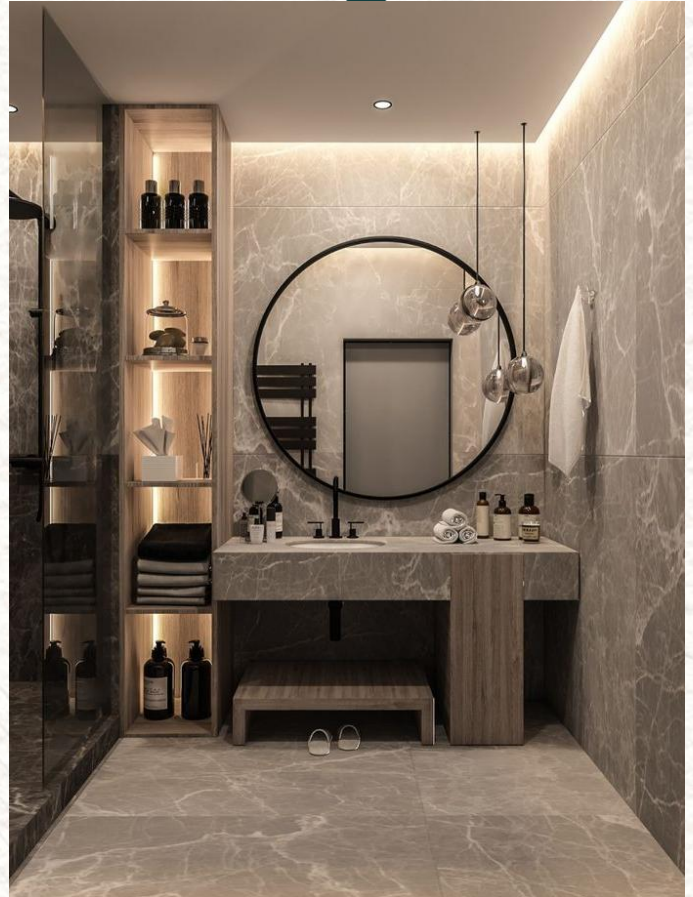
# Our Exclusive Offerings



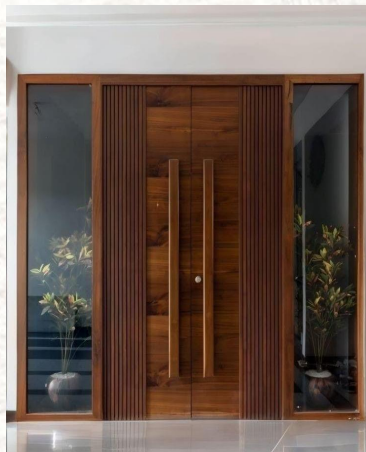
Vanity Cabinet (On Demand)



Jacuzzi/ Bathtub (On Demand)



Floor to Roof Tiles in Toilets



Main Door 5ft X 8ft



Floor to Ceiling Doors & Windows



# Our Exclusive Offerings



**False Ceiling**



**Modular Kitchen**



**Italian Marble - Inspired Tiles**



**Wardrobes**



## OUR OFFERINGS

|                               |  |
|-------------------------------|--|
| Reports                       | Soil Test & Survey Report  |
| Permissions                   | Help in Authority Approvals, Temporary Electric Connection, Borewell   |
| Designs                       | Architecture design (2D, 3D & GFC), Vastu, Structure Design  |
| Execution                     | Premium Construction which includes full house, Underground RCC Sump Tank, Labour Shed, Anti-Termite Treatment, Parapet wall, Compound wall, Elevation, Rainwater Harvesting, Waterproofing, Overhead Tanks.   |
| Materials                     | Only Premium Materials<br>Cement - UltraTech<br>Steel - JSW<br>Electrical - Havells<br>Plumbing - Ashirvaad<br>Tiles - Kajaria<br>Paints - Asian Paints<br>Sanitary Ware - Jaquar, Kohler, Grohe<br>Windows - UPVC<br>Door - Teak Door & Flush Doors   |
| Extra Items that are included | Earthquake resistant structure design, 1.5 floors future expansion provision, Unlimited Design changes, Unlimited Colour Choices, No extra cost for granite laying and polishing, No extra charges for laying tile size of 1x2, 2x2, 2x4, 4x4  |
| Smart Interiors               | Modular Kitchen , Wardrobe, TV unit, false ceiling<br>Note - Full interiors can also be done by MyScaai Bharat which can include wall claddings, dressing tables, vanity under the basins, lighting, appliances, furnitures, curtains, kitchen utensils etc with additional costing  |
| Smart Automation              | CCTV cameras, smart switches, smart lights, Gas leakage sensors, SOS emergency alarms, Wall mounting sensors<br>Note - Full home automation can also be done by MyScaai Bharat which can include app controlled appliances, synchronized speakers, curtain controllers, Smoke detectors, irrigation systems, smart air purifiers, same pet feeders with additional costing |



## OUR OFFERINGS

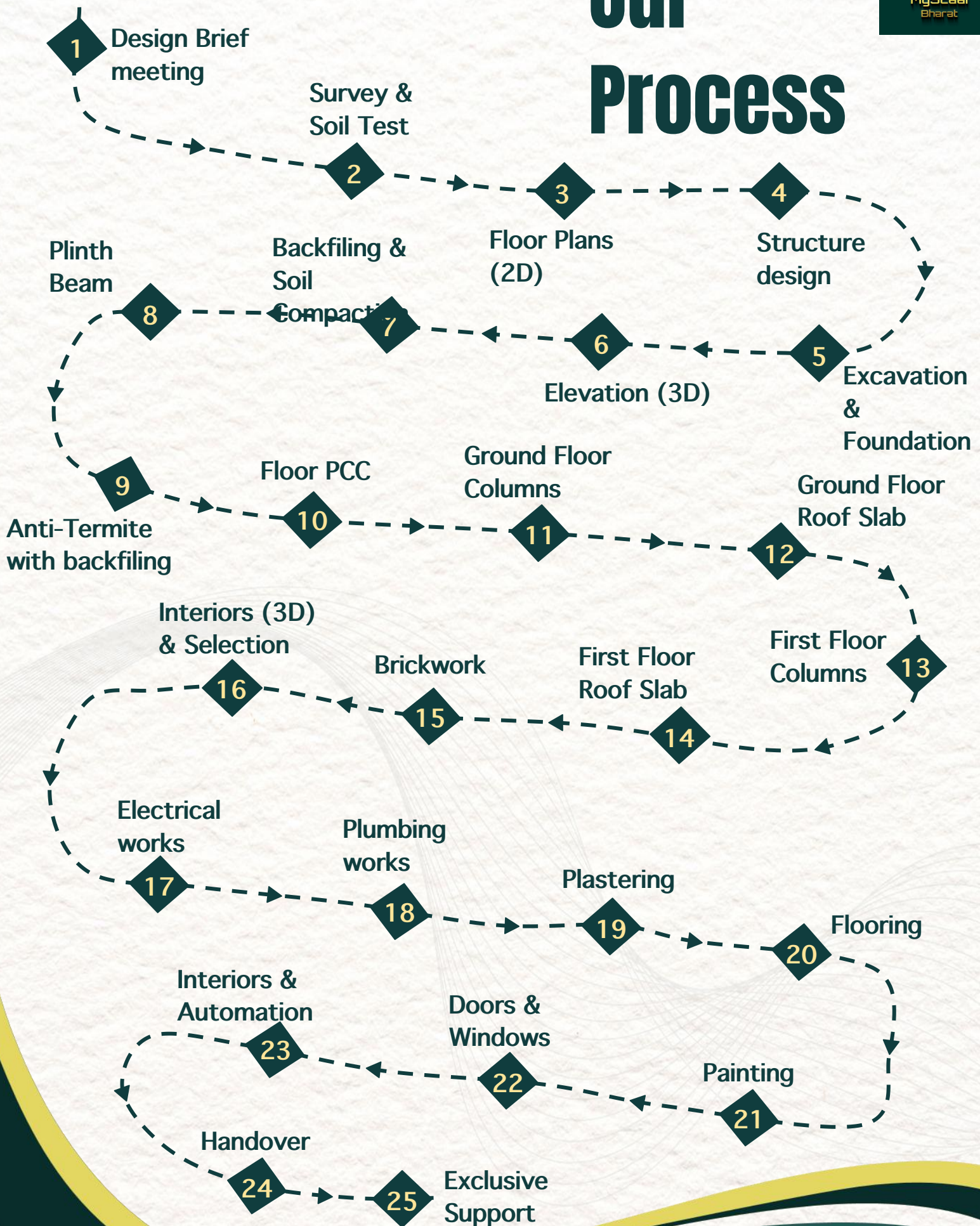
|                                   |   |
|-----------------------------------|---|
| Smart Amenities                   | Acupressure path, 10X10 natural garden on the ground floor or artificial garden on terrace, car/bike parking, Open to sky concept, Double height concept, Internal courtyard concept, health care area, Fitness area, Gym |
| Extra items that are not included | Swimming pool, terrace gardens, Home theatre, Pergola, Barbeque setup, Health care area, Island kitchen, breakfast counter  |

### Project Summary : Client's Requirements

|               |  |
|---------------|--|
| Plot Size     |  |
| Built Up Area |  |
| Ground Floor  |  |
| First Floor   |  |
| Second Floor  |  |
| Third Floor   |  |
| Fourth Floor  |  |



# Our Process





# SCOPE OF WORK

## SMART CONSTRUCTION

### Home design and architecture



#### Floor Plans

Development of a floor plan is the first and most crucial activity. We follow a 3-step process

1. Our Architect will take a design brief from the family.
2. We will present one or two options after 7-10 days
3. Based on your feedback, the floor plan is modified till finalised. Generally, 3-4 iterations are what it takes to finalise a plan.



#### Elevation

Once the floor plan is finalised, development of elevation or look of the house from outside is the next crucial activity. We follow a 2-step process for this:

1. Our Architect will show our catalogue of 'Types of Elevation' and various materials that can be used in elevation.
2. Our Architect will share the elevation design with 3D rendering as per the elevation selected by the client.



#### Selection of finishing material

Finishing material like tiles, marble, granite, paint, wardrobe and kitchen finish etc. will be selected by the client in one of the following two ways:

1. Our team of Architects have put together catalogues. You can select the looks from there or our Architect can recommend to you.
2. You can put together a look yourself from the showrooms and share them with the Architect. The budget has been allocated, and any expenses exceeding this budget will be borne by the client.



#### Floor Height

1. Habitable floor clear ceiling height – 11.5ft
2. Stilt/parking floor clear ceiling height – 10ft
3. Mumty and terrace structure clear ceiling height – 10ft

#### Plinth Height

Not more than 2ft, measured from road level



#### Survey & Soil Test

MyScaai Bharat will do the survey and soil test of the site shown by the client

#### Drawings Copy

Pdf versions are shared with the Plot owner for their records.



# Structure

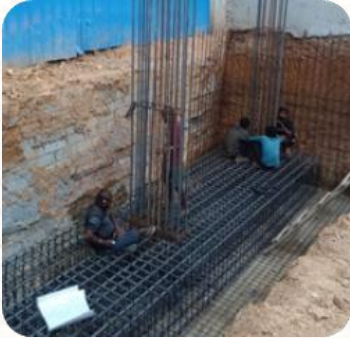


## Structure Drawings

**Certified structure design:** Structural design is done keeping in mind IS codes for structure design and earthquake zone

## Demolition

MyScaai Bharat will undertake demolition, if there is an existing structure on the site. Plot owner should remove anything that they want to remove. The demolition will be charged extra as per actuals.



## Structure Assumption

The Foundation has been assumed as Isolated footings in regular Soil of Bearing Capacity  $180\text{kN/m}^2$  and above and up to a depth of 5 feet. Extra charges and time duration will be applicable in case the soil condition is not normal (high water level, loose soil etc) and if any rock is found while excavating, the trimming charges will be extra.

Soil excavated from site shall be used for backfilling, incase different gravel needs to be procured the same shall be charged as per actuals.



## Steel

FE 550 D TMT of JSW

## Concrete

RMC of M20/ M25 grade or as specified by Structure Engineer

## Cement

Ultratech/ ACC/ Birla



## Sand & Aggregate

M sand for brickwork or plastering

Aggregate size will be 20mm downsize & 40mm downsize

Note: If River Sand is required, it will be charged extra as per actuals

## Blocks/ Bricks

Blocks / Red Bricks with 9" for external and 4.5" for internal



## Plaster

Internal Plastering (1:6 cement mortar), external plastering (1:6 cement mortar) and ceiling plastering (1:5 cement mortar) shall be done. The thickness of the plaster shall be minimum 12mm for internal, 8mm for ceiling and 12mm for external.



# Structure



## Curing

Only water will be used for curing. If there is non availability of water, curing compounds of Sika Antisol/ equivalent brand shall be used in the internal and external plastering.



## Waterproofing

Waterproofing shall be done in the terrace slab corners, all washrooms and balconies using **Dr. Fixit**/ equivalent brands. Waterproofing admixture of Dr. Fixit/ equivalent brand shall be used in internal plaster, external plaster and mortar mix used in fixing washroom tiles.



## Boundary Wall

9" thick and 5ft high (from the road level). Boundary wall will be on a plinth beam with a column at a gap of approx. 15ft. Brickwork top will be finished with a 2" thick coping to reduce the cracks on the top of the wall due to the weathering effect. Compound walls shall be plastered and painted as per the plastering and painting specifications. The compound wall shall be constructed on stone masonry foundation of minimum width 450mm (1.5 feet) and minimum depth 600mm (2 feet). The foundation shall be laid on compacted hard soil.



## Parapet Wall on Terrace

9" thick and 3.5ft high (from the finished floor) high **parapet wall** on terrace. Brickwork top will be finished with a 2" thick coping to reduce the cracks on the top of wall due to weathering effect.

## Parapet Wall on Mumty

9" thick and 1ft high (from the finished floor) high parapet wall on terrace. Brickwork top will be finished with a 2" thick coping to reduce the cracks on the top of wall due to weathering effect.



## Anti Termite Treatment

In case there is no basement, then anti-termite treatment will be done below the stilt floor/ground floor and outer periphery of the building. In case of basement, then Anti-termite treatment will be done below the raft and outer periphery of the building at ground level. Anti-termite treatment is done using Bayer chemicals. 12mm dia 300mm deep holes to be made at every 200mm and administered with Anti-termite chemical. Diluted solution of Anti-termite chemical is used @5 litre/Sqm.



# Plumbing Services

**ashirvad**  
PIPES



## Pipes

CPVC & UPVC pipes of Ashirvad brand

## Rainwater Harvesting

Rain water harvesting pit will be provided as per norms (**4000 litres**)



## Overhead Tanks

There will be two separate tank. Capacity of each unit be **1000 litres**.

Tanks will be four layered Sintex/ Vectus. Location of tanks will be on the top of the Mumty. If the client wants it in any other location, the water tank will be placed on the metal structure which will be charged extra.



## Underground Sump

Underground sump shall be provided with RCC. PCC bed concrete of minimum 100mm thickness shall be provided at the bottom with RCC walls. MS cover plate of dimension 600 mm x 600 mm shall be provided.

**7,500 litres** underground sump with auto controller is included

## Manhole Covers

MS Covers



## Kitchen

Provision shall be made for water purification inlet near kitchen sink

## Utility Area

- Utility area shall be provided with a water inlet and outlet. Taps shall be provided for the utility area upto Rs 1500/- Brand – Jaquar
- Provision shall be made for washing machine inlet and outlet for utility / dry balcony.



## Miscellaneous

- Sewer line connection to the main drain line is included in the proposal upto 10 feet from the building.
- Atleast two nos. of 6" rainwater discharge pipes shall be provided.
- External pipes shall be fixed on raised clamps
- 1 toilet for 1000 sqft of built-up area – Extra toilet will be charged separately.



# Electrical Services



## Wires

Fireproof wires from **Havells/Anchor**

Sizes of wire is as follows:

Main Panel to Distribution Board: 10 sq mm

Light circuits: 1.5 sq mm

Power circuits: 4 sq mm if wire is carrying load for 2 circuits, 2.5 sq mm if wire is carrying load of one circuit.

Light point, Earthing: 1 sq mm

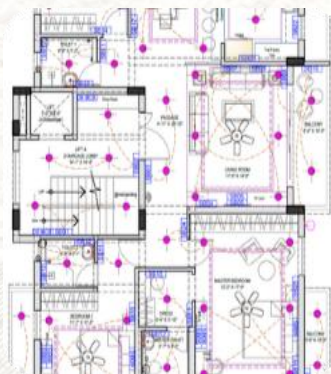


## Switches & Sockets

White colour switches from **Havells/Anchor Penta**

MCB boards shall be provided (Anchor/Havells or equivalent):

10A MCB for light circuit, 20A MCB for power circuit and 32A MCB for AC circuit.



## Electrical Design

Electrical design shall be done as per the layout with adequate number of lights, fans & switches based on the **technical calculation**.

- AC & Networking provision to be made. Wiring will be charged extra.
- Provision for television cable connection shall be provided
- Each house shall be provided with 1 number of calling bells

## Earthing Pit

Earthing pit for one dwelling capacity shall be provided per 1000 sq ft of package built-up area.



## Conduits

**ISI mark** conduits, heavy conduits in slab and medium conduits in walls

## Exhaust Fan

Provision for exhaust fan shall be provided in toilet and kitchen



## Electric Car Charging

Provision of conduit and junction box for 1 electric car charging point in parking area. Wiring will be provided by the client.

## Geyser Provisioning

Solar provision in the bathroom



# Flooring

## Living Room

Design is as per the choice made by the Plot owner from the selection set. We use **Italian Marble - Inspired Tiles**. It will be laid without gaps with grouting. Skirting is 4 inch high, flushed with a wall.  
Upto Rs 150/- Per sqft



## Dining, Entry, passage etc

Design is as per the choice made by the Plot owner from the selection set. We use large format **vitrified tiles** (upto 4ft X 4ft). Tiles will be laid without gaps with grouting. Skirting is 4 inch high, flushed with a wall. Tile fixing with adhesive will be charged extra.  
Upto Rs 150/- Per sqft. Brand - Kajaria



## Bedrooms & Other rooms

Design is as per the choice made by the Plot owner from the selection set. We use large format **vitrified tiles** (upto 4ft X 4ft). Tiles will be laid without gaps with grouting. Skirting is 4 inch high, flushed with a wall. Tile fixing with adhesive will be charged extra.  
Upto Rs 150/- Per sqft. Brand - Kajaria





# Flooring

## Stairs

**Granite** of value up to Rs. 100/- per sqft. Granite used shall be as approved by the engineer and shall be hard, sound, free from cracks, cavities, holes, patches of injurious veins, weathered portions, flaws, etc. Granite used should have a minimum thickness of 18 mm.



## Parking

**Anti-skid tiles** of value up to Rs 80/- per sqft



## Bathrooms

**Floor:** Vitrified tiles, size upto 2ft X 2ft, Upto Rs. 120/- per Sqft

**Walls:** large format Vitrified tiles, size upto 2ft X 4ft are laid upto the bottom of false ceiling, Upto Rs. 120/- per Sqft. Design is as per the choice made by the Plot owner from the selection set. Joints shall be cleaned thoroughly and grouted with site made grout. Tile fixing with adhesive will be charged extra.

Brand - Kajaria





# Flooring

## Kitchen

**Floor:** Vitrified tiles, size upto 2ft X 4ft

**Walls:** large format Vitrified tiles, size upto 2ft X 4ft, 2ft above kitchen slab will range Upto Rs. 150/- per Sqft  
Design is as per the choice made by the Plot owner from the selection set. Joints shall be cleaned thoroughly and grouted with site made grout. Tile fixing with adhesive will be charged extra.

Brand - Kajaria



## Bathroom & Kitchen Counter

Countertop shall be granite of thickness (15-18mm thickness)

2 feet wide upto Rs 120/- per sqft



## Miscellaneous

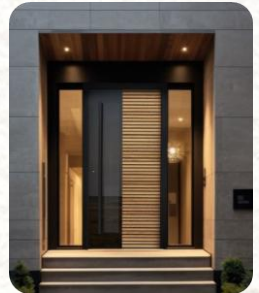
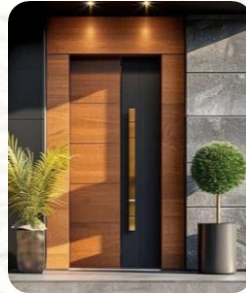
- Labour charges for cutting, laying, polishing, nosing, chamfering of granite is included.
- Borders for flooring kitchen platforms and doormats designs will be charged extra.
- Plinth protection up to two feet wide is included in the proposal.
- Grouting for tiles in the Balconies, terrace (if opted) shall be done with polymeric cement grout of Roff/ Weber/ equivalent brands.
- Labour charges for cutting, laying, polishing, nosing, chamfering of Italian Marble is charged extra



# Doors & Windows

## Main Doors

Teak Door along with teak frame or equivalent of 5ft X 8ft & SS fittings, including hardware (1 number of tower bolts, 3 numbers of hinges. Wall mounted magnetic door stopper) Door Thickness around 38mm.  
Upto Rs 50,000/- per door



## Internal Doors

Membrane doors / Flush Door with Laminates including hardware. (1 number of aluminum / Stainless Steel tower bolts, 3 numbers of Stainless-Steel hinges. Wall mounted magnetic door stopper)

Door Frames of Sal Wood 4 inch by 2.5 inch

Bedroom door Opening Size : 3.5ft X 8ft

Toilet door Opening size : 3ft X 8ft

Upto Rs 15,000/- per door



## Doors Provided

For each habitable unit: One main door, one door for kitchen, one door for each bedroom & bathroom/powder room and one door at stilt and mumty.  
Additional number of doors will be charged extra.

## Special Internal Doors

Special internal doors like sliding, folding, glass doors, store doors are charged separately as per design



## Doors & Windows



### Windows

White colour, single glazed UPVC windows with toughened glass and mosquito mesh upto 8 Ft

### Miscellaneous

- Grill work for the window shall be MS grill with maximum 125mm spacing and 12mm thick rod.
- Main door frame shall be 0 ft 3 inches x 0 ft 5 inches, Room and bathroom frame size shall be 0 ft 2.5 inches x 0 ft 4 inches

## Fittings & Fixtures

### Bathrooms

Bathroom fittings and fixtures from Jaquar/ Kohler/ Grohe  
Upto Rs 40,000/- per bathroom

- Basin Area: Wall mounted faucet with concealed diverter, counter mounted basin
- WC area: Wall hung WC with soft closing seat and concealed cistern, health faucet.
- Shower area: Single lever mixer with overhead shower, bath spout



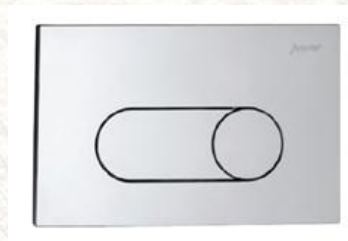
Rimless WC with Soft  
Close Slim Seat



Single piece Slim  
Concealed Cistern



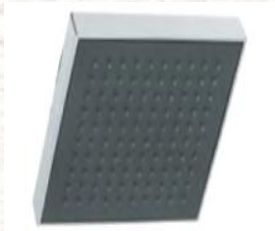
Hand  
Shower



Flush Plate Ornamix Prime



Spout



Overhead Shower  
with Shower Arm



Diverter



Wall Mounted Basin Mixer



Counter Top Basin



## Fittings & Fixtures



### Kitchen

Kitchen Sink of Stainless Steel Upto Rs 5,000/-. Brand - Jayna  
Kitchen fittings and fixtures from Jaquar upto Rs 2,500/-

Kitchen Loft will be charged extra



### Bathroom Mirror

5 mm thick frameless float glass bevelled mirror. Mirror width will be as per the width of the counter and height of mirror will be 3ft

## Finishing



### Internal Walls

Asian paints Royale Emulsion or equivalent

### POP/ Putty

Internal Wall of dry habitable areas has a coat of POP/putty on the top of Internal Plaster. Minimum thickness of POP will be approx. 5mm



### Internal Ceiling

Asian paints Royale Emulsion or equivalent

### Servant Room & Toilet

Asian paints tractor Emulsion or equivalent

### Parking Area

Asian paints tractor Emulsion or equivalent



### Lift Shaft

Distemper Paint

### Exterior Walls

Asian Primer + Apex Exterior Paint or equivalent  
External walls shall be painted with one coat of primer and two coats of paint



# Finishing



## MS Works

Enamel paint shall be provided for all the MS grill works. All MS steel painting shall be provided with an anti-corrosion coat before painting

## Staircase & Balcony Railing

Glass railing with SS handrail of 3 Ft height.



## Gate

A 5 ft high gate will be planned for pedestrian and car movement. Total width of gates will not be more than 10 ft width and 1 gate for pedestrians of 3ft width. Design of gates will be selected from the selection set. Gate will be finished with enamel paint. The gate shall be provided with a minimum two numbers of hinges, one number of top latch and one number of bottom latch

## SMART AUTOMATION



- Smart Switches in the Drawing Room - 1no.
- Smart Lights in Drawing Room - 1no.
- Gas Leakage Sensor - 1 no.
- CCTV Camera - 2 nos.
- Smart Door Locks - 1 no.
- Wall Mounting Censor - 2 nos.
- SOS Emergency Alarm for Washroom - 1 no.



## Modular Kitchen

Modular Kitchen (Only 1 modular kitchen is included in the proposal) Width 10 ft

Upto Rs 1,50,000/-

**Carcass:** It will be made of BWP plywood with thickness of 18mm for the sides, top, bottom, drawer and shelves. The back ply and the drawer base will be of 6mm ply. It will be finished with laminate on all sides.

**Shutters:** It will be made of BWP plywood from Century/ Green of 16 mm thickness. It will be finished with laminate.

**Hardware:** Drawer channel will be a soft close and hinges will be soft close.

Modular kitchen will consist of

- Set of 3 drawers (2 medium & 1 large) below the Hob for cutlery & utensils
- Set of 2 drawers (1 medium and 1 extra large) below the counter
- Set 2 large drawers below the counter
- 1 bottle pull out
- A tall unit (subject to space) with 4 drawers and shelves on top of it,
- A inbuilt microwave and oven unit (subject to space) with drawers below it
- A utensil tray unit above the sink
- L-shutter in corners for easy access to shelves
- Cover for Chimney and Chimney pipe



## Bedrooms - Wardrobes

Width upto 6 ft and height upto to ceiling or false ceiling per bedroom. Internal module design of each wardrobe is as per the choice made by the plot owner from the selection set.

Upto Rs 65,000/- per wardrobe

**Carcass:** It will be made of century ply with thickness of 18mm for the sides, top, bottom, drawer and shelves. The back ply and the drawer base will be of 6mm ply. It will be finished with laminate on all sides.

**Shutters:** It will be made of high quality MDF from Century/ Green of 16 mm thickness. It will be finished with laminate.

**Hardware:** Drawer channel will be a soft close and hinges will be soft close.





## Drawing Room - TV Unit

Upto Rs 30,000/-

**Carcass:** It will be made of century ply with thickness of 18mm for the sides, top, bottom, drawer and shelves. The back ply and the drawer base will be of 6mm ply. It will be finished with laminate on all sides.

**Shutters:** It will be made of high quality MDF from Century/ Green of 16 mm thickness. It will be finished with laminate.

**Hardware:** Drawer channel will be a soft close and hinges will be soft close.



## Bathroom Vanity (On Demand)

Upto Rs 10,000/-

**Carcass:** It will be made of century ply with thickness of 18mm for the sides, top, bottom, drawer and shelves. The back ply and the drawer base will be of 6mm ply. It will be finished with laminate on all sides.

**Shutters:** It will be made of high quality MDF from Century/ Green of 16 mm thickness. It will be finished with laminate.

**Hardware:** Drawer channel will be a soft close and hinges will be soft close.



## False Ceiling

Living Room, Dining Room, All Bedrooms, Kitchen, Bathrooms

**Rooms :** A 2ft cove on all four sides. In the space above the wardrobe, the width will be increased by the width of the wardrobe for aesthetic purposes.

**Bathrooms:** Grid false ceiling





# SMART AMENITIES



## Greenery

A well - maintained garden can add to the beauty and aesthetic appeal of an independent house.  
10 Ft X 10 Ft artificial garden on terrace or natural grass lawn on the ground floor



## Parking

Ample parking space for vehicles can be provided in form of a garage or carport.  
2-3 Car Parks & 4-6 Bike Parks.  
Based on the layout



## Security

Adding security measures such as CCTV cameras, alarms, and security personnel can enhance the safety of the residents.  
2 nos. CCTV cameras

## Rainwater Harvesting

A rainwater harvesting system can be installed to collect, store, and reuse rainwater for irrigation and other non portable uses. - 4000 litres

## Earthquake Resistant

Earthquake resistance according to IS 1893 (Part 1),2002

## Living/ Dining Area

Double Height Option

## Healthcare

Gym, Fitness & Yoga area





## Property Support

Packers and Movers

Property Management - Maintenance, Rental, Sales support

Electrician, Plumber, Carpenter etc. support

## Terms & Conditions

- Any additional work apart from the proposal will be charged extra
- All rates are Exclusive of GST
- Structural column plinth, beam size will be done according to the site requirements
- Any item which is not mentioned in the specification is an exclusion.
- One kitchen is included in the package per 3000 sqft built-up area. Additional kitchens shall be charged on a pro-rata basis.
- 1 toilet for 1000 sqft of built area – Extra toilet will be charged separately



## Things we Exclude

- Swimming pool
- Govt Approval, Permission, Tubewell, Electric Connection Temporary and Permanent both
- Island Kitchen
- Home Theatre
- Elevator
- Barbeque
- Terrace Garden with natural grass
- Pergola
- Crockery and Storage unit in kitchen
- Wooden & Italian marble Flooring
- Landscape
- Anything else

### Things required from the client

- Govt Approval
- Electric Connection
- Water connection
- Clean site onto road level
- Borewell



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## TIMELINE

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The project timeline for the construction would be 12 months with a grace period of 3 months

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## COST

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The overall items/ specifications mentioned in the scope of work are achieved at the price of Rs 2800/- per sqft + GST

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### HOW DO WE CALCULATE THE COST

*We calculate on the slab area per floor*

Plot area = 2400 sq.ft  
Ground floor Built up area = 2100 sq.ft  
First Floor Built up area = 2100 sq.ft  
Second Floor Built up area = 2100 sq.ft  
Third Floor Built up area = 2100 sq.ft  
Total Built up area = 8400 sq.ft

**Total Cost = 8400 X 2800 = Rs 2,35,20,000/- + GST**

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## OUR OFFICES

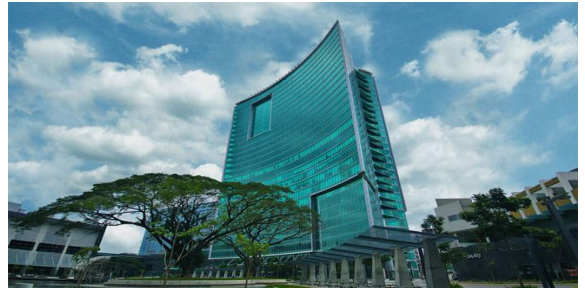
### Bangalore

UB City, 15th Floor  
Vittal Mallya Road, Bangalore  
Karnataka - 560001



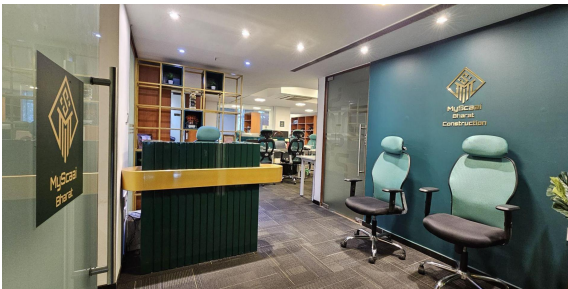
### Bangalore

World Trade Center, 22nd Floor  
Rajajinagar, Bangalore  
Karnataka - 560055



### Bangalore

4th Floor, BO Concept  
Sadashivnagar, Bangalore  
Karnataka - 560080



### Dubai

Standard Chartered Tower, Level 5,  
Emaar Square, Downtown,  
Burj Kalifa, Dubai



### Ballari

Ayyappan - DU Towers, Parvathi Nagar, Ballari, Karnataka - 583103

### Davangere

3993/27, 20th Main Road, Kuvempu Nagar, MCC B Block  
Davangere, Karnataka - 577004

### Bhopal

H.N. 46, Aranyavali, Behind Ashima Mall  
Bhopal, Madhya Pradesh



## CORE TEAM

### SANKALP SINGH SOLANKI

#### FOUNDER & CEO

He is a seasoned entrepreneur with over a decade of experience across IT, Consulting, Ayurveda and Real Estate Construction. His passion lies in revolutionizing construction, aiming to streamline the industry and solve its challenges. With a track record of awards and achievements, he is not only a recognized entrepreneur but also a political strategist, motivational speaker, and philanthropist.



### PRIYANKA SINGH SOLANKI

#### DIRECTOR

With over a decade of invaluable experience in management, Priyanka Singh Solanki is a dynamic force at MyScaai Bharat. Her visionary leadership and strategic acumen have been instrumental in shaping the company's growth and success. Priyanka is also the visionary founder of a thriving Indian news and media company Successful Indian.



### HARMEET KAUR

#### PRINCIPAL ARCHITECT

A seasoned architect and graduate of Vastu Kala Academy, New Delhi and IIM Trichy's General Management program. With a rich more than ten-year journey, she led diverse projects in Residential, Institutional and commercial realms, mastering conceptualization, planning and execution. Oversee projects from inception to fruition. Nominated for the esteemed Wade Design Awards and winner of A'Design 2019 Bronze





## OTHER VENTURES



## THANK YOU

### Contact Us



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[www.myscaai.com](http://www.myscaai.com)



- 15th Floor, UB City, Bangalore
- 22nd Floor, World Trade Center, Bangalore
- 4th Floor, BO Concept, 1/58, 8th Main Road, Sycon Polaris, Sadashivnagar, Bangalore - 560080
- Ayyappan - DU Towers, MIG 3, KHB Colony, Parvathi Nagar Main Road, Ballari - 583103