



92HOMES

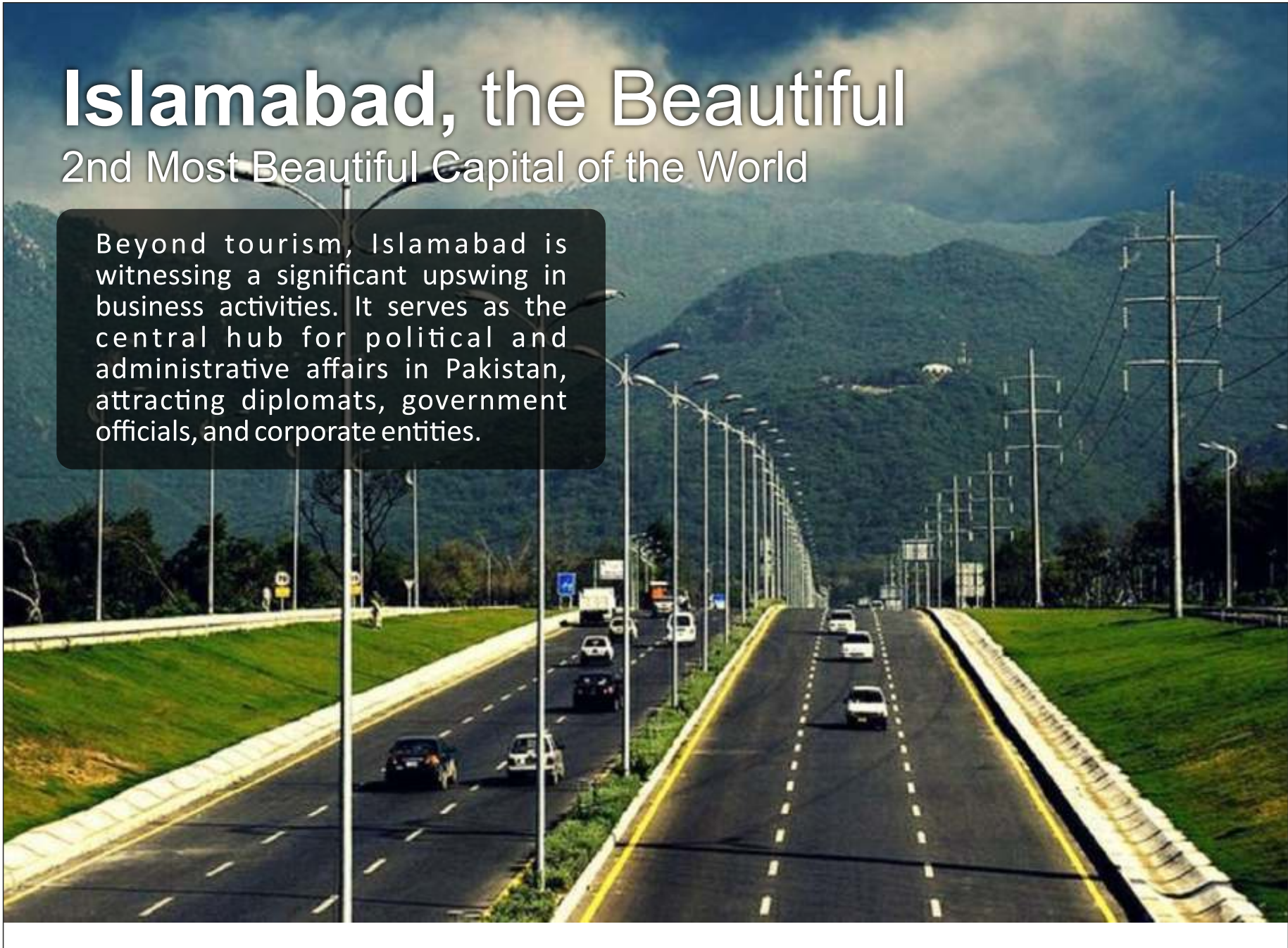
An Affordable Housing Project by,
Pin92 Constructions pvt ltd.



Islamabad, the Beautiful

2nd Most Beautiful Capital of the World

Beyond tourism, Islamabad is witnessing a significant upswing in business activities. It serves as the central hub for political and administrative affairs in Pakistan, attracting diplomats, government officials, and corporate entities.





Your Trusted Partner in Real Estate Investment Success

At Pin92 Real Estate Investment Company, our focus is on securing your financial future through savvy, data-driven real estate investments. We go beyond mere property transactions to strategically create wealth and transform communities.

We're dedicated to sustainability and responsible investment. We're committed to investing in properties that align with sustainable development goals, to create environments that are not just profitable, but also healthy, efficient, and environmentally friendly.

میرا گھر، سارا پاکستان

INVESTMENT FOR THE NATION

Introduction to Zammar Valley

Zammar Valley is a successful housing town where 92Homes are being constructed, offering an excellent living environment. Located adjacent to the new Tableeghi Markaz, Zammar Valley is strategically positioned to provide easy access to both spiritual and daily life needs.

Community and Lifestyle

Zammar Valley is a well-developed housing society with over 500 homes constructed by the general public. Residents enjoy a high-quality lifestyle, supported by modern amenities and a strong community spirit. The proximity to the Tableeghi Markaz is a unique feature, attracting more than 50,000 people every Thursday night for prayers and Islamic discussions.

Location and Accessibility

Zammar Valley boasts excellent accessibility due to its prime location. It is easily reachable via major roads and public transport, ensuring residents can commute effortlessly.

With its comprehensive amenities, vibrant community, and convenient location, Zammar Valley stands out as a desirable place to live and invest in.

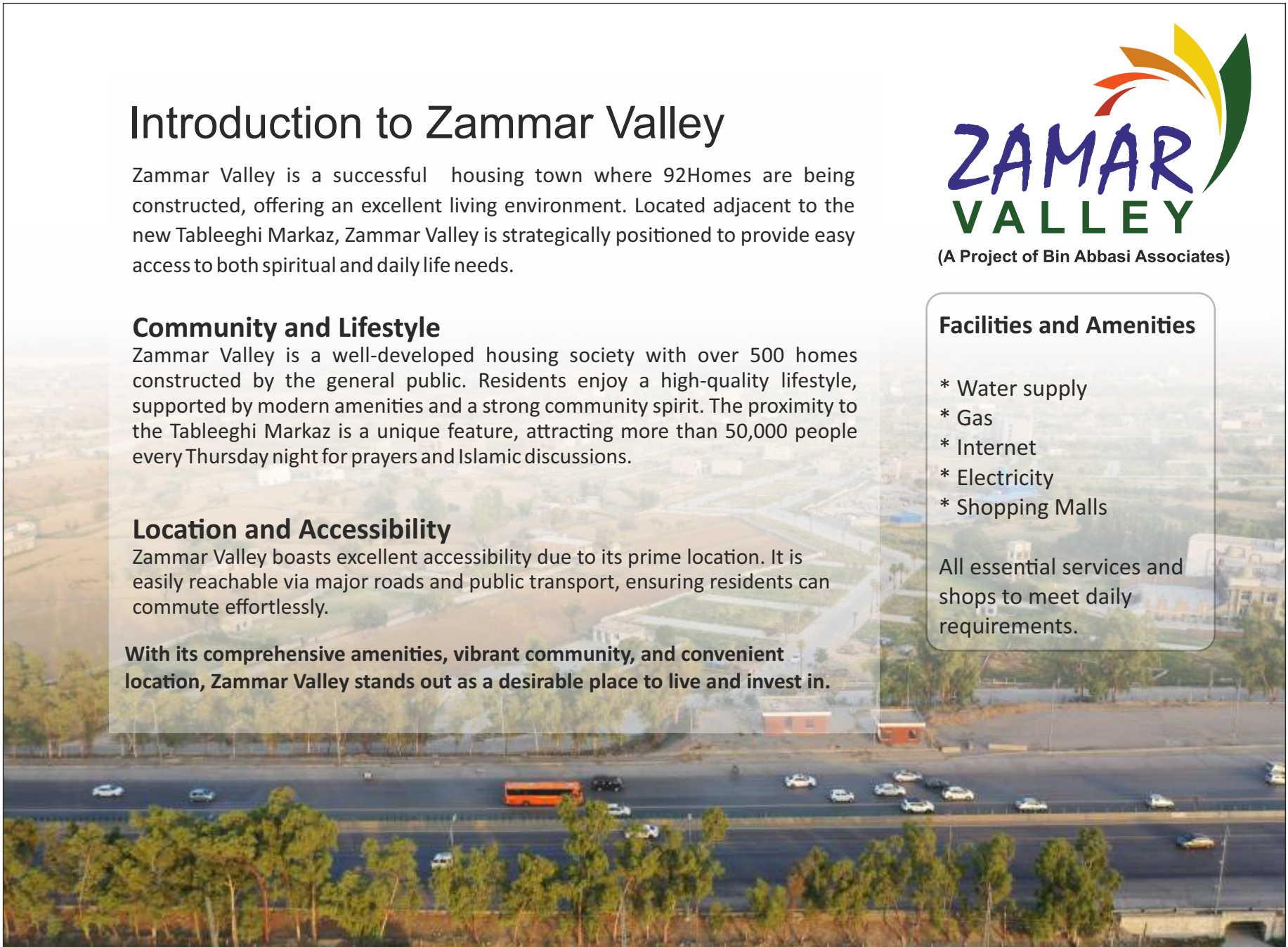


(A Project of Bin Abbasi Associates)

Facilities and Amenities

- * Water supply
- * Gas
- * Internet
- * Electricity
- * Shopping Malls

All essential services and shops to meet daily requirements.



Introduction to Masjid Abu Al-Qasim

New Tableeghi Markaz Islamabad

Masjid Abu Al-Qasim, also known as the New Tableeghi Markaz in Islamabad, located adjacent to Zammar Valley, is a significant religious and spiritual center. It is renowned for its significant religious gatherings and spiritual activities.

Annual Tableeghi Ijtema

One of the most notable events at Masjid Abu Al-Qasim is the annual three-day religious congregation, known as the Tableeghi Ijtema. This event attracts over 200,000 people from various regions. The Ijtema serves as a powerful reminder of the unity and shared faith among Muslims.

Weekly Gatherings

In addition to the annual Ijtema, the New Tableeghi Markaz hosts weekly gatherings every Thursday night. More than 40,000 people attend these sessions, which focus on prayers, Islamic teachings, and community discussions.

Masjid Abu Al-Qasim, the New Tableeghi Markaz in Islamabad, stands as a beacon of faith and spirituality.



تیرے خیال کے دیوار و در بناتے ہیں

ہم اپنے گھر میں بھی تیرا گھر بناتے ہیں



92HOMES



Outstanding investment opportunity due to its prime location and future potential

92Homes, a project by Pin92 Constructions Pvt Ltd, is an affordable housing initiative located in Islamabad near the airport. This project is designed specifically for middle-class families, offering low-cost, budget-friendly housing options with a focus on quality construction and accessibility.

Our project involves the construction and sale of 100 homes on 3, 4, and 5 Marla plots, each boasting a single-storey layout with 2 bedrooms, 2 bathrooms, and a car porch. With a focus on quality construction and flexible payment options, we aim to provide affordable housing solutions to prospective buyers.

Why Choose 92Homes?

Affordability : Competitive pricing tailored for middle-class families

Quality Assurance: Commitment to high construction standards and materials

Community Living: Planned development with communal spaces for a best living experience

Supportive Services: Dedicated customer service to assist you throughout the purchase process



3 Marla Double Storey House

3 Marla double storey low cost house, perfect for middle-class families looking for both affordability and comfort.

Sale Price:	60 Lac per Unit
Plot Size:	3 Marla (20×34)
Covered Area:	920 Sq Ft

Payment Plan Details

Advance Payment

16 Lac be paid upfront upon agreement signing.

Installment Payments

Installments over 2 years, with 1 Lac payable every month.

4 Half Yearly Payment with 6 Lac Payable after 6 months.



Size	Total Price	Covered Area	Booking	Monthly Instalment	After 6 Months
3-Marla	60,00000/-	920 Sqf	Rs. 1,600,000/-	Rs. 100,000/-	Rs. 600,000/-

Key Features

Bedrooms:

2 well-designed and cozy bedrooms.

Bathrooms:

2 modern bathrooms with high-quality fixtures.

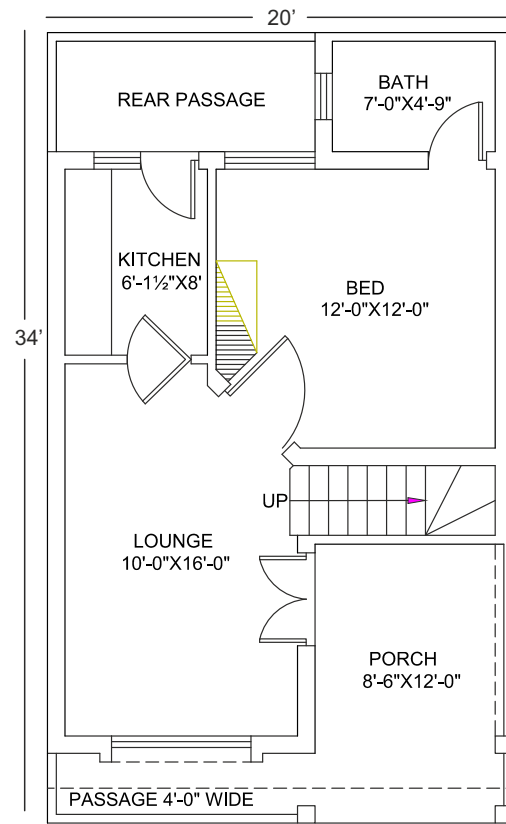
Car Porch:

Adequate space for parking your vehicle securely.

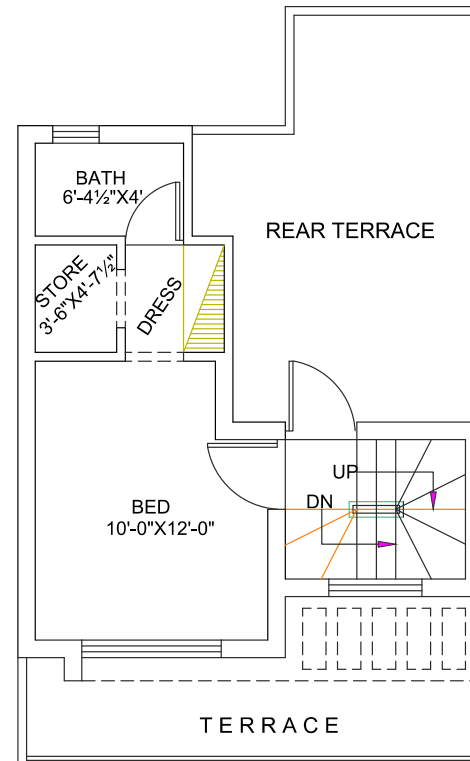
Construction Quality:

Built with A-grade materials to ensure durability and safety.





G/FLOOR PLAN
COV.AREA = 591.SFT



F/FLOOR PLAN
COV.AREA = 330.SFT



4 Marla Single Storey House

4 Marla single storey low cost house, perfect for middle-class families looking for both affordability and comfort.

Sale Price:	65 Lac per Unit
Plot Size:	4 Marla (25×40)
Covered Area:	1000 Sq Ft

Payment Plan Details

Advance Payment

16 Lac to be paid upfront upon agreement signing.

Installment Payments

Installments over 2 years, with 1.25 Lac payable every month.

4 Half Yearly Payment with 6 Lac Payable after 6 months.



Size	Total Price	Covered Area	Booking	Monthly Instalment	After 6 Months
4-Marla	65,00000/-	1000 Sqf	Rs. 1,600,000/-	Rs. 125,000/-	Rs. 600,000/-

Key Features

Bedrooms:

2 well-designed and cozy bedrooms.

Bathrooms:

2 modern bathrooms with high-quality fixtures.

Car Porch:

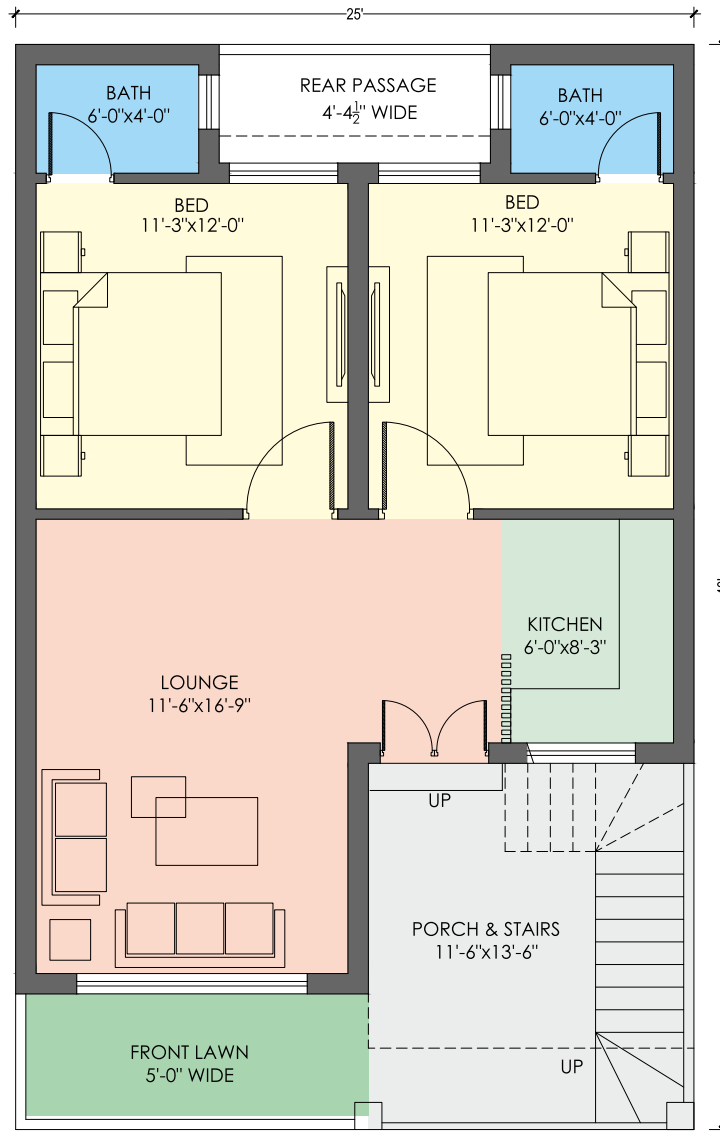
Adequate space for parking your vehicle securely.

Construction Quality:

Built with A-grade materials to ensure durability and safety.



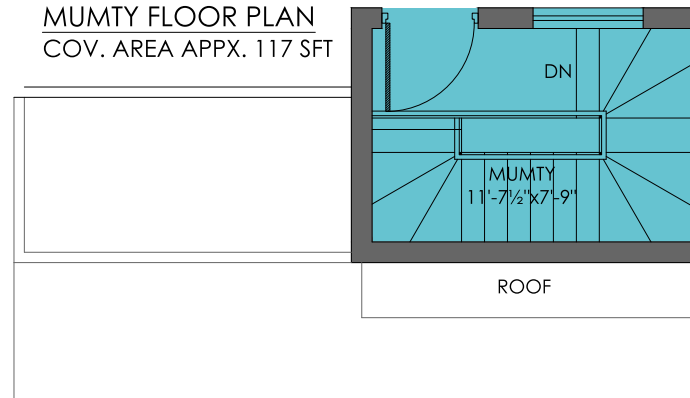
GROUND FLOOR PLAN
COV. AREA APPX. 867 SFT



3D LAYOUT



MUMTY FLOOR PLAN
COV. AREA APPX. 117 SFT





5 Marla Single Storey House

5 Marla single storey low cost house, perfect for middle-class families looking for both affordability and comfort.

Sale Price:	75 Lac per Unit
Plot Size:	5 Marla (25×50)
Covered Area:	1150 Sq Ft

Payment Plan Details

Advance Payment

20 Lac to be paid upfront upon agreement signing.

Installment Payments

Installments over 2 years, with 1.5 Lac payable every month.

4 Half Yearly Payment with 6 Lac Payable after 6 months.



Size	Total Price	Covered Area	Booking	Monthly Instalment	After 6 Months
5-Marla	74,00000/-	1100 Sqf	Rs. 2,000,000/-	Rs. 150,000/-	Rs. 600,000/-

Key Features

Bedrooms:

2 well-designed and cozy bedrooms.

Bathrooms:

2 modern bathrooms with high-quality fixtures.

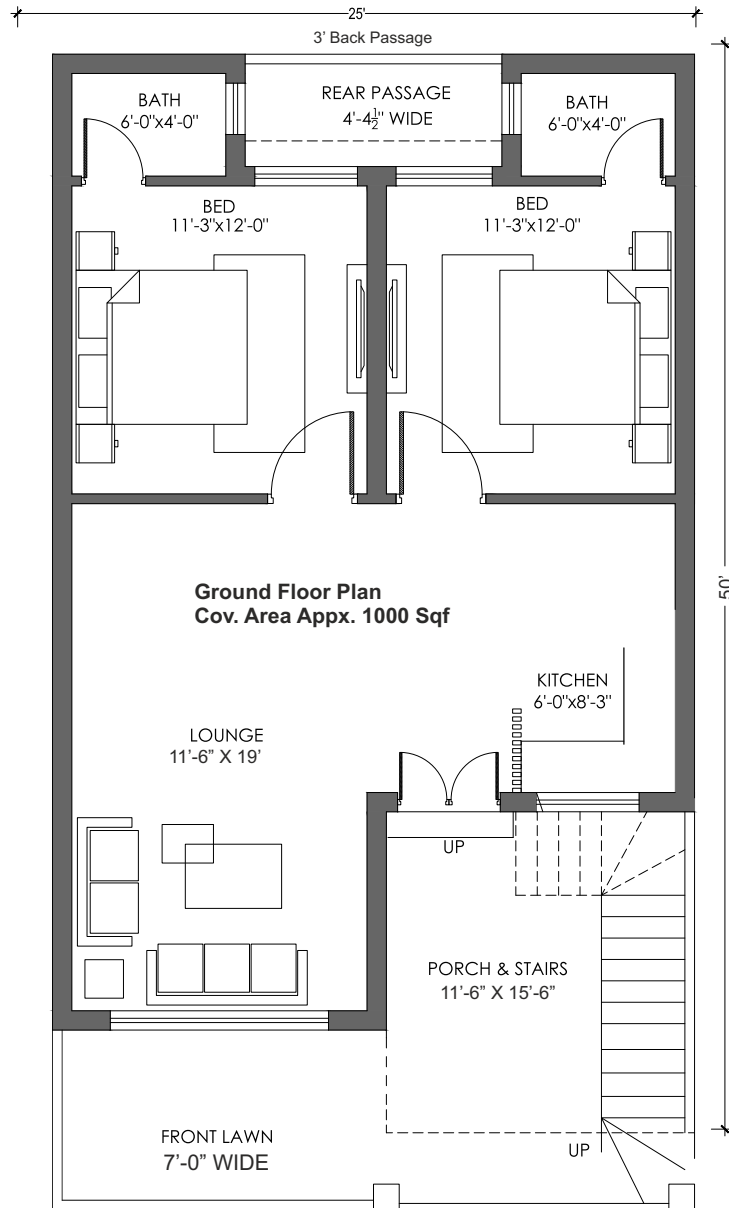
Car Porch:

Adequate space for parking your vehicle securely.

Construction Quality:

Built with A-grade materials to ensure durability and safety.

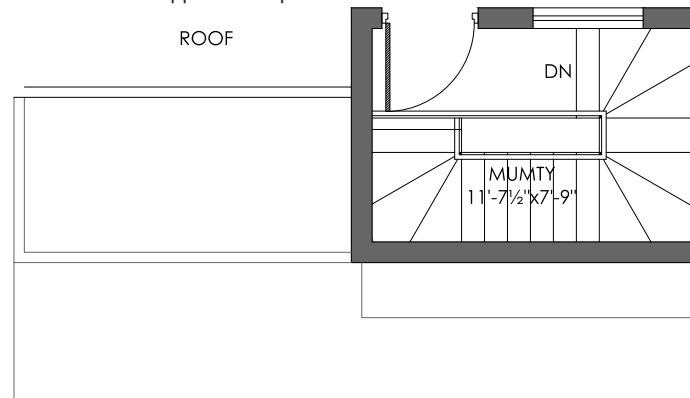




3D LAYOUT



Mumty Floor Plan
Cov. Area Appx. 100 Sqf



CONSTRUCTION DETAILS AND MATERIAL

SUMMARY

1	PRELIMINARIES
2	SUBSTRUCTURES
3	WALLING
4	ROOF CONSTRUCTION
5	EXTERNAL OPENINGS
6	WALL FINISHES
7	FLOOR FINISHES
8	CEILING FINISHES
9	ELECTRICAL WORKS
10	MECHANICAL WORKS
11	PLUMBING WORK

MATERIAL DESCRIPTION

The material used will be as follows:

1	Bricks Local
2	Cement Fauji/Kohat
3	Steel 40 Grade
4	Chokath Iron 16 Gauge
5	Crush & Sand Margalla
6	Plumbing Popular / Masterfit
7	Electrical (Fast Cable) (Opal)
8	Paint (Master)
9	Doors (Ply Wood)

Key Features:

Location:

Conveniently situated near Islamabad airport, providing easy access to transportation and other amenities.

Housing Options:

The project offers a variety of single-storey houses available in 3, 4, and 5 marla sizes, catering to different family needs and preferences.

Affordable Pricing and Buyback Guarantee:

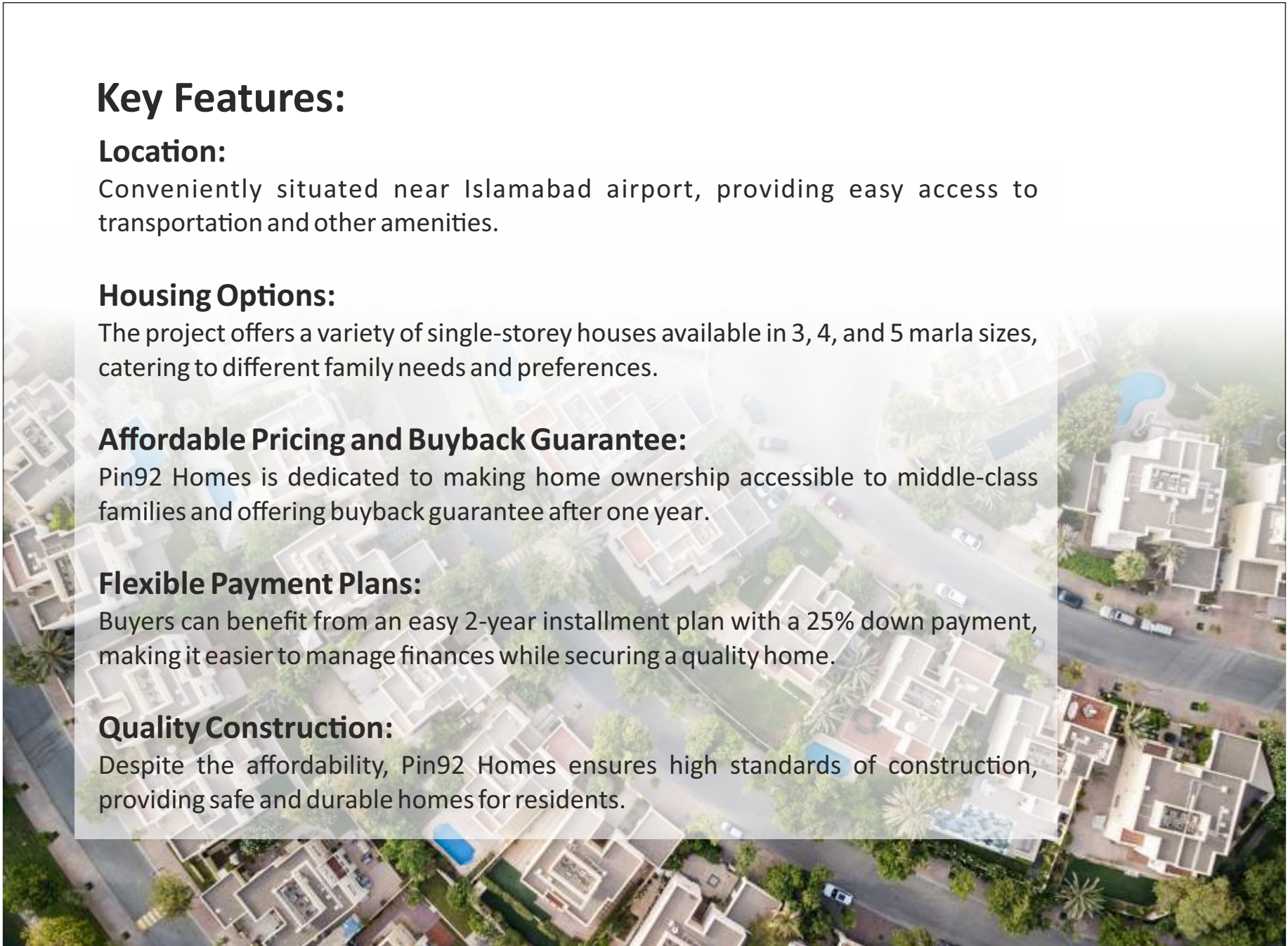
Pin92 Homes is dedicated to making home ownership accessible to middle-class families and offering buyback guarantee after one year.

Flexible Payment Plans:

Buyers can benefit from an easy 2-year installment plan with a 25% down payment, making it easier to manage finances while securing a quality home.

Quality Construction:

Despite the affordability, Pin92 Homes ensures high standards of construction, providing safe and durable homes for residents.





IDEAR FOR;

Middle-Class Families

With its budget-friendly pricing and flexible payment options, Pin92 Homes is an excellent choice for middle-class families looking to own a home without compromising on quality.

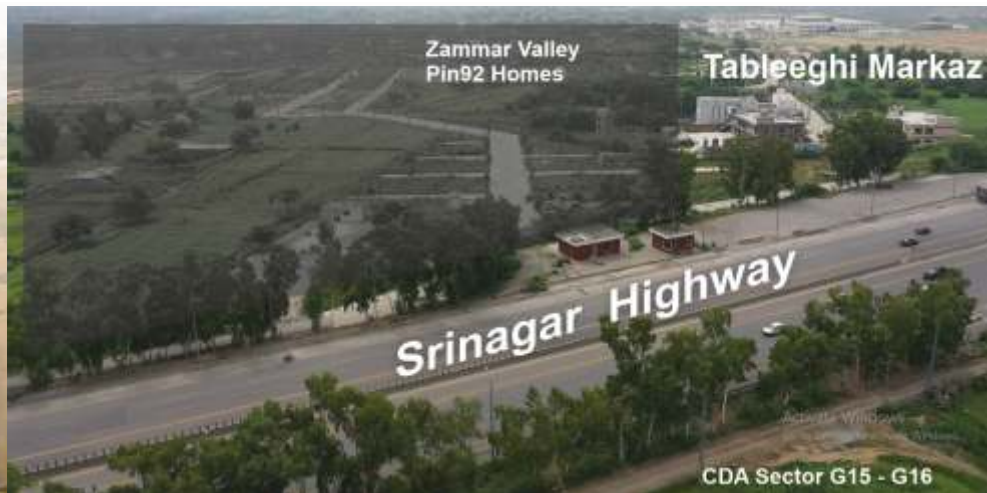
First-Time Homebuyers

The easy installment plan and low down payment make it an attractive option for first-time homebuyers aiming to invest in their future.

Pin92 Homes by Pin92 Pvt Ltd combines affordability, convenience, and quality, making it a standout choice for anyone looking to invest in a new home in Islamabad.

Prime Location with Convenient Access

Proximity to Airport: Situated just a short drive from Islamabad Airport, this location ensures ease of travel, making it highly attractive for frequent travelers and professionals.



Airport Hub

Minutes from Islamabad Airport.
Strategic Location at Pin92 Homes



Strategic Hub

0KM from Srinagar Highway, Near
M1 & M2. Effortless Travel Hub



Transit Hub

Steps to Twin City Metro. Seamless
Connectivity from Homes



CPEC Hub

Explore the CPEC Hub. A Gateway
to Future Convenience



EXCEPTIONAL CONNECTIVITY

Exceptional Connectivity:

Main Srinagar Highway: The house is located just 0 km from the main highway, providing direct and hassle-free access.

CDA-Approved Interchange:

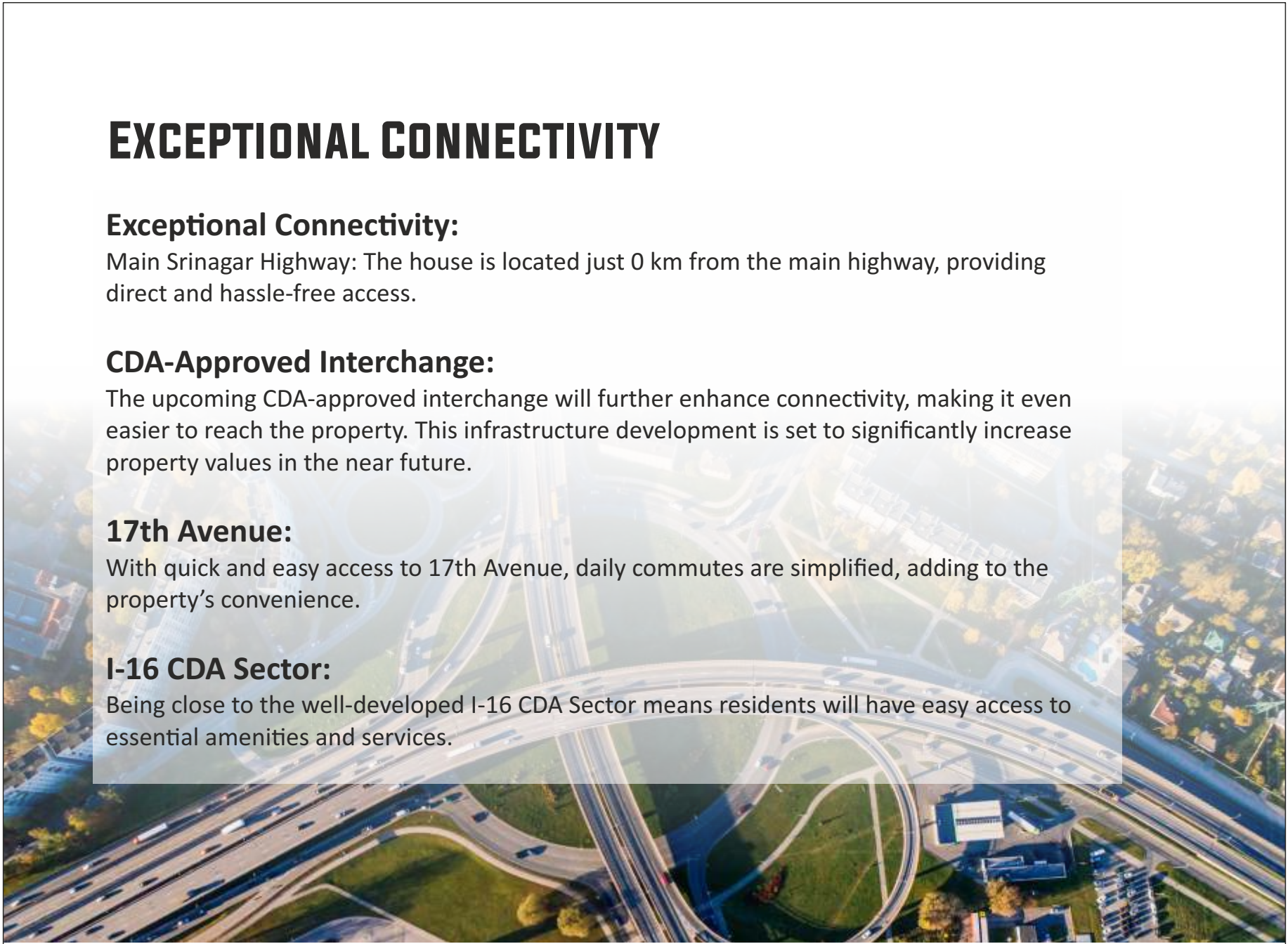
The upcoming CDA-approved interchange will further enhance connectivity, making it even easier to reach the property. This infrastructure development is set to significantly increase property values in the near future.

17th Avenue:

With quick and easy access to 17th Avenue, daily commutes are simplified, adding to the property's convenience.

I-16 CDA Sector:

Being close to the well-developed I-16 CDA Sector means residents will have easy access to essential amenities and services.



ESSENTIAL SERVICES AND TRANSPORT LINKS

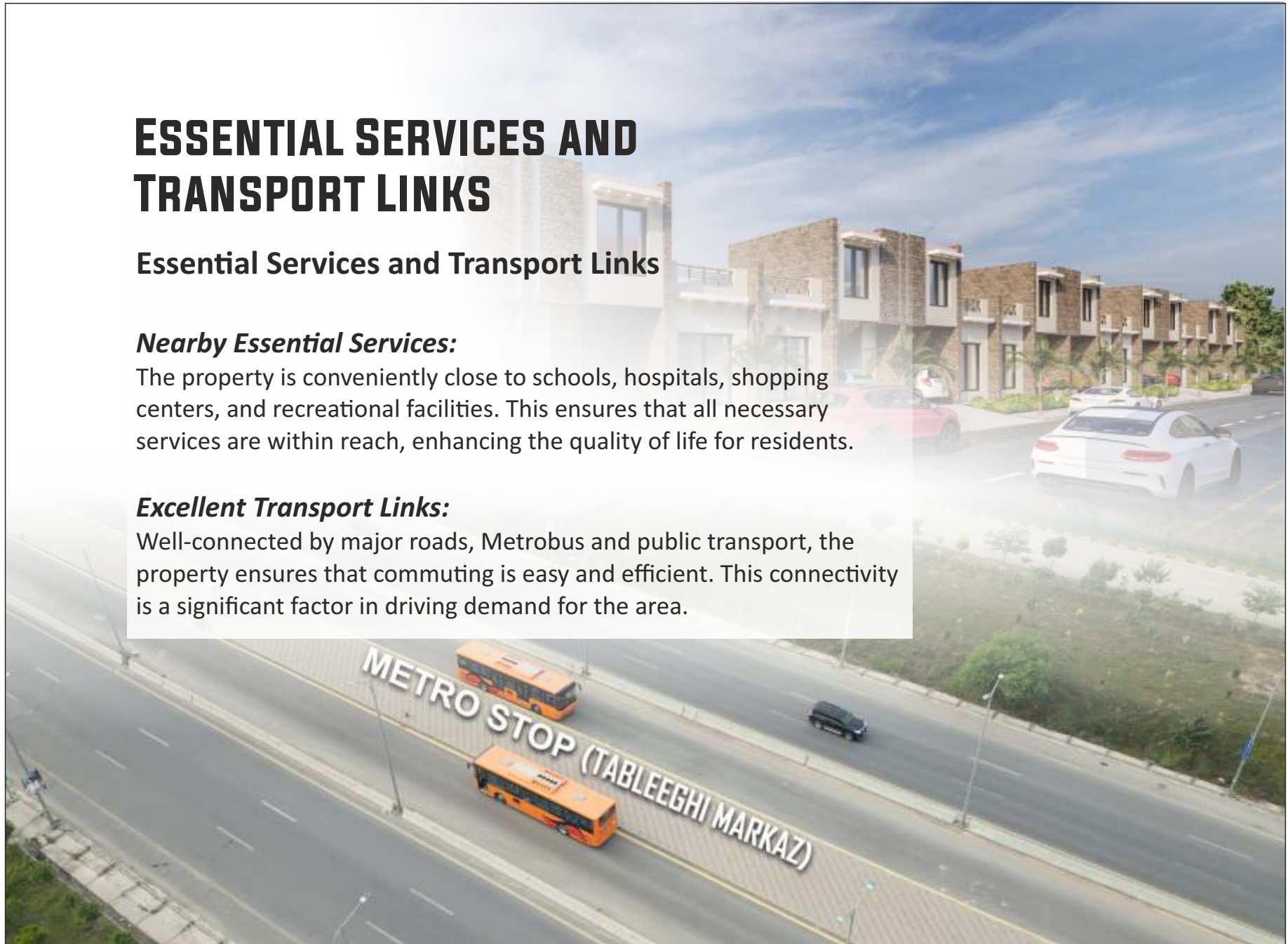
Essential Services and Transport Links

Nearby Essential Services:

The property is conveniently close to schools, hospitals, shopping centers, and recreational facilities. This ensures that all necessary services are within reach, enhancing the quality of life for residents.

Excellent Transport Links:

Well-connected by major roads, Metrobus and public transport, the property ensures that commuting is easy and efficient. This connectivity is a significant factor in driving demand for the area.





HIGH RETURN ON INVESTMENT

High Return on Investment

Investing in these 3, 4, and 5 Marla single-storey house offers significant potential for high returns. Here's why:

Rising Property Values

With the CDA-approved interchange and other infrastructure developments, property values in this area are expected to rise. Investing now means you can benefit from this appreciation.

Double Return Potential

Given the prime location and upcoming enhancements in connectivity, it's anticipated that the value of this property could double in the next two years. This makes it an ideal investment for those looking to maximize their returns.

Desirable Living Environment

The combination of proximity to essential services, excellent transport links, and a prime location makes this property highly desirable for both renters and buyers.

High demand in the area ensures that the property will not only appreciate in value but also offer consistent rental income if you choose to lease it out.



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