MINI KARACHI SMART CITY



MUNARA MARKETERS
BUILDERS&DEVELOPERS

MINI KARACHI SMART CITY

RS. 12,000 ONLY MONTHLY INSTALLMENT

ONLY / MONTHLY INSTALLMENT

LIMITED OFFER

BOOK NOW

- 80 / 120 / 200 SQ YDS RESIDENTIAL
- 115 / 200 SQ YDS COMMERCIAL
- 1000 SQ YDS FARMHOUSES
- BOUNDARY WALL
- PRIME M-9 LOCATION



- SECURE INVESTMENT FOR A BRIGHT FUTURE
- HIGH RETURN ON INVESTMENT
- RELIABLE PROJECT TRUSTED DEVELOPERS
- MODERN LIVING IN A SMART COMMUNITY

MUNARA MARKETERS
BUILDERS&DEVELOPERS

GS
BUILDERS
&
DEVELOPERS

MINI KARACHI SMART CITY

YOUR TRUSTED PROPERTY PARTNER

GS Builders & Developers focuses on planned communities, transparency, quality construction, proper documentation, and customer-focused service.



M. FAISAL MUNARA

AUTHORIZED SALES PARTNER

M. Faisal Munara represents Munara Marketers Builders & Developers as an Authorized Sales Partner for Mini Karachi Smart City. He helps clients explore project details, understand available plot categories and payment plans, and coordinate the booking process with a focus on clear communication and professional service.

Munara Marketers Builders & Developers

BUILDING TRUST. BUILDING THE FUTURE.

منی کراچی
اسمارٹ سٹی

MUNARA MARKETERS
BUILDERS&DEVELOPERS

SECURE YOUR INVESTMENT

BUILD LONG-TERM VALUE

LIVE FROM SITE:

LIVE FROM SITE: HOUSING PROJECT PROGRESS



PRIME LOCATION MAP

MAIN M-9 MOTORWAY



PRIME LOCATION

Main M-9 Motorway
(Exit 7 / Near Interchange 7)
Opposite Power Cement

APPROVED BY

✓ SDA & SBCA

EASY ACCESS

Near Bahria Town Karachi
& DHA City Karachi

STRATEGIC LOCATION

FOR A BRIGHTER
TOMORROW

Your Future Starts Here

INVEST • DEVELOP • GROW

MUNARA MARKETERS
BUILDERS&DEVELOPERS

PLOTS CATEGORY

RESIDENTIAL PLOTS

80 SQ. YDS | 120 SQ. YDS | 200 SQ. YDS

COMMERCIAL PLOTS

115 SQ. YDS | 200 SQ. YDS

FARMHOUSE PLOTS

1000 SQ. YDS | 2000 SQ. YDS



PRIME LOCATION | SECURE INVESTMENT | HIGH GROWTH POTENTIAL

GS
BUILDERS &
DEVELOPERS

A Project of GS Builders & Developers

MINI KARACHI
SMART CITY

DOCUMENTATION & APPROVALS

STRONG DOCUMENTATION & REGULATORY APPROVALS

Mini Karachi Smart City has complete land documentation and approvals from the **relevant authorities**. This provides transparency and helps customers and investors have greater confidence in the project.

The project has important documents and approvals from **SDA and SBCA**, covering **land verification, development, construction, utilities, and required permissions for sale and advertising**.

KEY DOCUMENTATION & APPROVALS INCLUDE:

- Computerized Form VII
- Form VII with Survey Number Computerized Form II with Scanned Copy
- Deputy Commissioner Land Verification Mukhtiarkar – Land Verification
- SBCA NOC for Sale & Advertisement
- SDA Layout Plan Approval / Construction NOC
- SBCA Building Plan Approval for Model Bungalow
- Approved Model Bungalow Layout Plan

KEY DOCUMENTATION & APPROVALS INCLUDE:

- SDA Electricity Connection NOC
- SDA Gas Connection NOC
- SDA Water Connection NOC
- HESCO NOC
- SBCA Electricity Connection NOC
- SBCA Gas Connection NOC
- SBCA Water Connection NOC

VERIFY DOCUMENTS ONLINE

Now you can verify property documentation online — quickly, conveniently, and without wasting time.
Simply log in to the Board of Revenue, Sindh website and verify the relevant land records and documentation online.

https://sindhzameen.gos.pk/SearchCNIC.aspx

GREATER TRANSPARENCY. GREATER CONVENIENCE. GREATER PEACE OF MIND.
VERIFY. CONFIRM. INVEST WITH CONFIDENCE.

**FOR CNIC NO., SIMPLY ASK THE REPRESENTATIVE*

MINI KARACHI SMART CITY

DOCUMENTATION & APPROVALS



Mini Karachi Smart City is backed by comprehensive land documentation and regulatory approvals, providing greater transparency, legal clarity, and confidence to investors and customers.

1. LAND RECORDS

- Computerized Form VII
- Form VII with Survey Number
- Computerized Form II with Scanned Copy
- Deputy Commissioner – Land Verification
- Mukhtiarkar – Land Verification

2. PLANNING & CONSTRUCTION

- SBCA NOC for Sale & Advertisement
- SDA Layout Plan Approval / Construction NOC SBCA
- Building Plan Approval for Model Bungalow
- Approved Model Bungalow Layout Plan

3. UTILITY NOCS

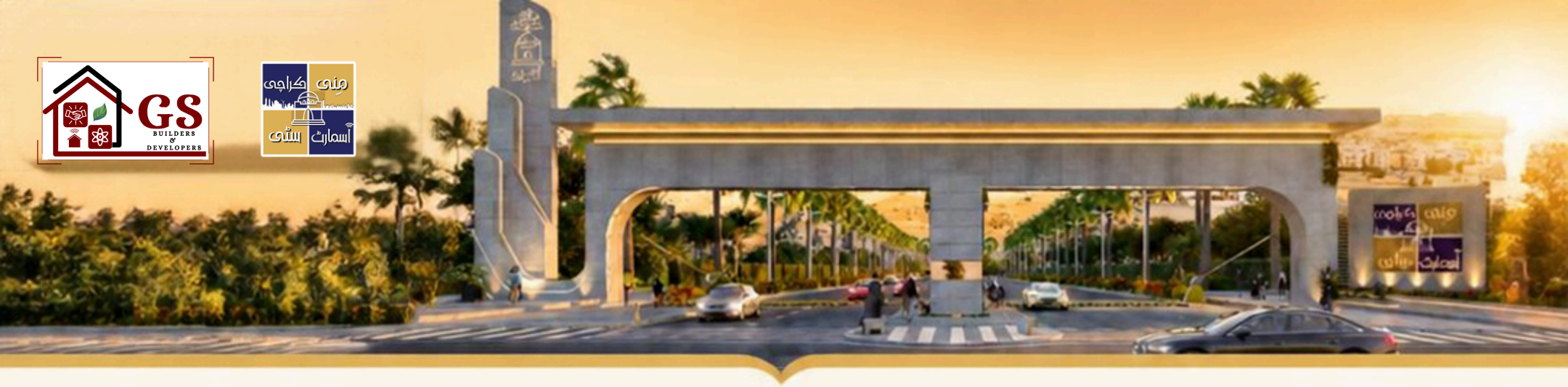
- SDA Electricity Connection NOC
- SDA Gas Connection NOC
- SDA Water Connection NOC
- HESCO NOC
- HESCO Temporary Electricity Connection NOC
- SSGC NOC

4. SBCA UTILITIES

- SBCA Electricity Connection NOC
- SBCA Gas Connection NOC
- SBCA Water Connection NOC
- SBCA & SDA Utility Connection NOCs / Approvals

VERIFY WITH RELEVANT AUTHORITIES

All approvals and NOCs are subject to verification with relevant authorities.
Details may vary as per regulatory updates.



MINI KARACHI SMART CITY

RESIDENTIAL PAYMENT PLAN

Mode of Payment	80 Sq. Yds.	120 Sq. Yds.	200 Sq. Yds.
Total Price (Cost Of Land)	1,200,000/-	1,500,000/-	2,250,000/-
BOOKING	100,000/-	125,000/-	175,000/-
ALLOCATION	100,000/-	125,000/-	175,000/-
CONFIRMATION	100,000/-	125,000/-	175,000/-
MONTHLY INSTALLMENT	12,000/- * 48 = 576,000/-	15,000/- * 48 = 720,000/-	22,000/- * 48 = 1,056,000/-
AFTER EVERY 6 MONTHS	34,250/- * 8 = 274,000/-	37,500/- * 8 = 300,000/-	62,500/- * 8 = 500,000/-
ON DEMARCATION	34,000/-	35,000/-	95,000/-

- Extra Land Per Sq. Yd 7,000/-
- Corner Charges 15%
- 60ft Wide Road Facing Charges 10%
- West Open Charges 05%
- Park Facing Charges 05%

NOTE:
Development / Utility Connection Charges Are Not Included In Cost Of Land

Lets Move Build Grow Earn Together

Free Registrations Open!

#BuildTheFuture



MINI KARACHI SMART CITY

COMMERCIAL PAYMENT PLAN

Mode of Payment	115 Sq. Yds.	200 Sq. Yds.
Total Price (Cost Of Land)	2,990,000/-	5,200,000/-
BOOKING	286,000/-	500,000/-
ALLOCATION	286,000/-	500,000/-
CONFIRMATION	286,000/-	500,000/-
MONTHLY INSTALLMENT	30,000/- × 48 = 1,440,000/-	55,000/- × 48 = 2,640,000/-
AFTER EVERY 6 MONTHS	45,000/- × 8 = 360,000/-	65,000/- × 8 = 520,000/-
ON DEMARCATION	140,000/-	240,000/-
BEFORE POSSESSION	192,000/-	300,000/-

- Corner Charges 10%
- 60ft Wide Road Facing Charges 10%
- West Open Charges 05%
- Park Facing Charges 05%

NOTE:
Development / Utility Connection Charges Are Not Included In Cost Of Land

Lets Move Build Grow Smart Together

Free Registrations Open!

#BuildTheFuture

GS BUILDERS INTRODUCES ORGANIC LIVING

Club & Farmhouses

MINI KARACHI

PREMIUM FARMHOUSES WITHIN YOUR REACH

YOUR OWN FARMLAND FOR FRESH VEGETABLES, FARM-FRESH EGGS, FRUITS & A NATURE-FILLED FAMILY LIFESTYLE











Club & Farmhouses

MINI KARACHI

PREMIUM FARMHOUSES WITHIN YOUR REACH

Actual Price 2,000 sq yards @ PKR 10,000,000

Actual Price 1,000 sq yards @ PKR 5,000,000

PAYMENT PLAN

	2,000 Sq.Yds.	1,000 Sq.Yds.
Total Price (Cost Of Land)	70,000,000/-	35,00,000/-
BOOKING	700,000/-	380,000/-
ALLOCATION	700,000/-	380,000/-
CONFIRMATION	700,000/-	380,000/-
MONTHLY INSTALLMENT	60,000/- * 60 = 3,600,000/-	30,000/- * 60 = 2,160,000/-
HALF YEARLY	120,000/- * 10 = 1,200,000/-	50,000/- * 10 = 500,000/-
POSSESSION	100,000/-	60,000/-

Extra Land Per Sq.Yd	7,000/-
Corner Charges	15%
60ft Wide Road Facing Charges	10%
West Open Charges	05%
Park Facing Charges	05%

The Best Time To Invest Is Early!

NOTE: Development / Utility Connection Charges Are Not Included In Cost Of Land

Suite # 104, First Floor, Dashtiyar Chamber,
SB-32, 13/C Gulshan-e-Iqbal, Karachi, Pakistan.

GS BUILDERS & DEVELOPERS

منی کراچی اسمارٹ سٹی

MUNARA MARKETERS
BUILDER&DEVELOPERS

MINI KARACHI SMART CITY

FARMS

PREMIUM FARMS.
TIMELESS LIFESTYLE.



MONTHLY

PKR
MONTHLY PKR 30,000/- ONLY

ONLY

BOOK NOW ↘

munara-mbd.com

Conceptual visualization – actual development may vary

MINI KARACHI SMART CITY

DEVELOPMENT



Mini Karachi ki Asal Haqeeqat | M9 Motorway | Real estate



Mini Karachi Smart City Development Update | Exclusive Drone View | MMBD



Mini Karachi Smart City Latest Gate Development | Danyal Sayani & Faisal Memon



Mini Karachi Smart City Gate Development | Munara Marketers Builders & Developers

CLICK HERE FOR MORE UPDATES ON YOUTUBE CHANNEL

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