

Saima

CENTER  POINT


LATEEF
PROPERTIES



13 Jinnah Rd, Parsi Colony Parsi Colony Saddar, Karachi,

Project Overview



Saima
GROUP



LATEEF
PROPERTIES

A Project by Saima Group

Lateef Properties presents **Saima Centre Point**, a landmark mixed-use development by **Saima Builders** designed to redefine city-center living with convenience, accessibility, and modern urban lifestyle. Strategically located on **Main M.A. Jinnah Road, Saddar Karachi**, the project combines residential apartments with retail and commercial spaces, creating a complete vertical community in one of Karachi's most active business corridors.

With its prime central location, strong connectivity to major city routes, and lifestyle-focused amenities including 24/7 security, high-speed elevators, backup power systems, and commercial accessibility, Saima Centre Point delivers a balanced blend of convenience, investment potential, and long-term value in the heart of Karachi.



RDEN
T AREA

rachi Zoo Park

SOLDIER BAZAAR

Pedro D'Cruz Road
Britto Rd

Nishtar Rd

Garden Ln

Verley Rd

Bhurgri Rd

Hiranand St

Garden Rd

PARSI COLONY



SAIMA CENTRE POINT

13 Jinnah Rd, Parsi Colony Parsi
Colony Saddar, Karachi, Pakistan

GAZDARABAD

گذر آباد

IBA City
Campus



Zainabia Rd

SECTOR A

Gul Plaza
Shopping Centre

گل پلازہ

Temporarily closed



Mansfield St

Talha St

Empress Market

ایمپریس مارکیٹ



SADDAR

صدر

Preedy St

Cooperative Market

کوآپریٹو مارکیٹ



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SCAN ME



Google Maps

Unit Types

Type	Rooms	Bedrooms	Bath
XL	6	4	5
A	5	3	4
A1	5	3	4
B	4	2	3
B1	4	2	3



Floor Plan

Type XL

6 Rooms

Features

- 04 Spacious Bedrooms with Attached Bathrooms
- Elegant Drawing Room for Guests
- Large Family Lounge Area
- Modern Designer Kitchen
- Dedicated Dining Space
- Wide Terrace for Outdoor Living
- Smart & Functional Layout
- Excellent Natural Light & Ventilation



2300 SQ.FT.

PKR 29,000,000

EXPECTED LOAN: 9,250,000



Payment Plan

DESCRIPTION	AMOUNT
On Booking	1,200,000
On Allocation	1,200,000
On Confirmation	1,200,000
On Start of Work	1,200,000
42 Monthly Instalments 260,000 x 42	10,920,000
14 Quarterly Instalments 325,000 x 14	4,550,000
On Slab Casting 155,000 x 32	4,960,000
On Excavation	950,000
On Foundation	950,000
On Plinth	950,000
On Possession	920,000
CASH PAYABLE	29,000,000

EXTRA CHARGES

- WEST OPEN ----- 600,000
- ROAD FACING ----- 600,000
- CORNER ----- 600,000

Important Notes:

- All instalments must be paid before the **10th of every month.**
- All extra charges are payable within **180 days** from the date of booking.
- Documentation charges for lease and connection charges for Gas, Electricity, Water & Sewerage are **NOT** included in the cost mentioned above. It will be charged as and when demanded by Company.
- The allocation cost of unit shall remain **provisional** until full and final payment is received by the Company.



Floor Plans

Type A 5 Rooms Features



1850 SQ.FT.

- 03 Spacious Bedrooms with Attached Bathrooms
- Elegant Drawing Room with Guest Privacy
- Comfortable Family Lounge Area
- Modern Kitchen with Efficient Layout
- Dedicated Dining Space
- Powder Room for Guests
- Wide Terraces for Relaxation
- Smart & Functional Floor Planning
- Excellent Natural Light & Ventilation

PKR 23,350,000

EXPECTED LOAN: 6,100,000



Payment Plan

DESCRIPTION	AMOUNT
On Booking	1,000,000
On Allocation	1,000,000
On Confirmation	1,000,000
On Start of Work	1,000,000
42 Monthly Instalments 200,000 x 42	8,400,000
14 Quarterly Instalments 250,000 x 14	3,500,000
On Slab Casting 125,000 x 32	4,000,000
On Excavation	875,000
On Foundation	875,000
On Plinth	850,000
On Possession	850,000
CASH PAYABLE	23,350,000

EXTRA CHARGES

- WEST OPEN ----- 500,000
- ROAD FACING ----- 500,000
- CORNER ----- 500,000

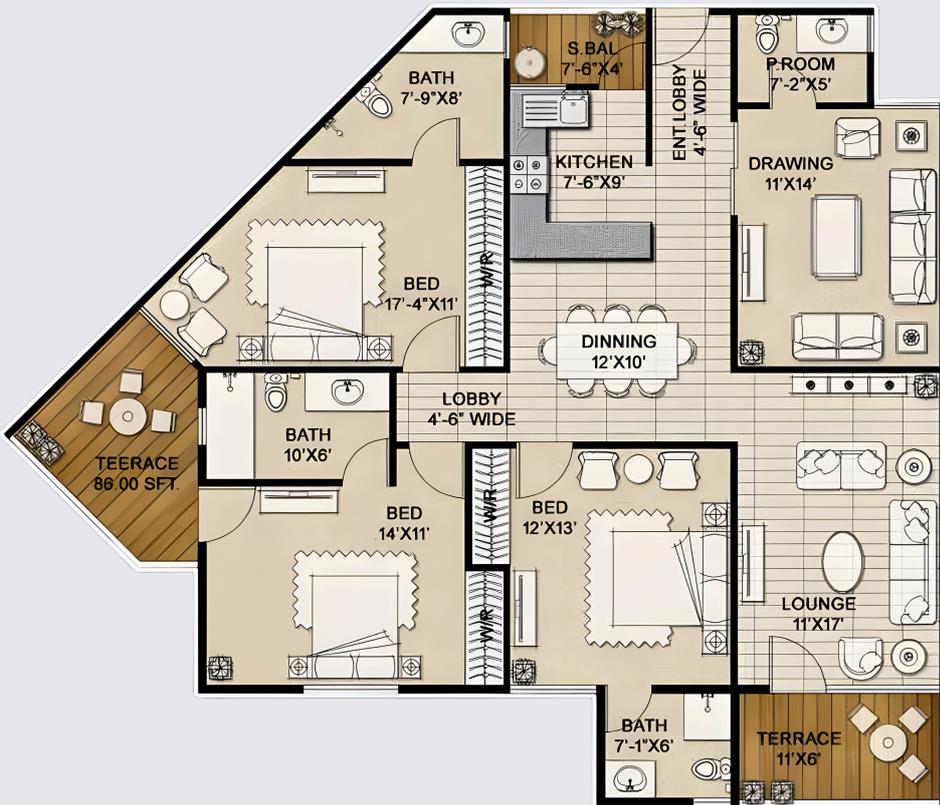
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Floor Plans

Type A1 5 Rooms Features



1800 SQ.FT.

- 03 Spacious Bedrooms with Attached Bathrooms
- Elegant Drawing Room with Guest Privacy
- Comfortable Family Lounge Area
- Modern Kitchen with Efficient Layout
- Dedicated Dining Space
- Powder Room for Guests
- Wide Terraces for Relaxation
- Smart & Functional Floor Planning
- Excellent Natural Light & Ventilation

PKR 22,650,000

EXPECTED LOAN: 5,900,000



Payment Plan

DESCRIPTION	AMOUNT
On Booking	950,000
On Allocation	950,000
On Confirmation	950,000
On Start of Work	950,000
42 Monthly Instalments 200,000 x 42	8,400,000
14 Quarterly Instalments 250,000 x 14	3,500,000
On Slab Casting 125,000 x 32	4,000,000
On Excavation	750,000
On Foundation	750,000
On Plinth	725,000
On Possession	725,000
CASH PAYABLE	22,650,000

EXTRA CHARGES

- WEST OPEN ----- 500,000
- ROAD FACING ----- 500,000
- CORNER ----- 500,000

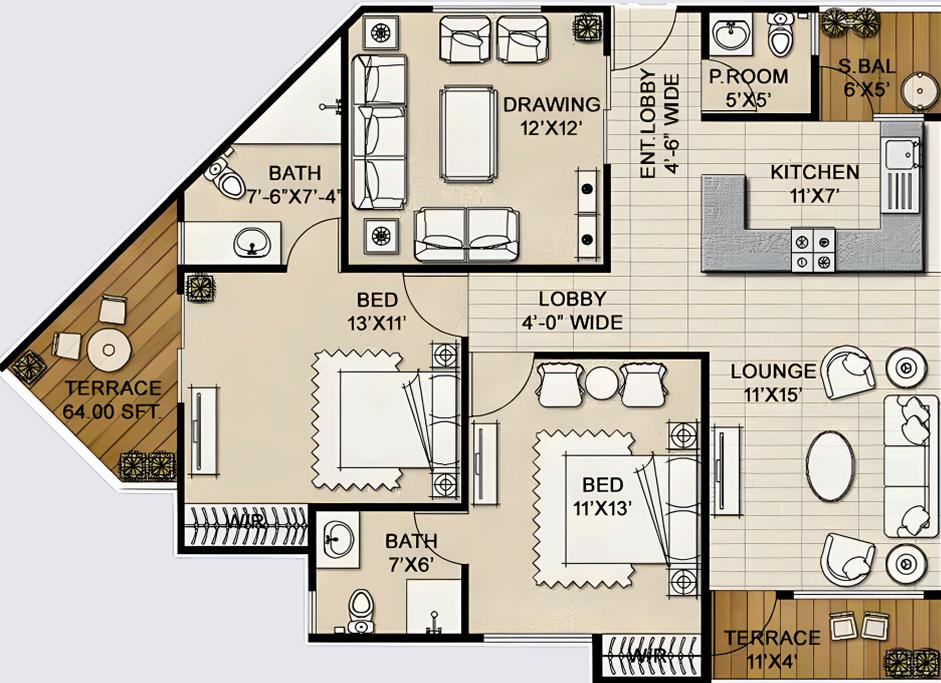
Important Notes:

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- All extra charges are payable within **180 days** from the date of booking.
- Documentation charges for lease and connection charges for Gas, Electricity, Water & Sewerage are **NOT** included in the cost mentioned above. It will be charged as and when demanded by Company.
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Floor Plans

Type B 5 Rooms Features



- 02 Spacious Bedrooms with Attached Bathrooms
- Elegant Drawing Room for Guests
- Comfortable Family Lounge Area
- Modern Functional Kitchen
- Powder Room for Guest Convenience
- Wide Terraces for Outdoor Relaxation
- Good Natural Light & Ventilation
- Separate Formal & Family Living Areas

1250 SQ.FT.

PKR 18,150,000

EXPECTED LOAN: 6,650,000



Payment Plan

DESCRIPTION	AMOUNT
On Booking	825,000
On Allocation	825,000
On Confirmation	825,000
On Start of Work	825,000
42 Monthly Instalments 150,000 x 42	6,300,000
14 Quarterly Instalments 200,000 x 14	2,800,000
On Slab Casting 100,000 x 32	3,200,000
On Excavation	650,000
On Foundation	650,000
On Plinth	650,000
On Possession	600,000
CASH PAYABLE	18,150,000

EXTRA CHARGES

- WEST OPEN ----- 400,000
- ROAD FACING ----- 400,000
- CORNER ----- 400,000

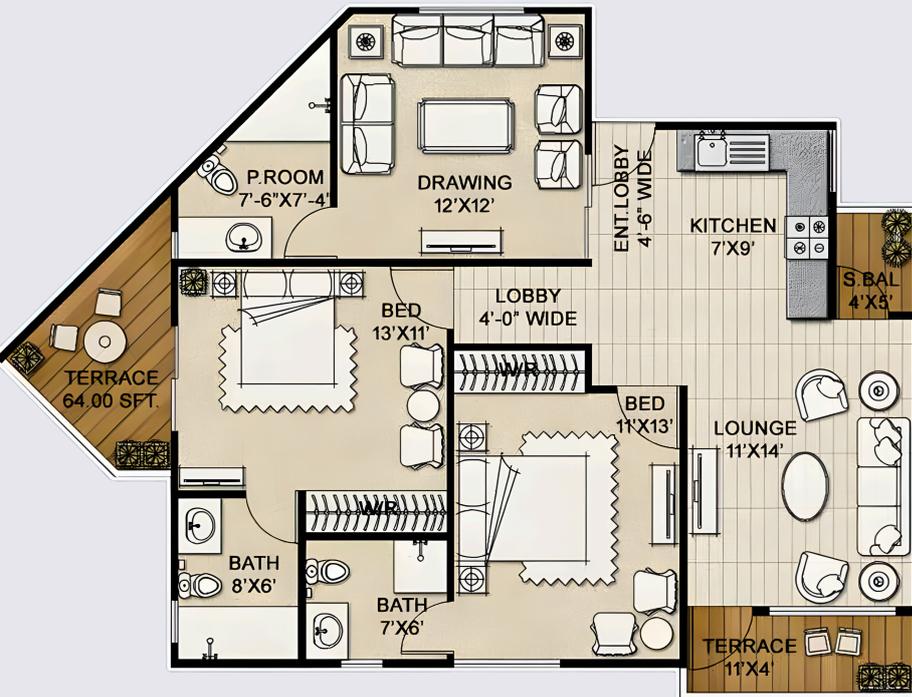
Important Notes:

- All instalments must be paid before the **10th of every month.**
- All extra charges are payable within **180 days** from the date of booking.
- Documentation charges for lease and connection charges for Gas, Electricity, Water & Sewerage are **NOT** included in the cost mentioned above. It will be charged as and when demanded by Company.
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Floor Plans

Type B1 5 Rooms Features



1200 SQ.FT

- 02 Spacious Bedrooms with Attached Bathrooms
- Elegant Drawing Room for Guests
- Comfortable Family Lounge Area
- Modern Functional Kitchen
- Powder Room for Guest Convenience
- Wide Terraces for Outdoor Relaxation
- Good Natural Light & Ventilation
- Separate Formal & Family Living Areas

PKR 17,800,000

EXPECTED LOAN: 6,500,000



Payment Plan

DESCRIPTION	AMOUNT
On Booking	775,000
On Allocation	775,000
On Confirmation	775,000
On Start of Work	775,000
42 Monthly Instalments 150,000 x 42	6,300,000
14 Quarterly Instalments 200,000 x 14	2,800,000
On Slab Casting 100,000 x 32	3,200,000
On Excavation	600,000
On Foundation	600,000
On Plinth	600,000
On Possession	600,000
CASH PAYABLE	17,800,000

EXTRA CHARGES

- WEST OPEN ----- 400,000
- ROAD FACING ----- 400,000
- CORNER ----- 400,000

Important Notes:

- All instalments must be paid before the **10th of every month.**
- All extra charges are payable within **180 days** from the date of booking.
- Documentation charges for lease and connection charges for Gas, Electricity, Water & Sewerage are **NOT** included in the cost mentioned above. It will be charged as and when demanded by Company.
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Shop Floor Plans

Same for Ground Floor, Mid Level & First Floor Level



Shops Payment Plan

DESCRIPTION	AMOUNT
Booking	10%
On Allocation (after 30 days)	10%
On Confirmation (after 60 days)	10%
42 Monthly Installments	65%
On Possession	5%
TOTAL	100%

Important Notes:

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