

3 BHK Luxurious Flats



# VIBES OF SERENITY

Homes that blend elegance with peace of mind

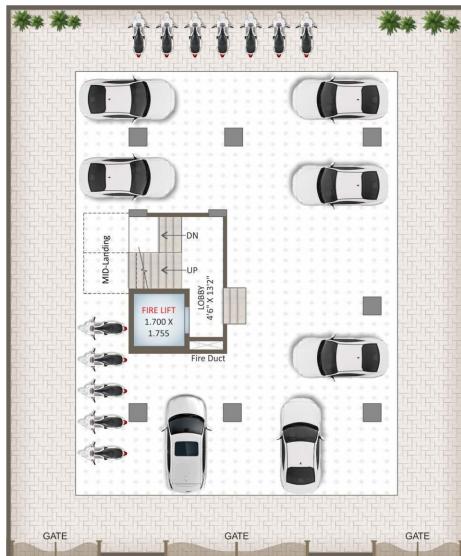
A Project By







# PARKING SPACE









# SINGLE FLAT ON EACH FLOOR





1443 Sq. Ft.	1725 Sq. Ft.
B/UP AREA	SUPER B/UP AREA









**3D** INTERIOR VIEW



# **SALIENT FEATURES**

- · Video Door Calling
- POP with LED lights in All Rooms
- · POP in all Bathrooms
- Generator Backup
   For Common Area & Lift
- Johnson / Kone 8 passanger lift with Generator Backup
- Solar Electric System For Common Area
- · Inverter Wiring
- AC Point in All Room With Outlet Arrangement
- Jaquar / Cera Sanitary Fittings in All Bathroom
- Dry Wet Area Partition Glass in Master Bathroom
- · Granite in Staircase With S.S. Railing
- White Anodized Coated Aluminum Window
- UPVC Sliding Window / Door in Terrace Area
- · 4x2 Tiles in Kajaria or Equivalent
- · Royal Paint in Internal Walls
- · Jotun / Burger Paint in External Walls
- · Birla Putty Internal
- · CCTV Surveillance in Parking Area
- · Allotted Car Parking
- 3 Phase Electric Meter

- Charging Electric Point For Electric Vehicle
- · Veneer Mica Front Door
- · Rain Water Harvesting























# **SPECIFICATIONS**

#### **BUILDING STRUCTURE**

- · R.C.C. frame structure
- Earthquake resistant design and premium quality construction

#### WALLS

- External walls 150 mm thick
- · Internal walls 115 mm thick.

#### DI ASTER

- · All internal walls with sand plaster
- · External walls with 20mm sand face plaster.

#### DOORS

- Veneer Mica on Main Door (4X8).
- All internal doors to be ply frame with laminated flush door

## **WINDOWS**

- · Anodized Alluminium Glazed sliding Windows
- · Mosquito Net as per requirement

#### TILES

- 4X2 Vitrified tile flooring of Kajaria or equivalent quality
- Ceramic Concept Tile in Toilets up to lintel level and anti-skid tiles on flooring
- · Balconies antiskid tiles.

# KITCHEN

 Granite cooking platform with stainless steel sink and dado up to 2' height

### PAINTING FINISHES

- Internal walls of all the rooms to be putty finish and painted in Royal or equivalent paint.
- All external walls to be painted in Jotun / Burger

## ELECTRICAL

- Electrical wiring to be concealed with 4. 5 points in each room with modular switches
- · A.C. and Cable connection in all rooms

### **TOILETS**

- Jaquar/Cera or equivalent company accessories fitting in bathing area
- Wall Hung in all bathroom

#### WATER SUPPLY

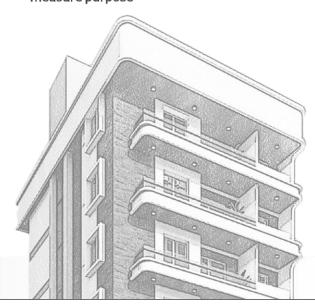
24 Hour water supply from over head tank & underground sump

#### OTHER AMENITIES

- · CCTV Surveillance in Parking Area
- · POP with Concealed Light in All Rooms
- · Security Guard Room with Three Grill Gate.
- · Covered Parking for all Flats.
- · UPVC Window/Door in Terrace Area.
- Electric Vehicle Charging Provide in Parking
- Paver Tiles Flooring in Parking Area.
- AC Outdoor Arrangement

#### NOTE

- Stamp Duty, Registration Fees, Advocate Fees and other incidental expenses shall be paid by purchaser.
- Electric Meter Deposit, Water Meter Deposit and other incidental expenses will be charged extra
- All legal dues to Govt, will be born by purchaser
- · Elevation changes are not allowed
- Any extra work done shall be charged separately before execution against 100% advance
- GST & any other govt. taxes paid by purchaser as applicable
- Possession after full clearance of all dues
- All rights are reserved with builder for making changes in drawing & specifications.
- All dimensions are to be read and not to be measure purpose





# **LOCATION PLAN**

SITE : Plot No. 64, SBI Colony, Near Mate Square, South Ambazari Road, Opp. VNIT, Nagpur - 440 022



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Plot No. 1, Gajanan Nagar, G-1, Nirman Royal, Wardha Road, Nagpur - 440 015

## **PROMOTERS**

ARCHITECT
Ar. Vaishali Gaikwad

STRUCTURAL CONSULTANT Er. Ashish Soni LEGAL ADVISOR Adv. Sandip Shastri & Associates



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