



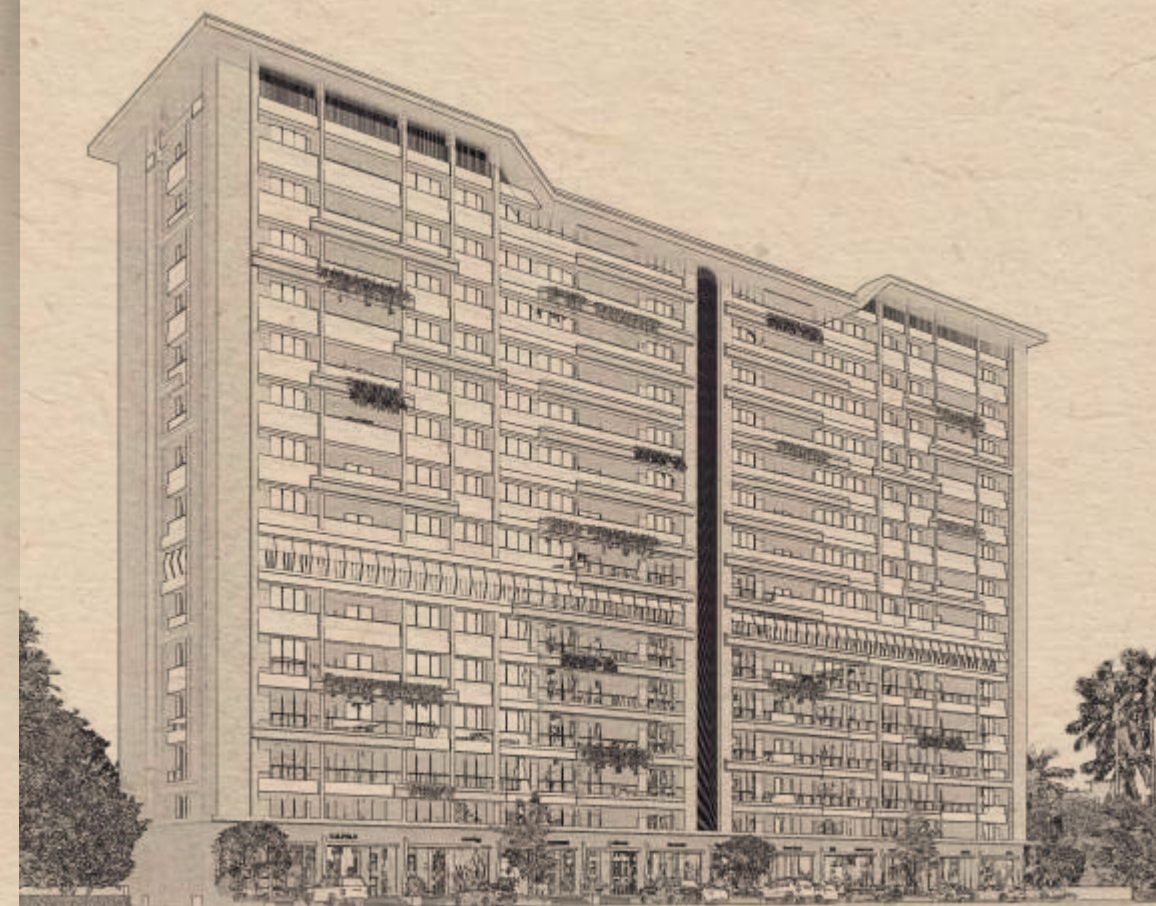
Developers: **Shreeji Two**

Site: **"Auro Infinity"**
Billabong School, Opp. Samanvay Sparsh, Vadsar, Vadodara

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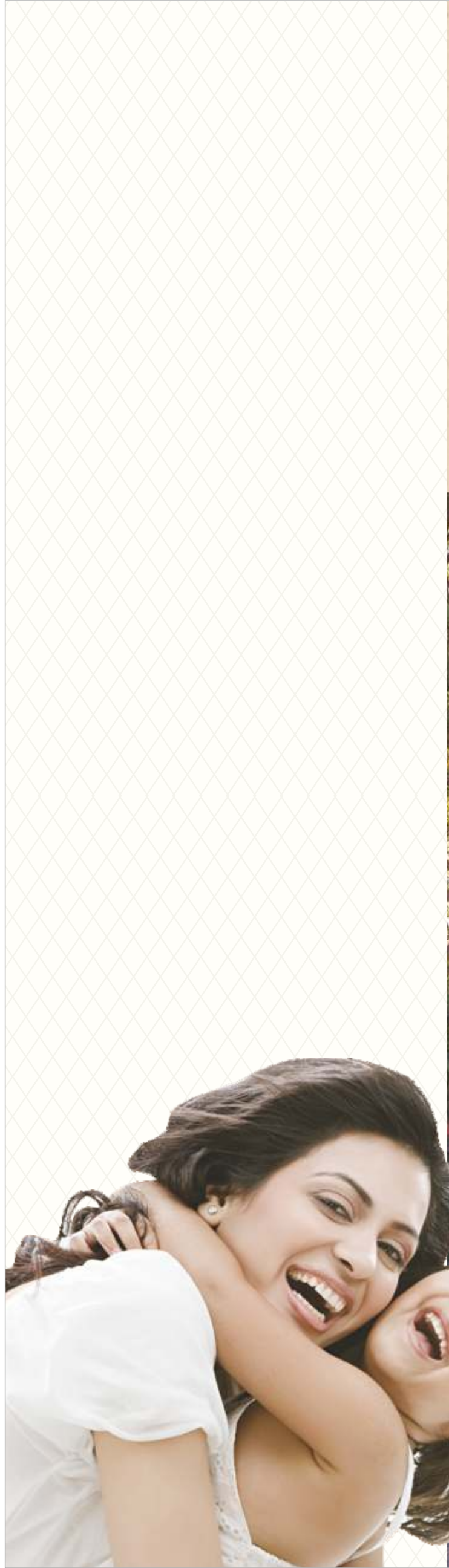
AURO
infinity
2-3 BHK
Luxury Apartments & Shops



UNLIMITED HAPPINESS
ETERNAL JOY

Homes are made of dreams, created with care and nurtured with love. Precisely why at Auro Infinity we build houses that enable you to live the life you have always wished for. Spacious 2 & 3 BHK residences in an elegant campus thoughtfully planned to offer you all the comforts of an urban lifestyle. Premium leisure right outside your doorstep to pamper you with unlimited happiness.

AURO
infinity
2-3 BHK
Luxury Apartments & Shops



AURO
infinity
2-3 BHK
Luxury Apartments & Shops



UNRESTRICTED
VIEWS
EVERLASTING
FRESHNESS

Nature, fresh air and panoramic views will be a constant at your homes at Auro Infinity. Large balconies spread across your living spaces ensure that you wake up to bigger sunrises and wind up your day next to the stars. You can even host small barbeque parties over the weekends. Of course, ample natural light and fresh air will flow through your homes all year long.



PRIME LOCATION AT
VADSAR

Stay close to all urban essentials
and utilities

CLASSY ELEVATION
THAT ENCHANTS

Modern textures and sleek lines
for stylish looks

AIRY RESIEDENCES
THAT FASCINATE

Seamless layouts that enhance
openness

PREMIUM LEISURE
THAT PAMPERS

Fun recreational amenities for
relaxation



TERRACE AMENITIES



ROOF TOP WORK SPACE
WITH WI-FI



OPEN TERRACE AREA



GAZEBO



OPEN TO SKY YOGA ZONE



GYMNASIUM



ROOF TOP OPEN
GARDEN SPACE



SOLAR PANEL FOR
COMMON AMENITIES

UNMATCHED FUN ENDLESS JOY

At Auro Infinity, you will never fall short of avenues of having fun or making memories with your loved ones. We have transformed the terrace into a recreational paradise where you can indulge in your favourite activity or simply relax after your hard day at work. The open to sky amenities ensure that you are close to nature whether you are starting your day with yoga or ending it with a drink at the bar.



SIXTH FLOOR (SKIP) AMENITIES

MORE WAYS TO UNWIND

The sixth floor houses more amenities for you and your loved ones. Beautifully decked up with water bodies and landscape elements, this space is all you need to relax and rejuvenate when you feel like. Organize movie nights, engage in game nights, lose yourself in a book, watch your kids play, or dance through the night, take your pick from our long list of amenities.



MULTI-PURPOSE HALL



LIBRARY



DISCOTHEQUE



MINI THEATRE



GAME ROOM



LANDSCAPED GARDEN



TODDLER / KIDS PLAY ROOM



GYM



WATERBODY / SCULPTURE





VALUE ADDITIONS

TWO LIFTS - AUTOMATED LIFTS
WITH POWER BACKUP

TWO ALLOTTED CAR PARKING (STACK SYSTEM)
FOR 3BHK & ONE ALLOTTED FOR 2BHK

PLANTATION ON GROUND AND TERRACE

WI-FI IN OPEN LIBRARY AND WORKING SPACE

POWER BACKUP / GENERATOR
FOR COMMON AMENITIES

SECURITY CABIN

3 PHASE ELECTRICITY SUPPLY

FIRE & SAFETY AS PER GOVT NORMS

CCTV CAMERA AT BASEMENT, GROUND LEVEL
AND ENTRY LOBBIES FOR SECURITY



TOWER - A

TOWER - B



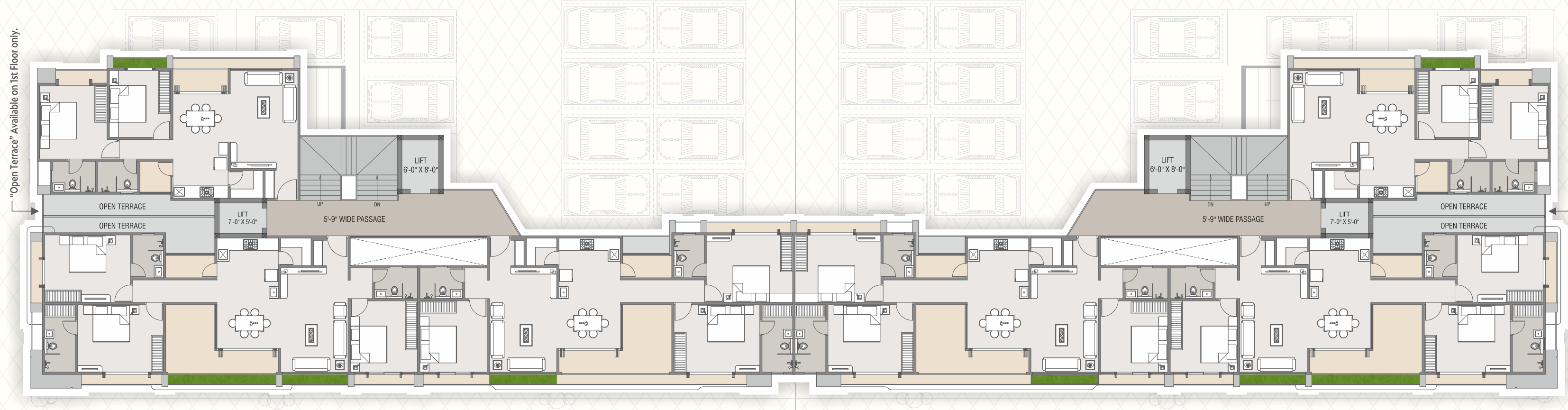
24 MTR. WIDED . P. ROAD

FIRST TO THIRTEENTH
TYPICAL FLOOR



TOWER - A

TOWER - B



"Open Terrace" Available on 1st Floor only.

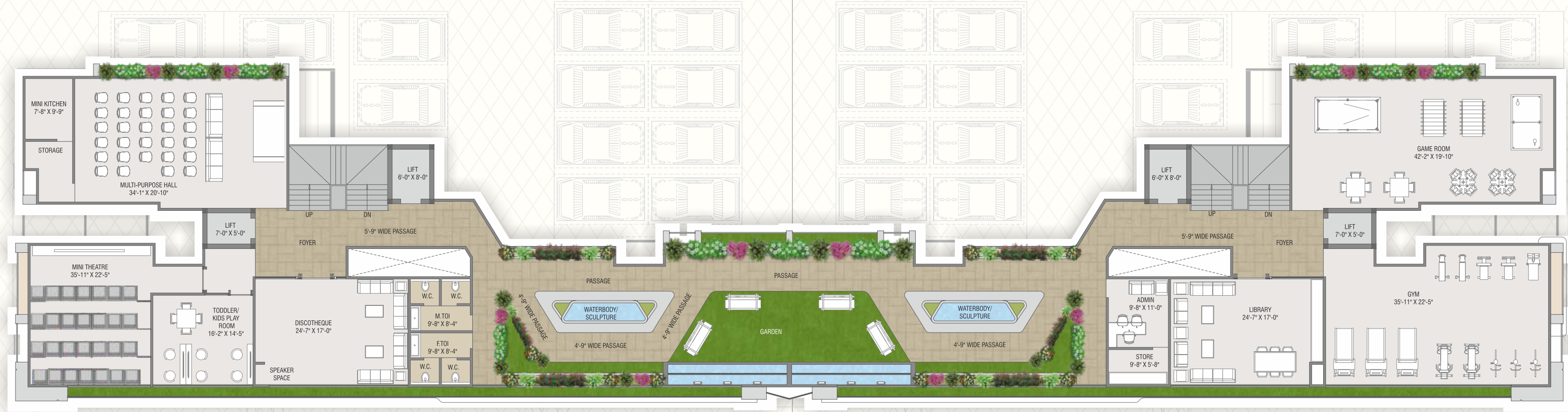
"Open Terrace" Available on 1st Floor only.

24 MTR. WIDED. P. ROAD



TOWER - A

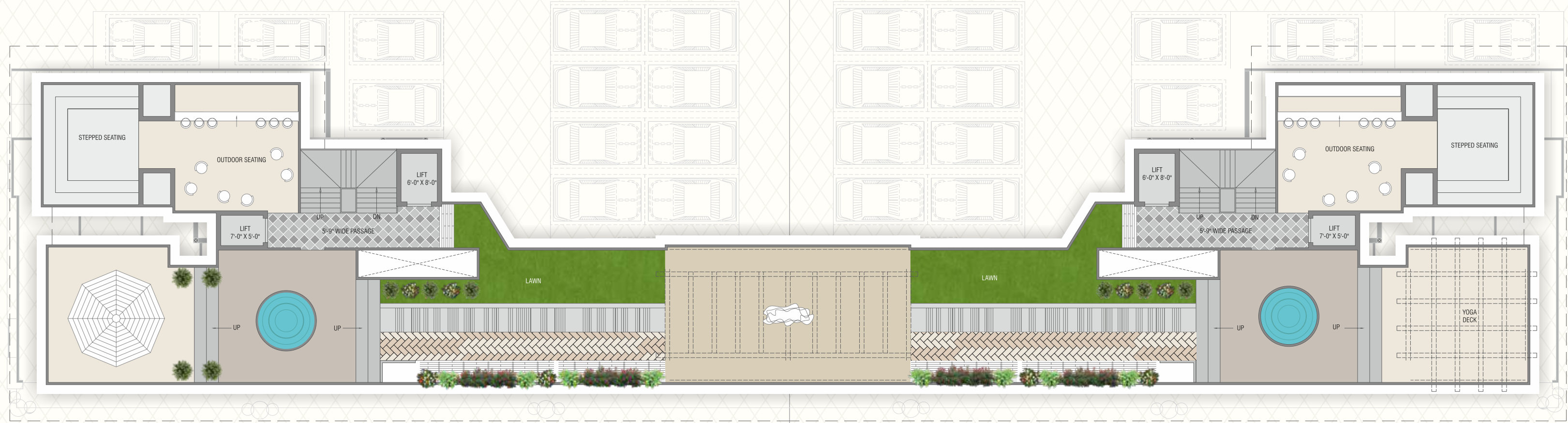
TOWER - B



24 MTR. WIDED. P. ROAD

TOWER - A

TOWER - B



24 MTR. WIDE D. P. ROAD

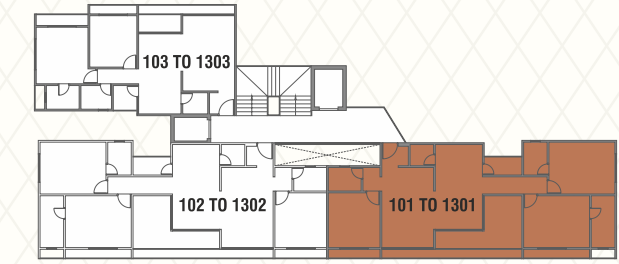


TYPICAL FLOOR (TOWER A - B)



3 BHK

Built-up Area: 1530 sq.ft.



101-1301



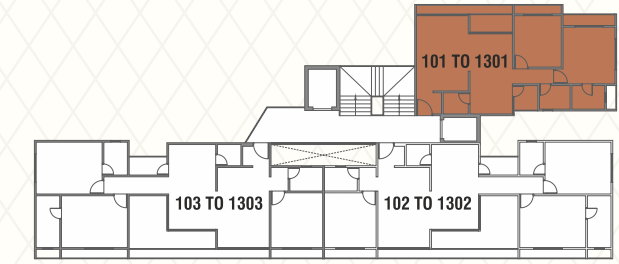


TYPICAL FLOOR (TOWER A - B)



2 BHK

Built-up Area: 965 sq.ft.



◀ "Open Terrace"
Available on 1st Floor only.



SPECIFICATIONS



STRUCTURE

Earthquake Resistant RCC Frame Structure.
High Quality Brick & Blocks Masonry
with Plaster (Except Ceiling)



FLOORING

Common Area:

Lift Lobby Wall & Floor using Vitrified tiles
as per architect's selection

Car Park Area:

Exterior grade paving tiles with
designated allocation

Staircases:

Granite flooring

Apartment Area:

Flooring to be of 800x1600 mm/600x1200 mm
/ 800x800 mm Vitrified Tiles as per
Architect's selection

Bathroom:

Ceramic tile concepts 600x1200 mm
or 800x1600 mm full up to Lintel Level
and 60x60 cm Vitrified / Anti-skid tiles for flooring

Kitchen:

Natural / Artificial Premium Stone Platform
with Quartz / SS Sink. Designer Wall Tiles
above Kitchen Platform up to 4 Ft with
600x1200mm or 800x1600mm Vitrified
Tiles based on skirting size

Wash Area:

Ceramic Tiles up to 4 Ft. & Natural Stone Floor



DOORS

Main Door:

High Quality Stone / Wooden Door
Frame with Veneer Panelling

Internal Doors:

Stone / Wooden Frame with
Laminated Flush Doors



WINDOWS

Premium Aluminum section window
with fully glazed glass shutters.
Granite/Artificial Stone frame
for window



FINISH

Internal:

2-Coat Putty with Primer finish

Exterior:

Double Coat Plaster & Paints with
exture Finish on Exterior Walls as per
Architect's Selection



PLUMBING

All water supply lines shall be ISI marked
CPVC pipes. Drainage lines and storm
water drain pipes shall be in PVC
or PP Material



SANITARY & CP FITTINGS

Water Closets in all Bathrooms

Concealed in Wall Cisterns in all Bathrooms

Health Faucets in all bathrooms

Wash Basins: Porcelain wash basins shall be
provided in all bathrooms with base of
Granite / Artificial marble

Kitchen Sink: Stainless Steel Sink

Cockroach Trap: A detachable Stainless Steel
Cockroach trap lid shall be provided
in all bathrooms

Overhead Showers: Overhead Shower shall
be provided in all bathrooms
(Except Powder Toilet)

Faucets: Hot water connection for
all Bathrooms

Washing Machine: One cold water inlet and
drainage outlet with Point for a washing
machine shall be provided in the Utility



AIR CONDITIONING / WATER HEATER

Copper piping from indoor unit to outdoor
unit for each AC point in Living Room
and in all Bedrooms

Centralised Water Heater Point / Provision



ELECTRIFICATION

3 Phase Concealed Copper Wiring
as per ISI Standard

Modular switches: Adequate electric points
in each room as per architect's planning
TV point in Living Room and
in Master Bedrooms

Separate MCB for each room



TERRACE

Elegant China Mosaic finish with Three layer
water proofing treatment



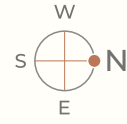
LIFT

High Speed lift with ARD with Automatic Doors
and Intercom shall be provided as per
the Government norms

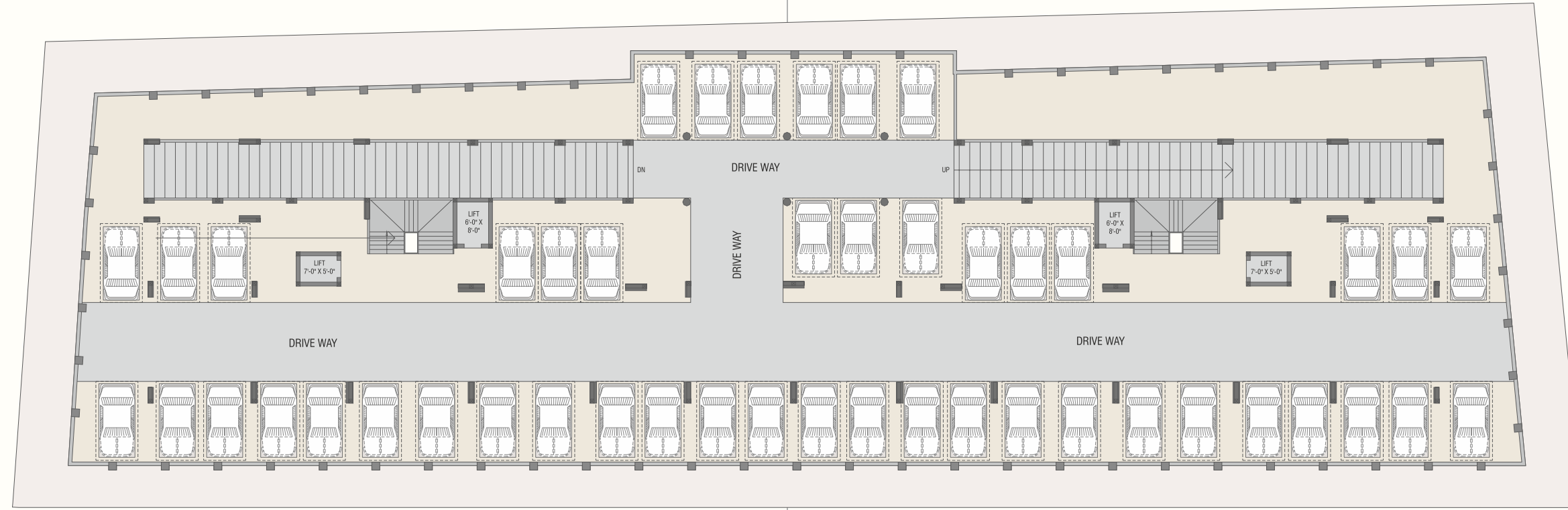


UTILITIES & SERVICES

Generators to be provided with 100% Power
backup for Common Areas of Apartments



BASEMENT FLOOR



Key Plan



PAYMENT SCHEDULE FOR FLATS

Booking amount (inc.token)	10%
Agreement for Sale within 2 month of booking	20%
Plinth Level	07%
1st Floor Slab	07%
3rd Floor Slab	07%
5th Floor Slab	07%
7th Floor Slab	07%
9th Floor Slab	07%
12th Floor Slab	07%
Plaster Level	07%
Flooring level	07%
Before Sale Deed	07%

PAYMENT SCHEDULE FOR SHOPS

Booking amount	10%
Agreement for Sale	15%
Plinth Level	20%
1st Slab Level	20%
Plaster Level	15%
Flooring level	15%
Before Sale Deed	05%

QR Code for Location



QR Code for Brochure



Disclaimer: (1) All plans are subject to amendments and approval by the relevant authorities. All photography and computer imagery are artists impression and are provided for illustrative and indicative purposes only. While every reasonable care has been taken in providing this information, the developers cannot be held responsible for any inaccuracy. Subject to Vadodra Jurisdiction. (2) Premium quality materials or equivalent branded products shall be used for all construction work as per architect design. (3) External changes are strictly prohibited. (4) Maintenance charges, development charges, stamp duty charges, documentation charges, G.S.T., M.G.V.C.L. deposit and all other government or local municipal taxes will be extra. (5) Possession will be given after one month of full payment. (6) Extra work will be done at additional cost with prior estimate approval.

Architect:
 **DESIGN STUDIO**
 architects & interiors
 Ruchir Sheth

Structure Design:
 **ZARNA**
 ASSOCIATES