



Developer:
SHREE ASSOCIATES

Site: **SHREENAND 22**
22 Shree Nagar Society, F Road,
Behind Dinesh Mill, Akota, Vadodara, 390020

Ph: +91 63545 51928
E: shreenandsales@gmail.com

Architect:
MSA
MODI SRIVASTAVA
& ASSOCIATES
Architects & Interior Designers

Structure:
ZARNA
ASSOCIATES

QR Code For Scan

Location



Mode Of Payment

10% Booking Amount - 10% Plinth Level - 10% 1st Slab - 10% 2nd Slab - 10% 3rd Slab - 10% 4th Slab - 10% 5th Slab - 10% 6th Slab
10% 7th Slab - 05% Flooring - 05% Finishing

Notes:

Documentation Charges Such As Stamp Duty, Registration, Legal All
Municipal Taxes, GST TAX, MGACL Meter Deposit Will Be Borne By
Purchaser.

Any Additional Charges Or Duties Levied By The Government, Local
Authorities During Or After The Completion Of The Scheme Will Be
Borne By The Purchaser.

Advance Payment Is Required For Any Extra Or Modification Work.

Each Purchaser Will Bear Municipal Taxes From The Date Of Registration.

In The Case Of Booking Cancellation 20% Of The Booking Amount Plus
Extra Expenditure Will Be Deducted From Booking Amount.

Possession Will Be Given After One Month Of Settlement Of Accounts.

Each Member Needs To Pay/maintenance Deposits Separately.

In Case Of Delay In Water Supply, Light Connection, Drainage Work By
Concernauthority, Developers Will Not Be Responsible.

Continuous Default Payment Leads To Cancellation.

This Brochure Does Not Form A Part Of Agreement Or Legal Document.
It Is Easy Display Of The Project.

Developers Reserve The All Rights To Make Any Alteration/ Additions/
Changes As And When Required, The Purchaser Shall Be Abide By
Such Changes.

All Disputes Subject To Vadodara Jurisdiction Only.

ZURICH 9825047913



**3BHK APARTMENTS &
4B2HK DUPLEX PENTHOUSES**
LIVE LAVISH...

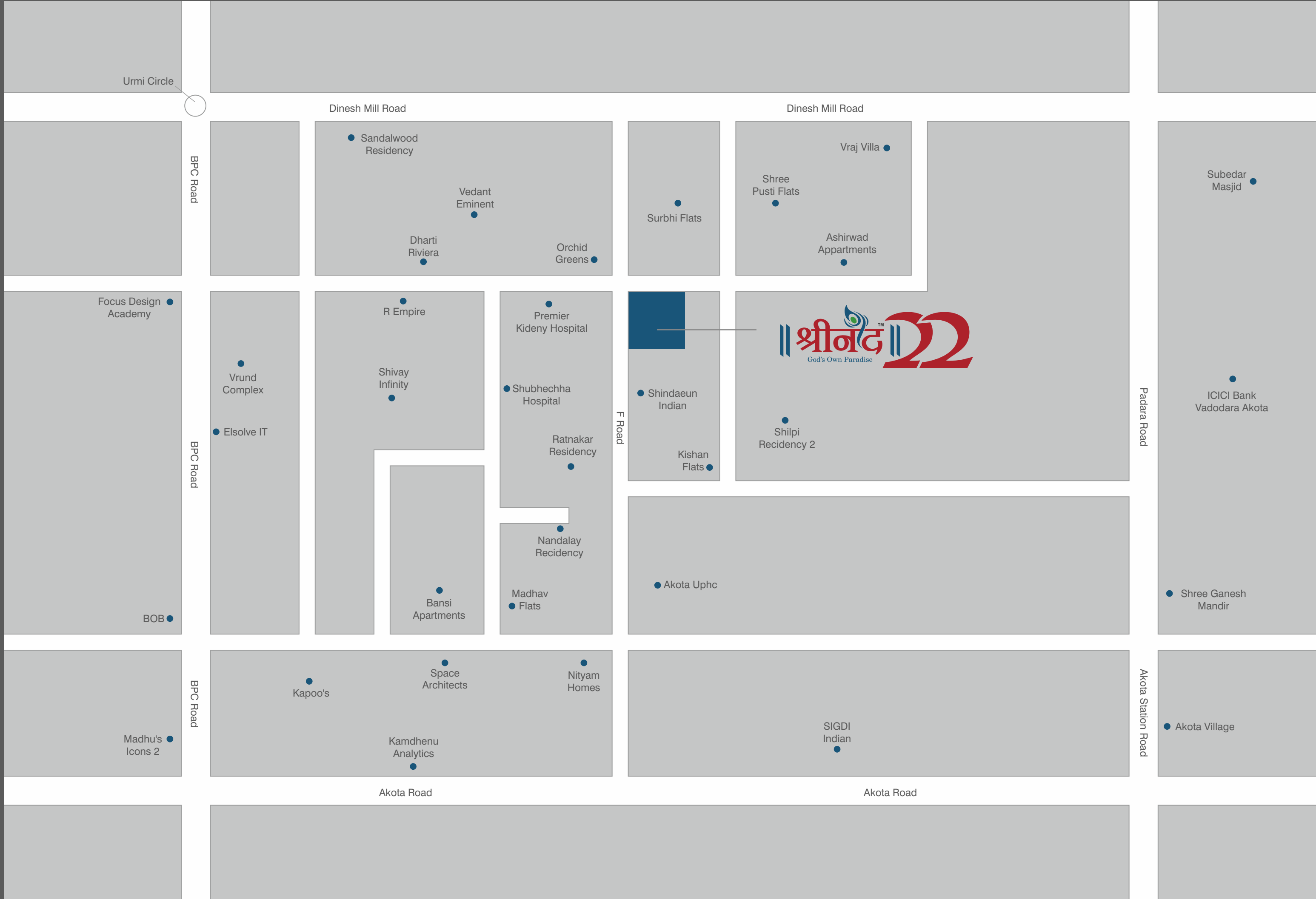
CRAFTING

TIME LESS

ELEGANCE

Discover the epitome of luxury at Shreenand 22, located in the prestigious Akota area of Vadodara. Offering exclusive 3BHK Apartments & 4B2HK Duplex Penthouses, with only two units per floor, Shreenand 22 ensures unparalleled privacy and elegance. Live the life you've always dreamed of in a contemporary and sophisticated setting. Experience modern living at its finest, surrounded by exquisite design and premium amenities.





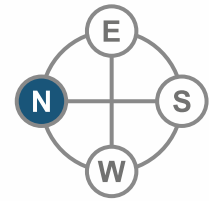
ICONIC
LOCATION
ICONIC LIVING

Shreenand 22 boasts a strategic location near Dinesh Mill Road, offering easy access to all essential services and amenities. Enjoy the convenience of having renowned hospitals, top educational institutions, shopping centers, and recreational facilities just a stone's throw away. Whether it's daily errands or weekend outings, everything you need is within reach, making life at Shreenand 22 effortlessly convenient.



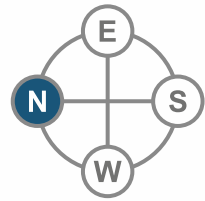
EMBRACE THE
**HAR
MON
IOUS** LIFE

At Shreenand 22, life is not just lived, but celebrated. Our beautifully designed apartments provide the perfect backdrop for creating cherished family memories. Experience the joy of living in a community that values tranquility, comfort, and togetherness. Enjoy a harmonious blend of luxurious living and warm family moments in your new home.



GROUND FLOOR PLAN

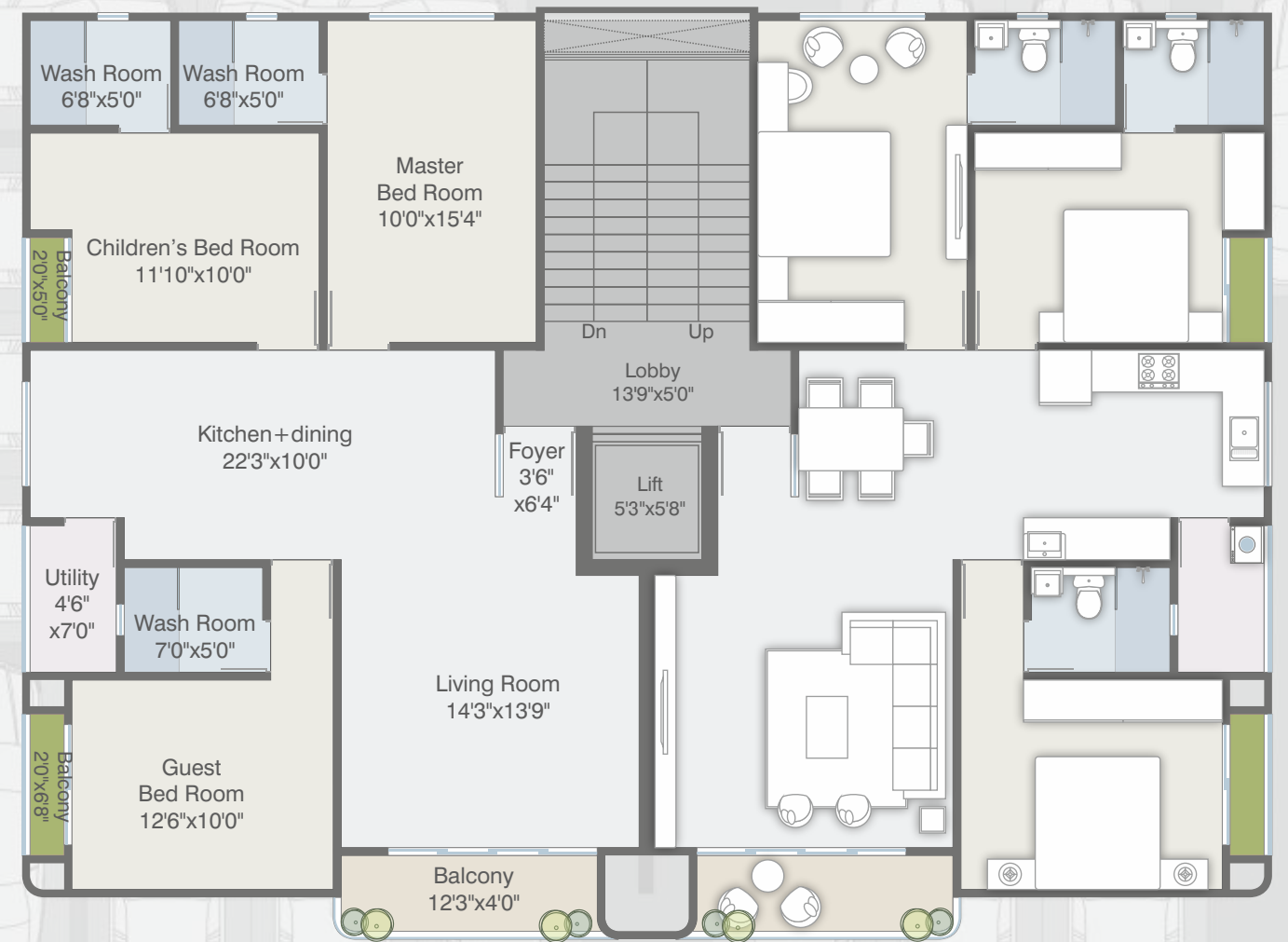




TYPICAL
FLOOR PLAN

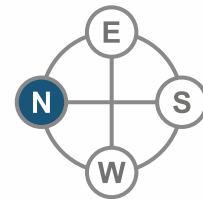
3BHK - C.A - 1074 Sq.Ft | B.A - 1151 Sq.Ft

9.00 MT WIDE ROAD

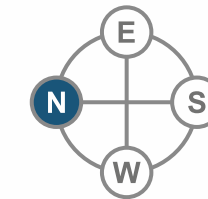


12.00 MT WIDE ROAD





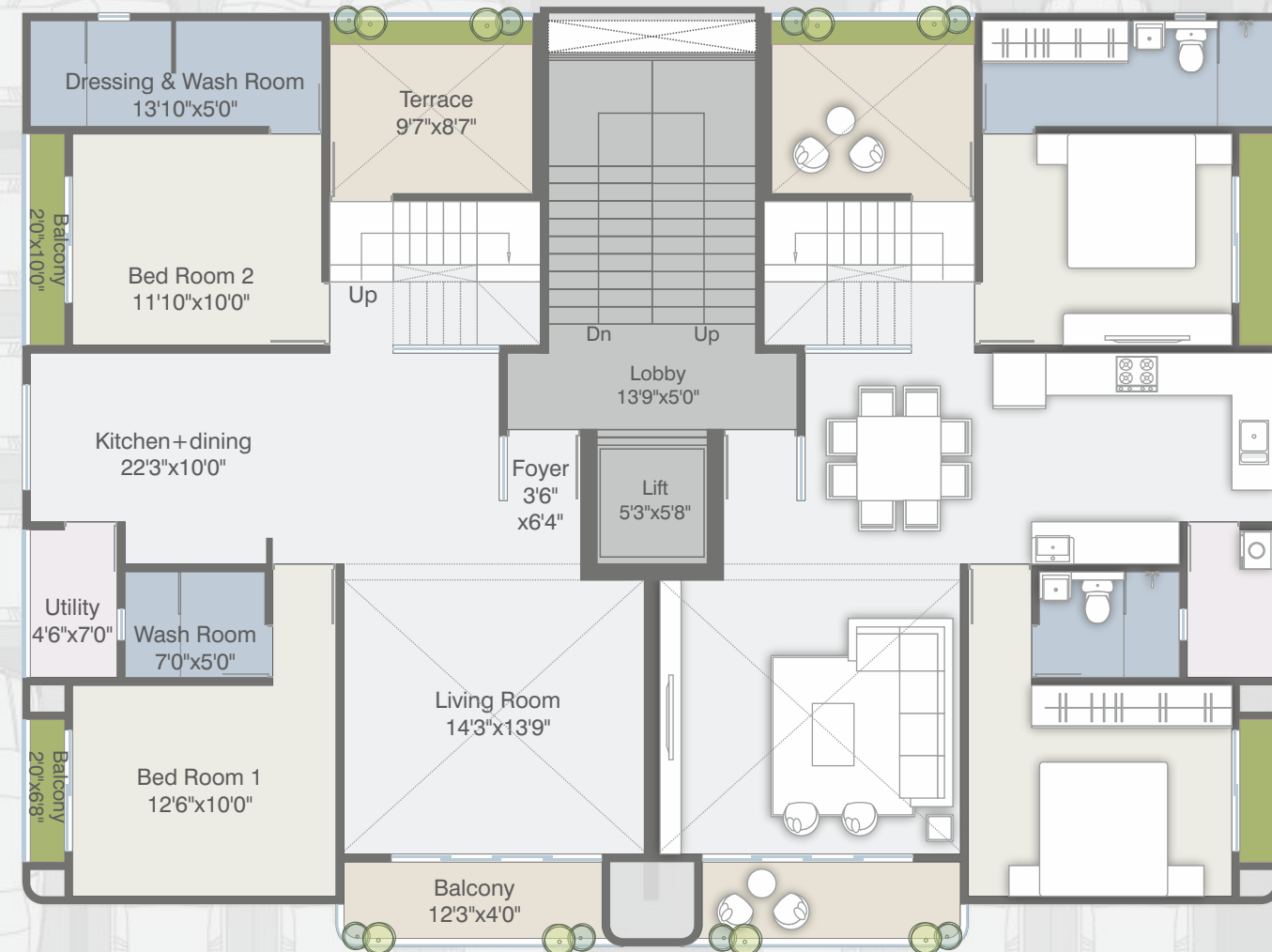
LOWER PENT HOUSE PLAN



UPPER PENT HOUSE PLAN

4B2HK - C.A - 1728 Sq. Ft | B.A - 1965 Sq.Ft

9.00 MT WIDE ROAD







12.00 MT WIDE ROAD

9.00 MT WIDE ROAD







12.00 MT WIDE ROAD



	STRUCTURE R.C.C. Structure Design By Structural Engineer.		PAINTING External Wall Painted With Good Paint & Internal Wall With Wall Putty.
	DOOR Elegant Entrance Main Door, Internal Flush Doors/ Panel Doors As Per Architect Design.		
	WINDOWS Powder Coated Aluminum Section For Windows.		KITCHEN Granite Platform With, S.S Sink With Good Quality Of Glazed Tiles Up To Lintel Level.

SPECIFICATION

	ELECTRICAL Concealed Copper Wiring With Sufficient Electrical Point.		FLOORING Vitrified Tile
	BATHROOMS Designer Wall Tiles Up To Lintel Level & Standard Quality CP Fittings.		AIR CONDITIONING Ac Copper Ducting And Piping.



LIVE THE
COMF
ORTA
BLE
LIFE

Every detail at Shreenand 22 is crafted to enhance your living experience. Our 3BHK Apartments & 4B2HK Duplex Penthouses are designed with high-quality materials and modern finishes, ensuring utmost comfort and style. Enjoy spacious layouts, state-of-the-art amenities, and thoughtful touches that make everyday living a pleasure. Discover the perfect blend of functionality and luxury in your new home.



Reflexology
Path



Meditation
Deck



Gated
Community



Power Backup
System



Video Door
Phone Security



Terrace
Garden With
Gazebo



Corporation
Water Supply
And Drainage



Rain Water
Harvesting
System



Alloted Car
Parking (Ample
Two Wheeler Parking)



Level Controller
In Water Tanks To
Avoid Wastage



CCTV System With
Surveillance Cameras
At Strategic Locations
In Common Areas.



EV Charging
Point Provision

AME NITIES

At Shreenand 22, we provide an array of world-class amenities designed to enhance your lifestyle and ensure your utmost comfort. From serene relaxation spaces to advanced security features, every aspect of our community is crafted with your well-being in mind. Enjoy a seamless blend of luxury, convenience, and peace of mind, making everyday life truly extraordinary.





LIVE THE
PEACEFUL LIFE

Shreenand 22 offers a serene escape from the hustle and bustle of city life. Nestled in the peaceful Akota area of Vadodara, our residences are surrounded by lush greenery and open spaces. From a bird's eye view, you can truly appreciate the harmonious blend of nature and architecture that defines our community. Embrace the calm and enjoy a peaceful living environment that rejuvenates your soul.