



Where you life transforms into  
PEACEFUL | QUIET | SERENE



DEVELOPERS:  
**SHREE BALAJI BUILDCON**

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E-BROUCHER



LOCATION

Member of:  
**CREDAI VADODARA**  
AFFILIATED TO CREDAI-GUJARAT & CREDAI INDIA

HOMEST CR\_98249\_85608



4B2HK PREMIUM INDEPENDENT BUNGALOWS





Where even the most  
stressful days turn

*Peaceful*



शान्ति  
TRANQUIL

12.00 MTR. WIDE ROAD







Where every  
moment is tranquil  
and

*Quiet*





Where your world  
is forever

*Serene*







शान्ति  
TRANQUIL

4B2HK PREMIUM INDEPENDENT BUNGALOWS







# LAYOUT PLAN



**AREA TABLE  
(IN SQ.FT.)**

PLOT	AREA
01	1508
02	1230
03	1230
04	1230
05	1230
06	1230
07	1230
08	1487
09	1640
10	1313
11	1313
12	1313
13	1313
14	1828
15	1819
16	1307
17	1307
18	1307
19	1307
20	1640







## COMMON AMENITIES

- Elegant Entrance Gate
- 24x7 Security Intercom system with security cabin

- 9.00 mtr trimix internal road with paved blocks
- Designed led street pole

- CCTV Surveillance
- Club house with roof top solar system

- 24 hours water supply
- Underground cabling



# UNIT PLAN

## 4B2HK BUNGALOWS

TOTAL BUILT UP  
1900.00 SQ.FT.

TOTAL CARPET  
1636.00 SQ.FT.



GROUND FLOOR

BUILT UP : 680.00 SQ.FT.  
CARPET : 615.00 SQ.FT.



FIRST FLOOR

BUILT UP : 782.00 SQ.FT.  
CARPET : 690.00 SQ.FT.



SECOND FLOOR

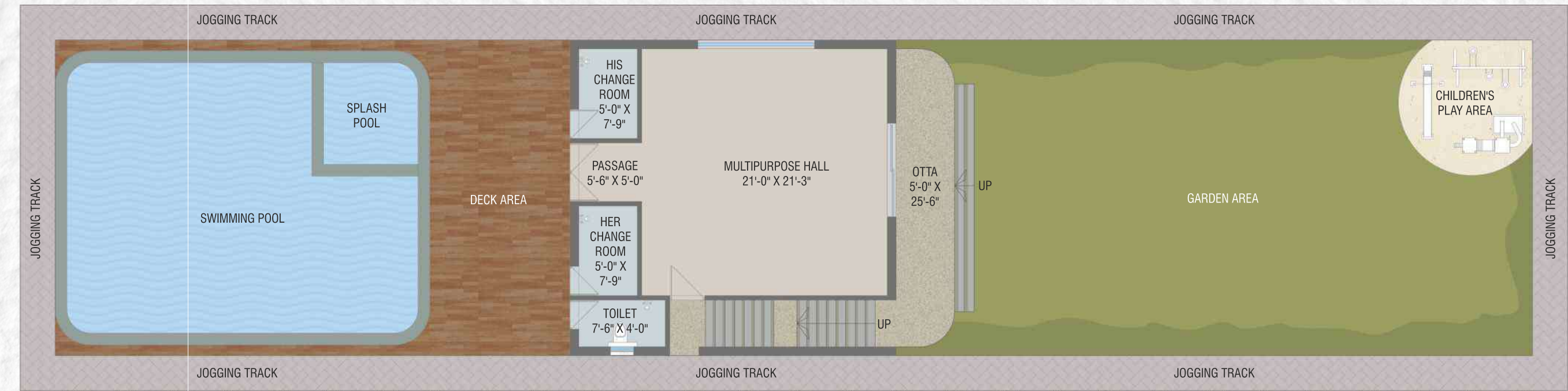
BUILT UP : 438.00 SQ.FT.  
CARPET : 331.00 SQ.FT.



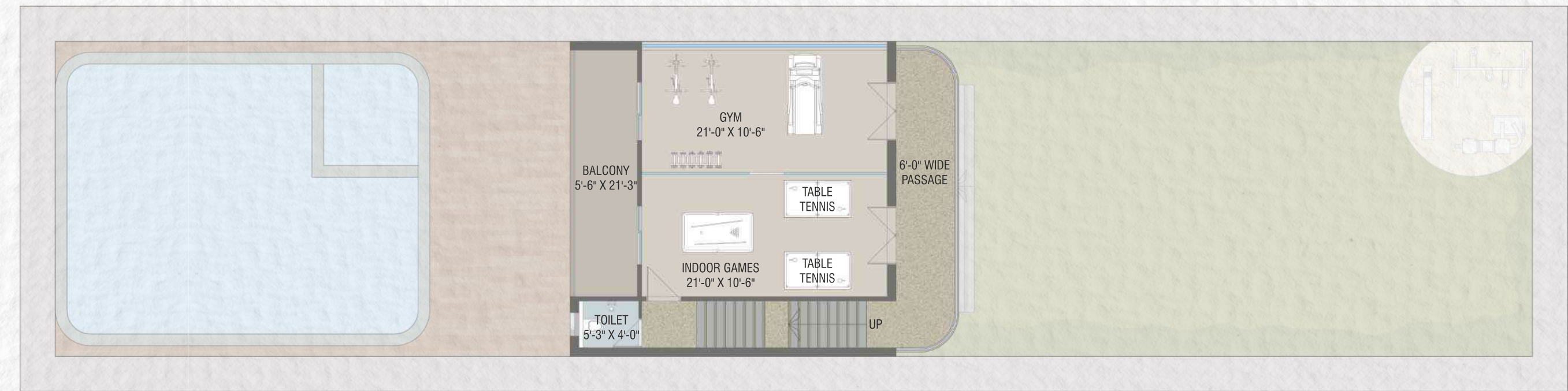
# CLUB HOUSE



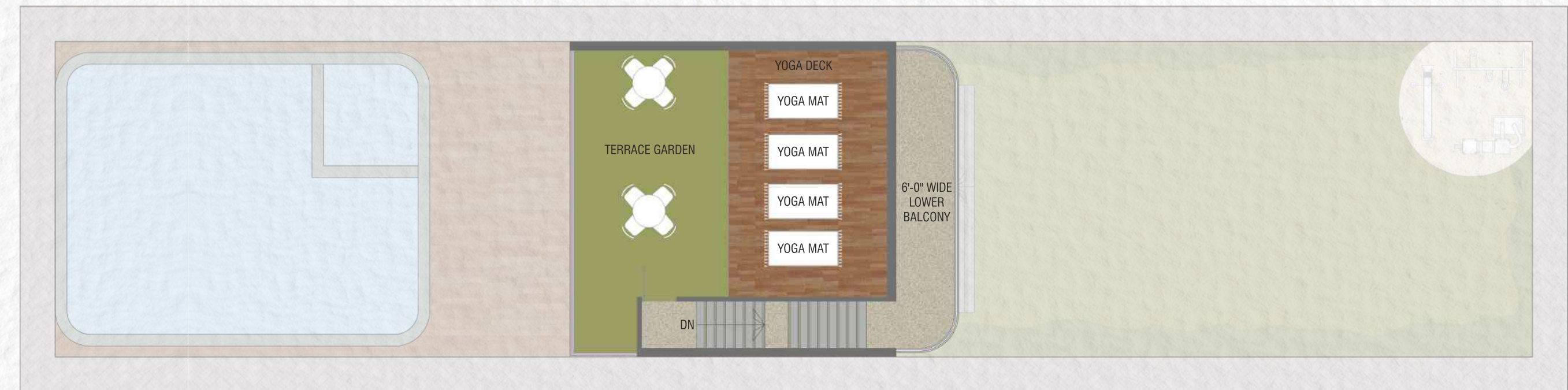
## GROUND FLOOR



## FIRST FLOOR



## SECOND FLOOR







## COMMON AMENITIES



Wifi zone  
in club house



Children  
play area



AC gymnasium  
with the latest  
equipment

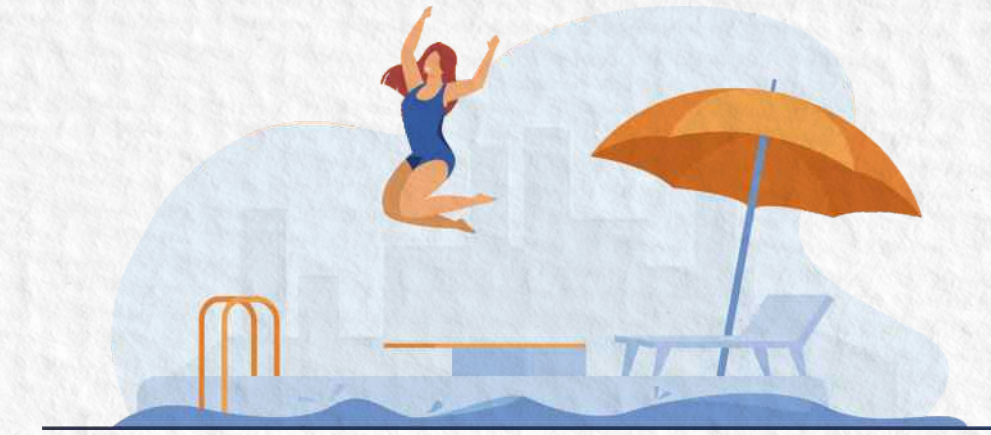


Multipurpose  
hall with mini  
home theater









## COMMON AMENITIES



Swimming Pool



Informal sitting



Lush Green Garden with Jogging Track



Gazebo



## SPECIFICATIONS



### STRUCTURE

- All RCC & Masonry work as per structural Engineer's design.
- Elevation work as per Architect Design.
- Anti-termite treatment of ground floor with piping



### BATHROOMS

- Designer Glazed tiles Fitting
- Designer bathroom with premium quality fitting & vessels
- Concealed internal plumbing



### PAINT & FINISH

- Internal : Smooth cement plaster with putty, Emulsion paints
- External : Double coat plaster with acrylic paint for weather proof.



### DOORS & WINDOWS

- Attractive Entrance Door with wooden frames with standard quality safety lock
- Others are flush doors with granite frames and Both side decorative laminate.
- Fully Glazed aluminum powder coated dumal(UPVC) section windows with safety grills & mosquito nets



### KITCHEN

- Granite Platform with Modern Sink & designer tiles



### FLOORING

- Vitrified tiles flooring in all rooms.
- Granite flooring in stair case with s.s. railing



### ELECTRIFICATION

- Concealed copper ISI wiring & Branded modular switches with sufficient point in kitchen and all bedroom with ELCB switch for your family safety
- AC points in all bedrooms & living room with copper piping



### TERRACE

- Open terrace finished with chemical water proofing and China Mosiac/Tiles Flooring



### WATER SUPPLY

- Underground & Overhead Water tank
- Submersible Pump with auto sensor



### SOLAR PLANT

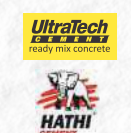
- Each Bungalows 4K.W. Solar system

### BRANDS WE USE

#### STEEL



#### CEMENT



#### TILES



#### BATHROOM FIXTURES & SANITARY



#### PLUMBING & PIPES



#### ELECTRIC



#### COLOUR



#### WINDOWS



### CREDITS

#### A PROJECT BY



#### ARCHITECT:

ASQUARE  
AR. KETAN PATEL

#### STRUCTURE:

SVN CONSULTING ENGINEER  
ANIL MISTRY

#### PLUMBING AND ELECTRICAL CONSULTANT:

Technobrain  
MEP Consultants  
PINA KIN PATEL • DAXESH DAVE

**MODE OF PAYMENT : 10% Booking | 10% after Booking of 1 month | 15% Plinth Level | 15% Ground Floor Slab | 15% First Floor Slab | 15% Second Floor Slab | 10% At Plaster | 05% At Flooring | 05% On Finishing**

Terms & Conditions: • Possession will be given after one month of settlement of account. • Extra work will be executed after receipt of full advance payment • Stamp duty, Registration charge, GST tax or any New Central Govt., VMC taxes. If applicable shall have to be borne by the client. • Continuous default payments leads to cancellation • Architect/Developers shall have the rights or revise the scheme of any details, here in and any change or revision will be binding to all. • In case of delay in light connection by authority, developers will not be responsible • All dimensions are indicative and actual dimensions in each room, plot area & S.B.A might vary • Common compound wall will be as per architect's design • In case cancellation of booking, 5% of the total value of the bungalow & Payable tax will not be refunded • Any plans, specifications of information in this brochure can not form part of an offer, contract or agreement • All members shall have to essentially be the part of the society formed by the association members and shall have to abide by the society by laws. • After virtual completion of the work all the repair and the maintenance other drainage, Water, Security, Sweeper salary, electricity bill etc. shall be borne by society members • Members of society are not allowed to change elevation of Bungalows in any circumstances • This brochure shall not be treated as a legal document, it is only for the purpose information.

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