

॥ रुद्रप्रयाग ॥

Confluence Of Peace And Prosperity



4 BHK Luxurious
Spacious Living



Concept of Planning:

The residential flats are designed for ideal living. The Four Bedroom apartments has maximum light, ventilation, cross ventilation and clear height of 10 Ft. with double parking for cars & two wheelers. It is a Five storeyed building with two flats on each floor & pent house on fifth floor with car parking at lower ground level and upper ground level to accommodate 18 cars between nine flats.

The planning provides privacy, sophistication and functional aspects. The building is surrounded by trees on all four sides which gives cooling and pleasant ambience. The other aspects of planning include big French windows. Optimum utilization of spaces. 100% power back-up, D.G. set, high speed passenger elevator and complete automatic security system and intercom system.



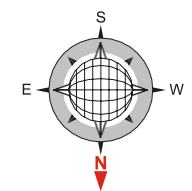
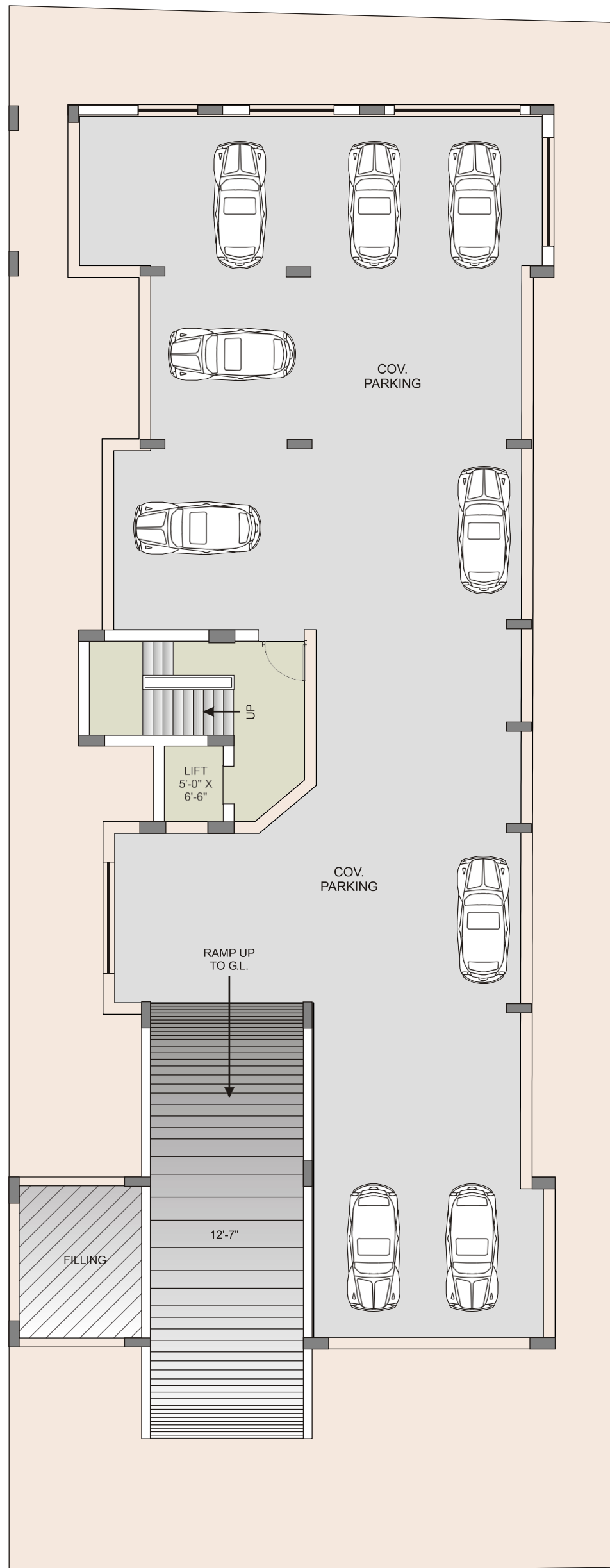
Modern Amenities. Urban Location. Sophisticated Style.

Project Team :

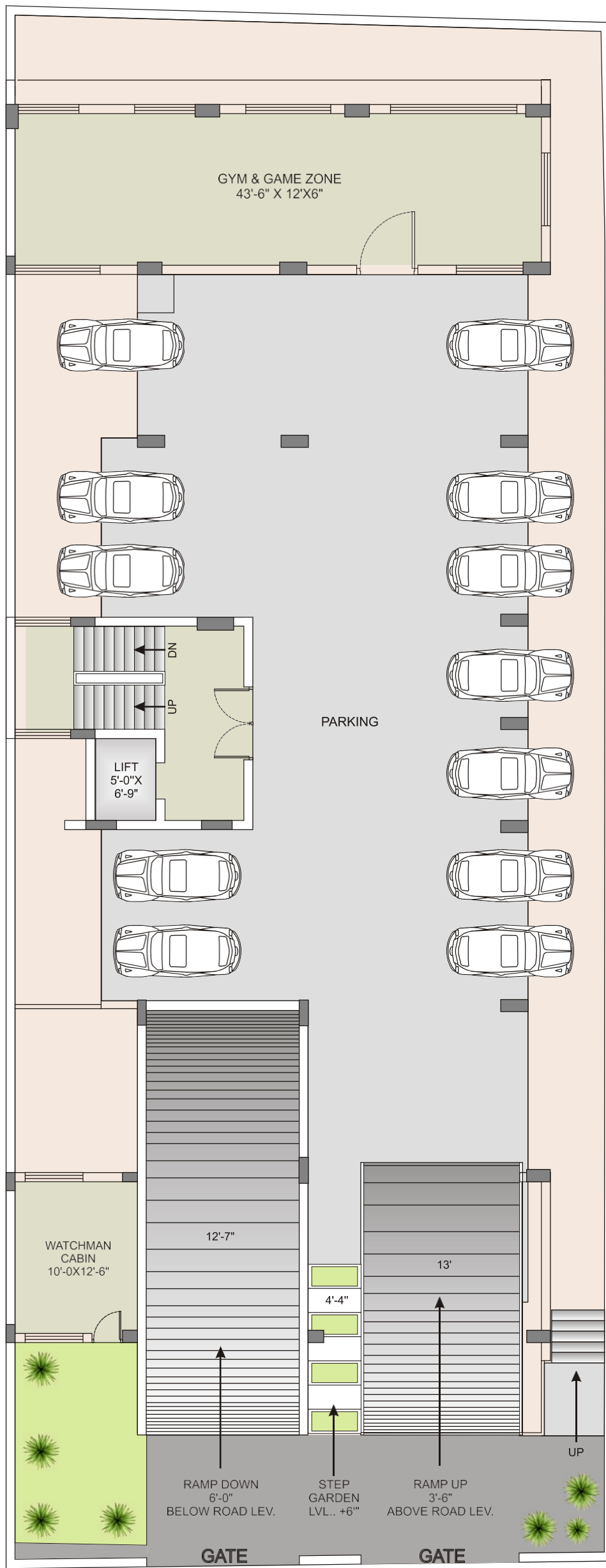
The building is designed by a team of competent designers, Ashwin, Mira and Ankoor Sanghvi Architects. Structural design by Manish Doshi, a well experienced structural designer and most important, it is going to be developed by the most experienced and expert builders Orbit Builders with a team of Mr. S. S. Jadeja, Mr. D. S. Jadeja & Mr. Arjun Jadeja, they have constructed over 12-buildings in the same vicinity, which is the answer for expertise of the team and project.

Location:

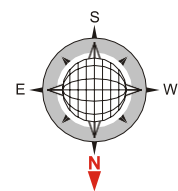
"**Rudra-Prayag**" is located in the utmost quite residential area of Rajkot, Near Race course, on Sir Harilal Gosalia road, between Shroff Road & Race Course Ring Road Rajkot.

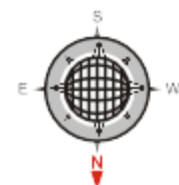
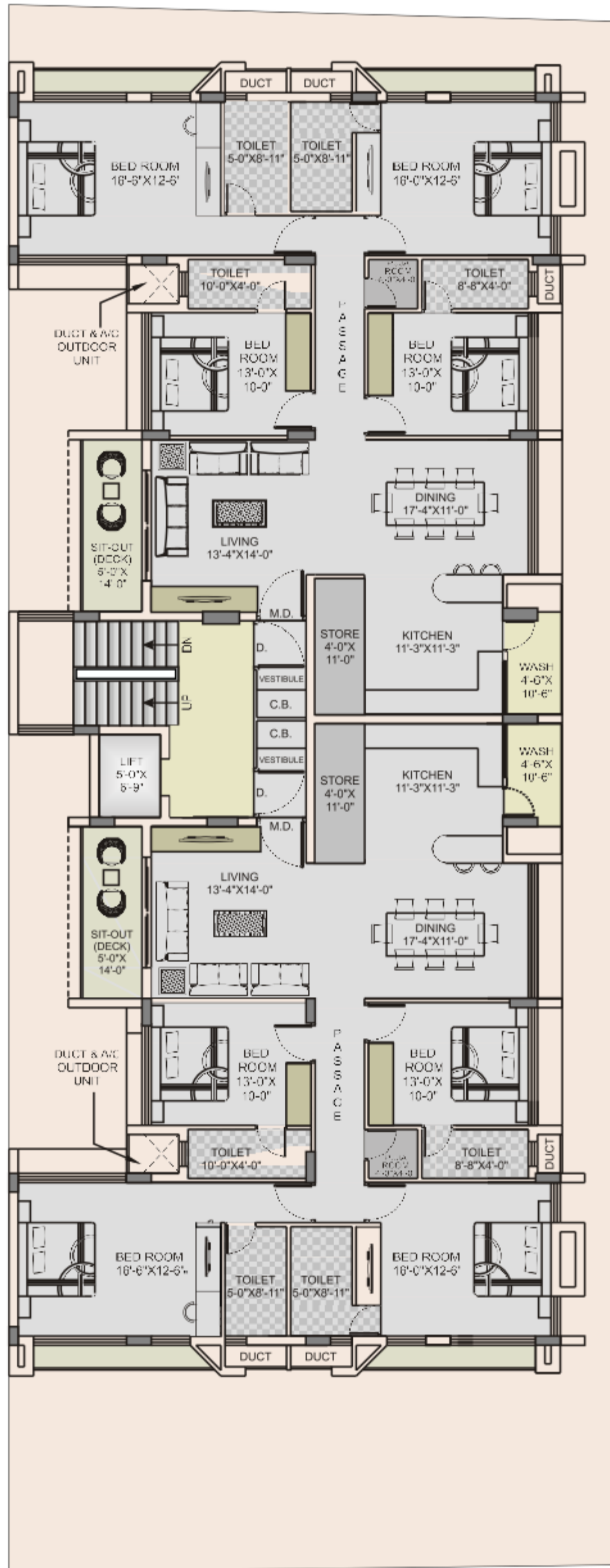


LOWER LEVEL
 Ground Plan 6'-0" Below G.L.



UPPER LEVEL
Ground Plan 3'-6" Above G.L.





TYPICAL
1st to 4th Floor Plan

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SALIENT FEATURES OF RUDRA-PRAYAG

Flooring

Superior quality vitrified tiles in all rooms & designer tiles in living, dining hall.

Doors & Windows

Granite frame with laminated doors in toilets and full laminated finished flush doors & laminated plywood frame for other doors with all necessary accessories and lock. UPVC windows with granite sills on all four sides.

Kitchen

Corian, Quartz or equivalent platform in Kitchen with Stainless Steel Sink and pre installed Chimney

Bathrooms

All bathrooms shall have superior quality tiles and dedo upto ceiling level with jaquar or equivalent accessories which include 3-way divertor, shower, spout etc & branded sanitary wares.

Electrification

A.C. copper wiring & piping in all flats. Complete concealed electric wiring with modular switches and MCB for each unit. Ample lighting in common area and parking area.

Security System

Security system with automatic door opening from each flat. CCTV in entire parking area, in stair cabin at each floor & security cabin

Wall Finish

Interior of flats shall be finished with white cement putty. Exterior of walls shall be finished with premium quality paint & texture.

Elevator

Standard company high speed elevator with power back-up.

Entertainment & Sports

A separate entertainment room is provided at upper ground floor level for gym & indoor sports and small library.

Other Features

Power back-up for common areas & one point in each flats.
Solar Water Heater
Water supply for car wash.
Earthquake resistant R.C.C. structure design
Water softener plant
Allotted space for A.C. outdoor unit
Separate duct for plumbing and electrical wiring
Non-slippery tiles in parking area and dedo in parking area upto 5 Ft.



Developers :

CHANAKYA REALITIES PVT. LTD.

ORBIT BUILDERS

"Amrish" ground floor, beside IDBI Bank, near Punjab Honda,
KKV circle, Kalawad road, Rajkot-360 005, Gujarat Phone : 0281 2588038
email : orbitbuilders@yahoo.com

Contact :

Chintan Khambhati
88668 50751

Niraj Khambhati
93757 56661

Architects :

Ashwin, Mira and Ankoor Sanghvi Architects

Structural designer :

Manish Doshi

DISCLAIMER : • Stamp Duty & Registration charges would be charged extra • Service Tax / VAT / GST or any such additional taxes would be charged extra
• Maintenance deposit would be charged extra • Internal changes would be permitted at extra cost, with prior permission • No external changes would be permitted • Terrace rights would rest with Developers • Any additional FSI at present or in future would be availed by the developer and no member would claim any right for the same • Gas, G.E.B. Water charges, RMC Charges, etc would be extra • This brochure is for information purpose only it does not form apart of the agreement or any legal document • All the information are for basic understanding purpose only • Builder reserves the right to make any changes.



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MICRO MEDIA 9099040499

Site Address : Near Race Course, On SIR Harilal Gosalia Road, Off Shroff Road, Rajkot - 360 001