



ANUGRAH
— AVENUE —

Helping You Find Home Sweet Home



ANUGRAH

AVENUE

GORGEOUS ELEVATION | GORGEOUS GATE | BALCONY | PARKING | GARDEN

Mark of excellence A virtue of thoughtful creation

At Anugrah Avenue its not about living, its about living together.

Anugrah means blessings in sanskrit.

Staying at Anugrah Avenue will be felt like blessings from the heavenly nature at paradise. A pleasant ,affordable environment is what makes for a life takes pride in gifting it to you for a lifetime. Anugrah Avenue is the place to be if you seek to live a life of peace and happines.





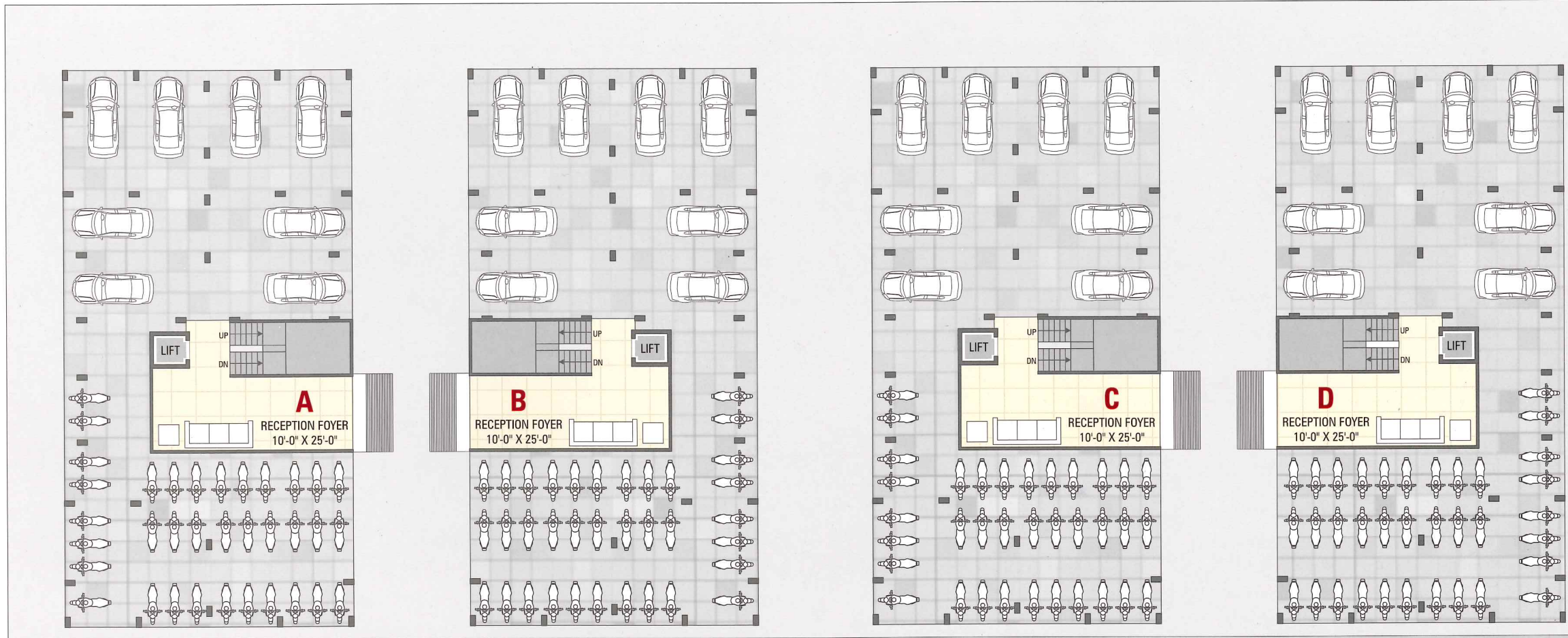
CHILDREN PLAY AREA | SITTING AREA | LAWN AREA | JOGGING TRACK

Aura of peace A sense of serenity in the air

Anugrah Avenue is landscaped beautifully to let every morning rise as fresh as dew drops and every evening bring along calm breeze that refresh body and mind.



GROUND FLOOR



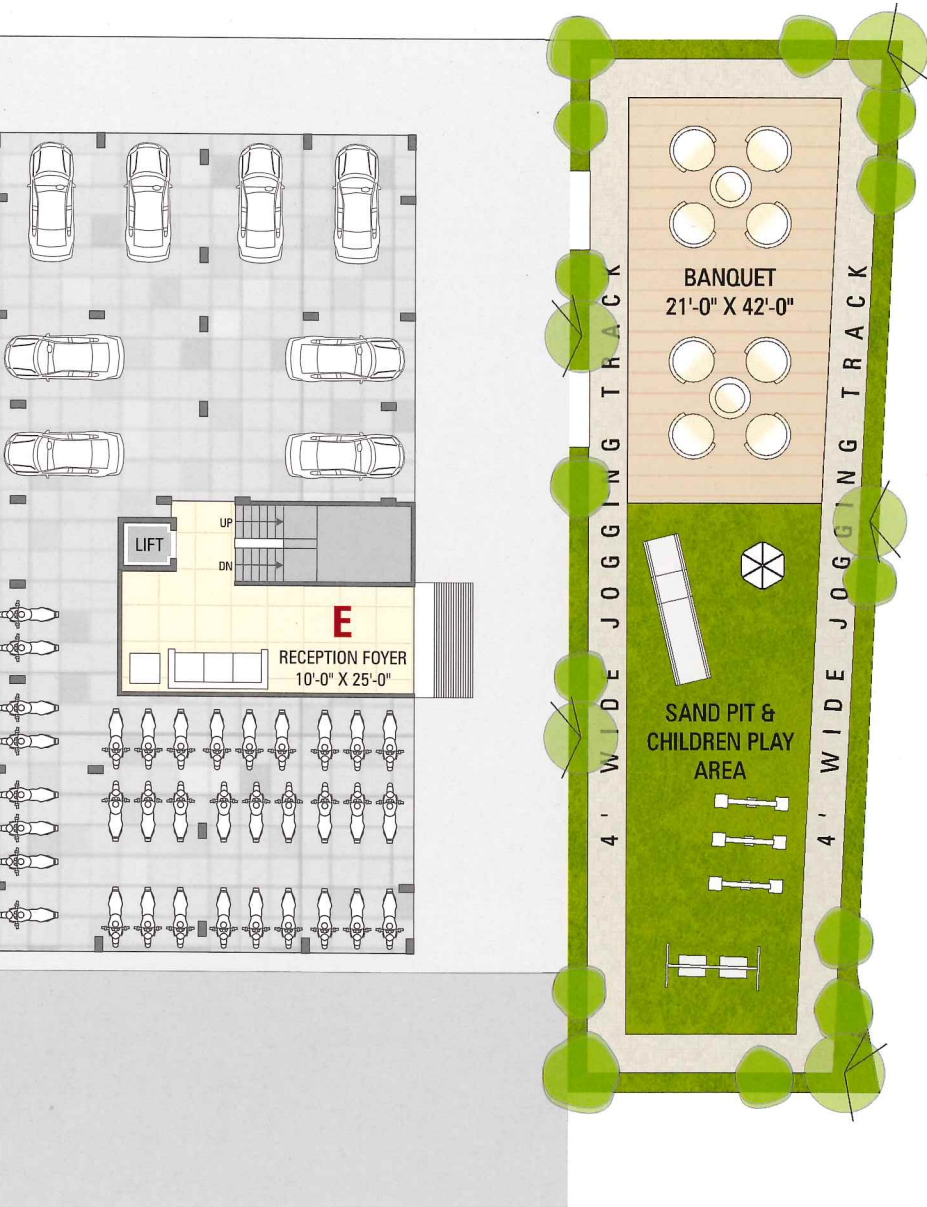
ENTRY 

2 4 ' - 6 " W I D E I N T E R N A L R O A D



ANUGRAH

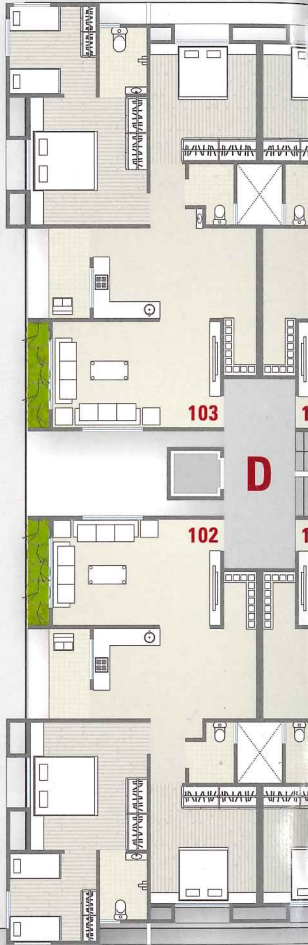
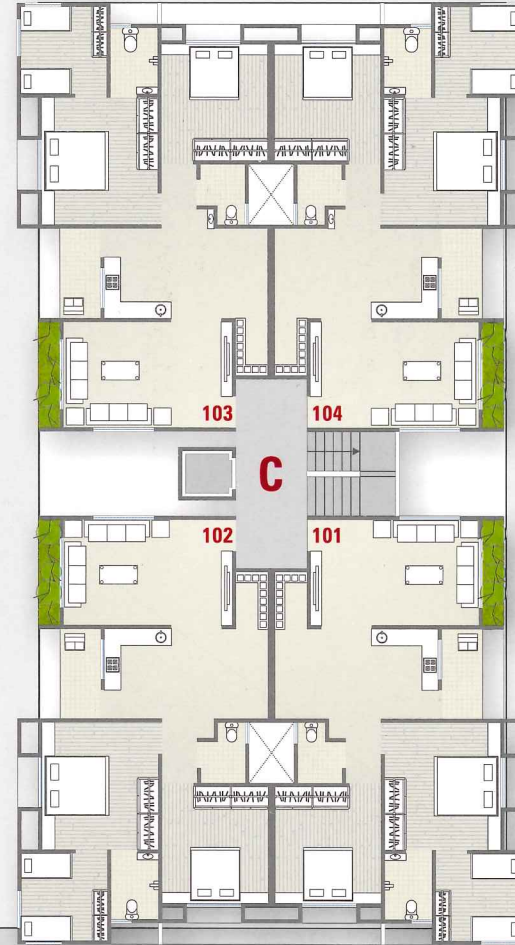
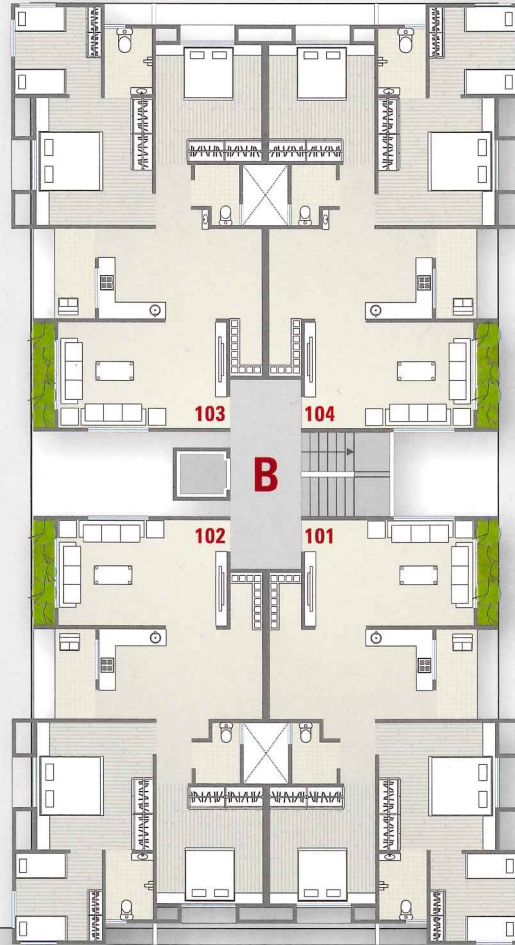
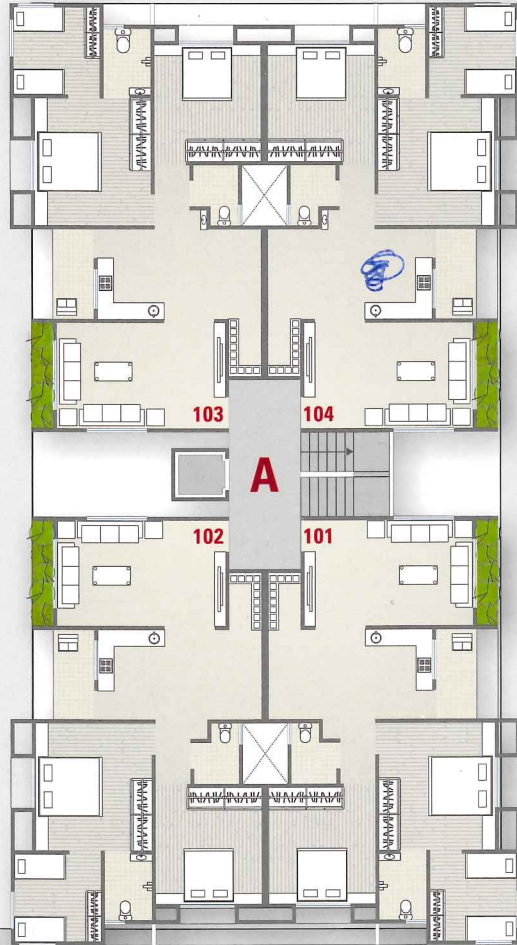
AVENUE





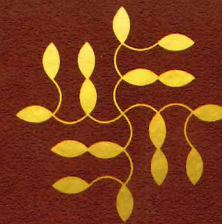


TYPICAL FLOOR PLAN



ENTRY 

2 4 ' - 6 " W I D E I N T E R N A L R O A D



ANUGRAH

AVENUE



TYPICAL FLOOR



TYPICAL UNIT PLAN



SPECIFICATION

FLOORING

- Superior quality granamite flooring
 - Granite flooring in stairs
 - Waterproofing and china mosaic on terrace
 - Paver blocks in parking area
-

KITCHEN

- Granite top platform with s.s. Sink & decorative
 - Glazed tiles dedo up to lintel above platform
-

COLOUR

- Good quality exterior paint tp exterior surface wall and birla putty finish on Internal surface.
-

TOILET / PLUMBING

- Standard quality sanitary wares & branded quality c.p.v.c. Plumbing fittings Decorative glazed tiles dedo up to 8'height with modern concept
 - Ceramic tiles in flooring
-

- RO System And Geyser In Each Flat
-

ELECTRIFICATION

- Concealed wiring of standard quality with modular switches
 - T.v. Point in living room & bedroom
 - A.c. Point in bedroom
 - General lighting in common areas
 - Well designed light pole in common area with generator back-up
-

DOOR - WINDOWS

- Attractive main door in teak wood frame or equivalent
 - Good quality flush door in all bedrooms without laminates on both side
 - Aluminum powder coating glazed section window
-

POWER BACKUP (inverter)

- 4 point power backup for each flat i.e. 2 fan and 2 tube light
-

AC

- 1 air - conditioning unit on top flats
-

Note

• Stamp duty, Registration charges, Legal charges, GEB/SMC chaeges. Society maintenance charges VAT, Service Tax, SMC Tax, Betterment / IC charges(deposit) will be borne by the purchaser. Any additional charges or duties levied by the government/local.Irregular payment may cause cancellation of booking. • In the interest of continual development in design & quality of construction. The developer reserves all rights to make any changes in the scheme including technical specification, design, planning, layout & all purchasers shall abide by such charges. • Changes/alteration of any nature including elevation, exterior colour scheme or any other changes affecting the overall design concept & outlook of the scheme are strictly NOT PERMITTED during or after the completion of the scheme. • The brochure is intended only for easy display & information of the scheme & does not form part of the legal documents.

KEYPLAN



BREAD LINER CIRCLE

BHATAR CHAR RASTA

MAGDALLA - UDHANA ROAD

NAVJIVAN CIRCLE

SOHAM CIRCLE

ALTHAN GARDEN

ALTHAN CHAR RASTA

STERLING

ANAYA BUSINESS CENTER

PANCHMUKHI HANUMAN TEMPLE

PALLADIUM ANUPAM SQUARE

ISANA D-MART

150' WIDE VIP ROAD

150' WIDE VIP ROAD

ALTHAN BRIDGE

PANDESARA ROAD

KHATU SHYAM TEMPLE

WATER WORKS

SMC STADIUM

ASHIRWAD HOMES

RAMESHWARAM GREEN

ASVAH AATMAN VILLAS THE GROWTH CORNER

ANUGRAH AVENUE

ATLANTA SHOPPING MALL

ARTHAM VATIKA

SHALIGRAM HEIGHTS

SHIV ARPANAM ANUPAM SHRUSHTI

NEW CITYLIGHT

150' WIDE ROAD

PROPOSED BRIDGE



ANUGRAH AVENUE

Architect :



Architect & Urban Designer

DARSHAN SHAH (M.Arch)
+91 98790 10030

Developers



LEELA
Builders & Developers

Site Address :

Anugrah Avenue,
B/s Shivarpanam Residency,
opp. Shaligram heights, Althan.
Surat.

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LEELA

Builders & Developers