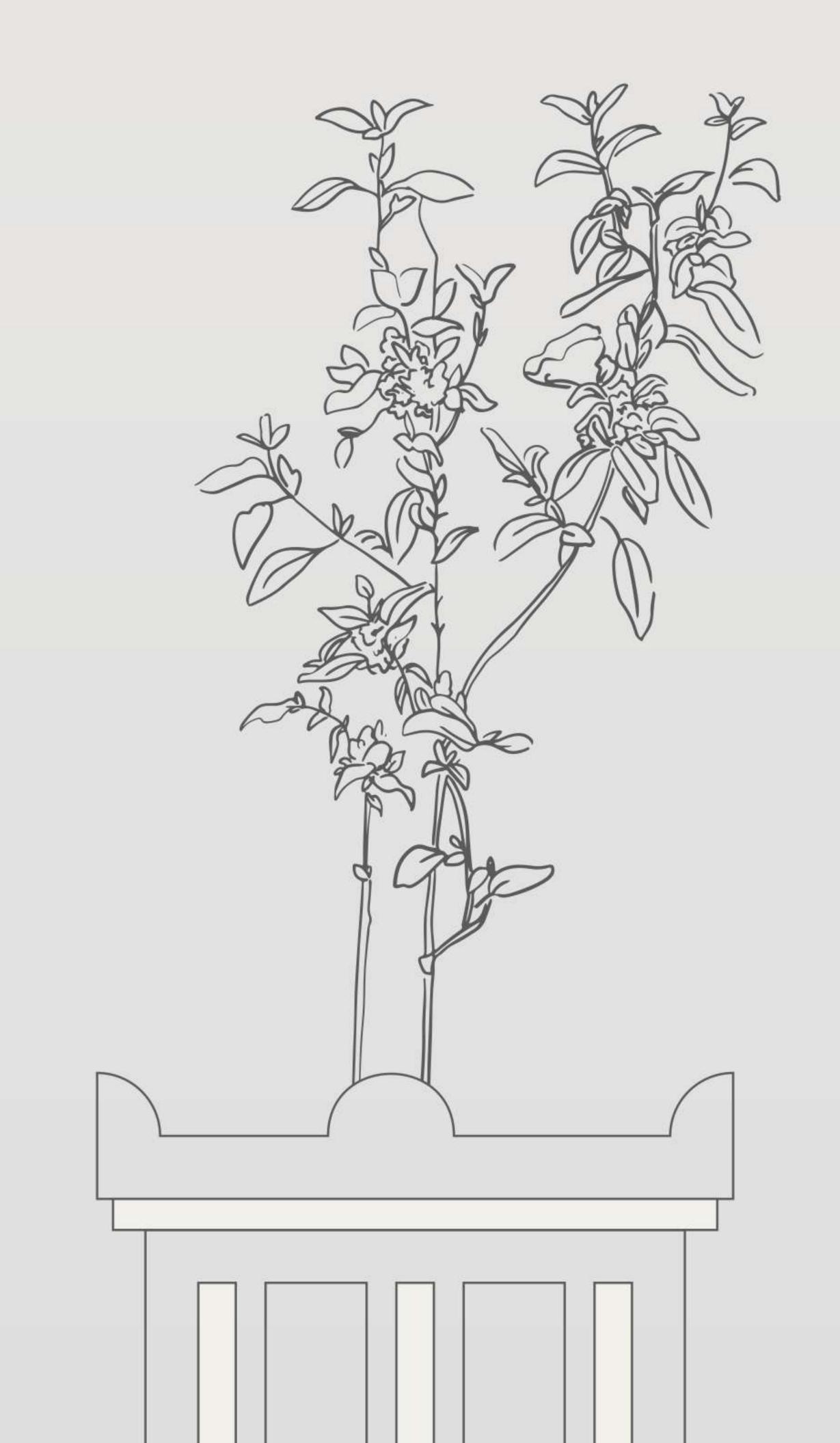
Coming Soon...



4 BHKORNATE APARTMENTS

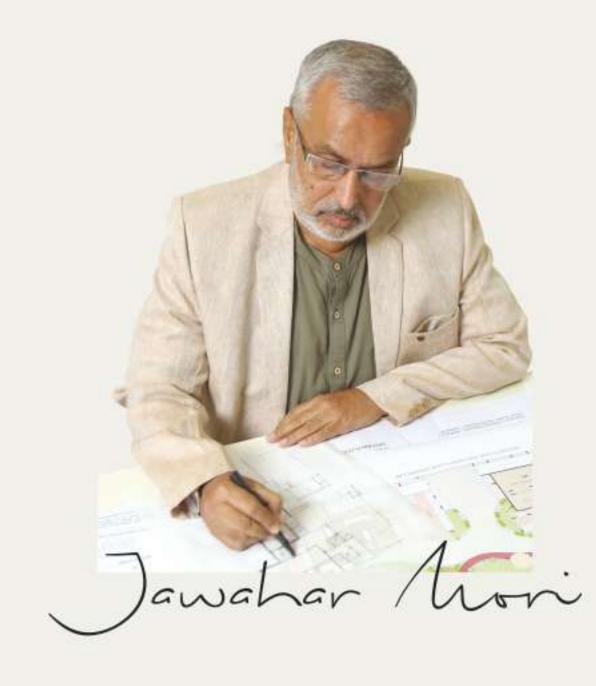


ABOUT PROJECT



In the era of mental noise and physical hustle, everyone wants to nestle where nothing bothers them while family time. Carrying this thought in the front we have come up with Tulsi Platina where units are very limited and the living delight would be at its peak. Adjoining fascinating factors like the city's most trendy location, amenities, and peace altogether we are presenting Platina to you.

ARCHITECT'S WISE WORDS



Everything falls shorter than space in terms of key factors of residential projects. And it would be the first time ever that one would get double living rooms. Privacy would be the trump card of the planning. In addition to this, there would be basement parking to sort out the parking issue, and a splendid list of amenities and aesthetic elevation would be a feather on the crown.



ABOUT



HARESH GOL

SUMIT KAVATHIYA

NIKHIL GOL

We deliver a legacy of faith & superiority. Tulsi Imperia, Tulsi Height, Tulsi Green, Tulsi Pride, Tulsi Gold & many such successful projects have showcased those values. We always aim to uplift the grid, yet again we are up for our upcoming piece of plenitude, Tulsi Platina 4-BHK ornate apartments to be shaped soon on New 150 Feet Ring Road.



BUZZING LOCATION



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LIMITED EDITION





A GOOD VIEW
IS LIKE REMEDY



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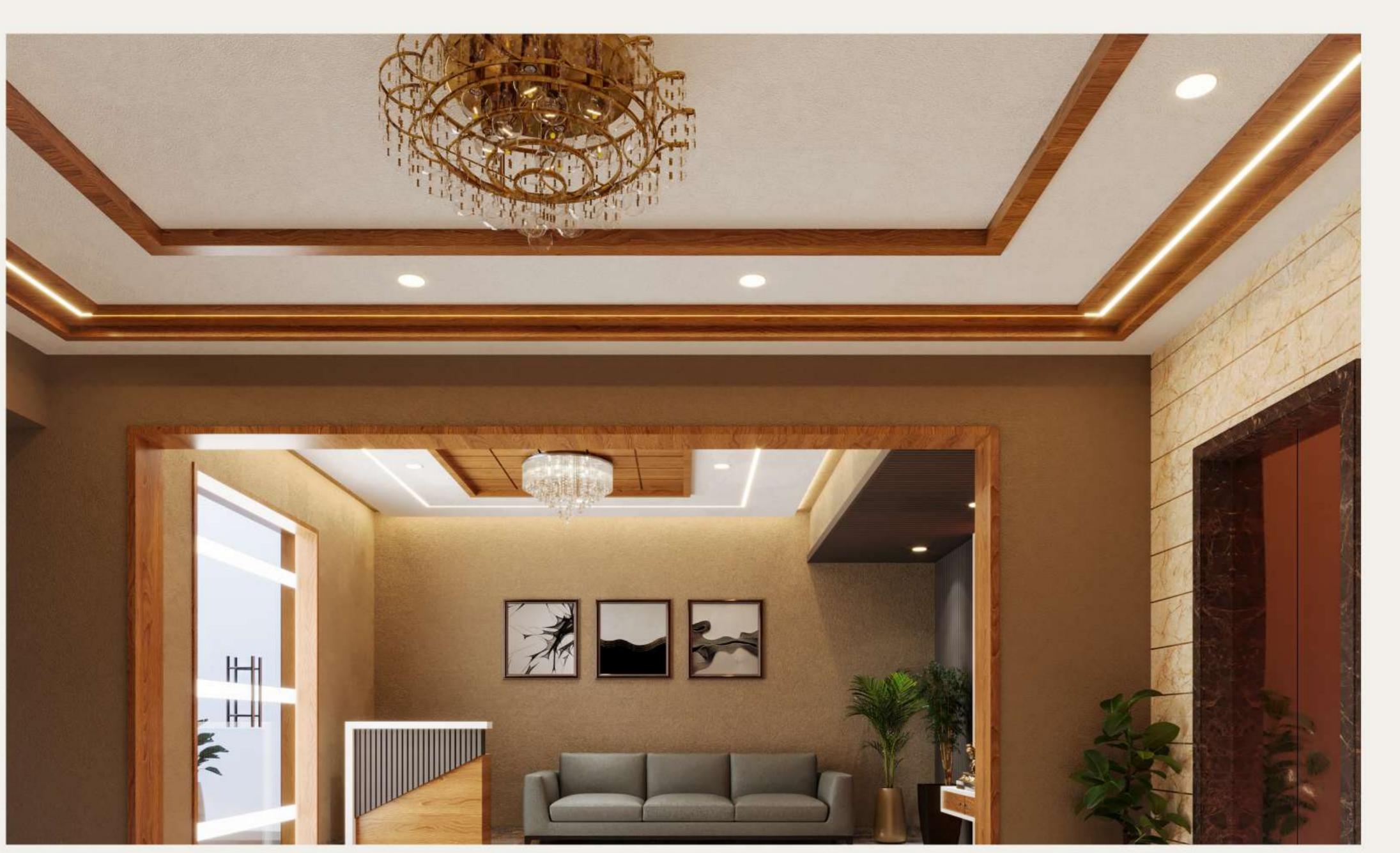




DOUBLE DOSE OF SPACE









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SEIZE THE EASE



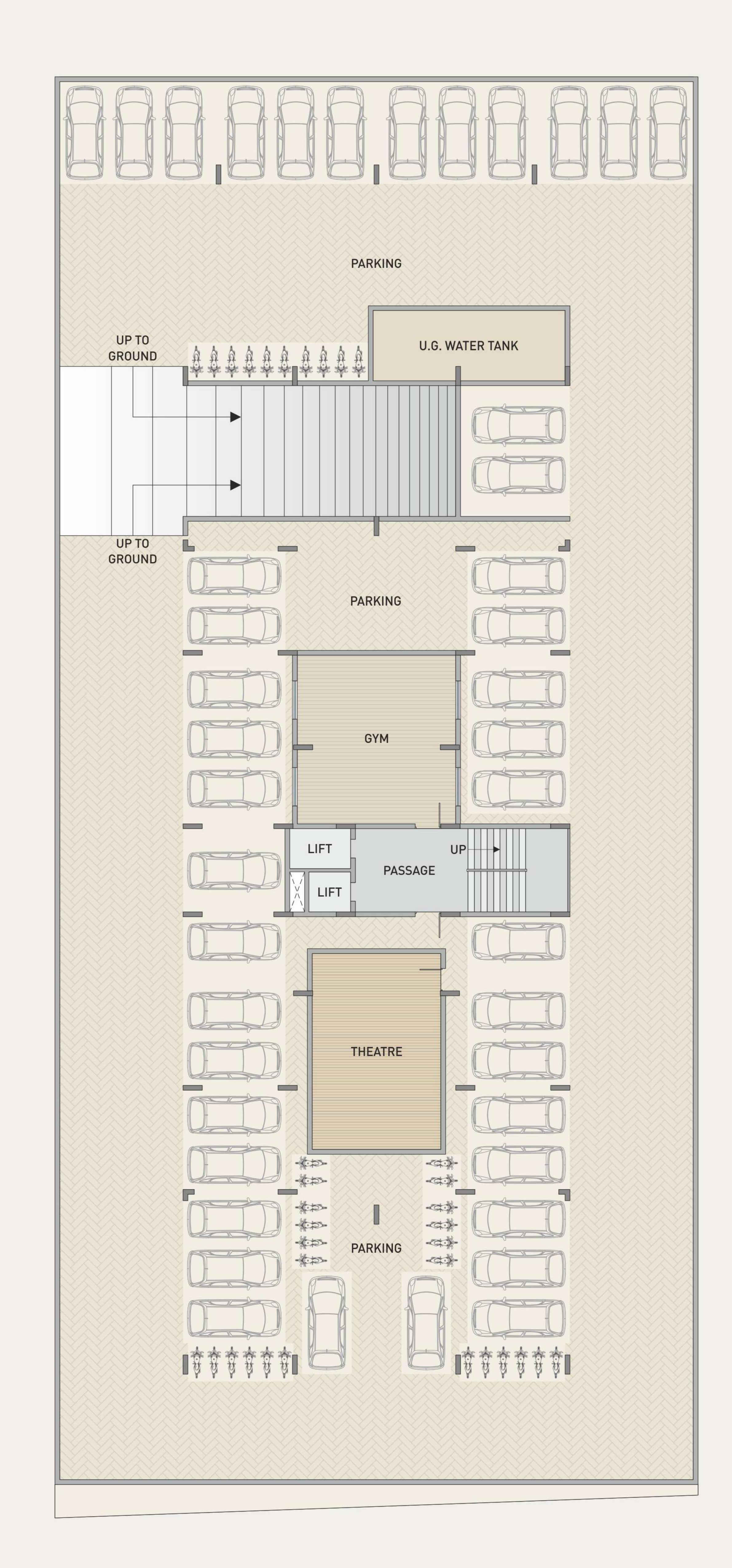




SIGNIFICANT SPOTS



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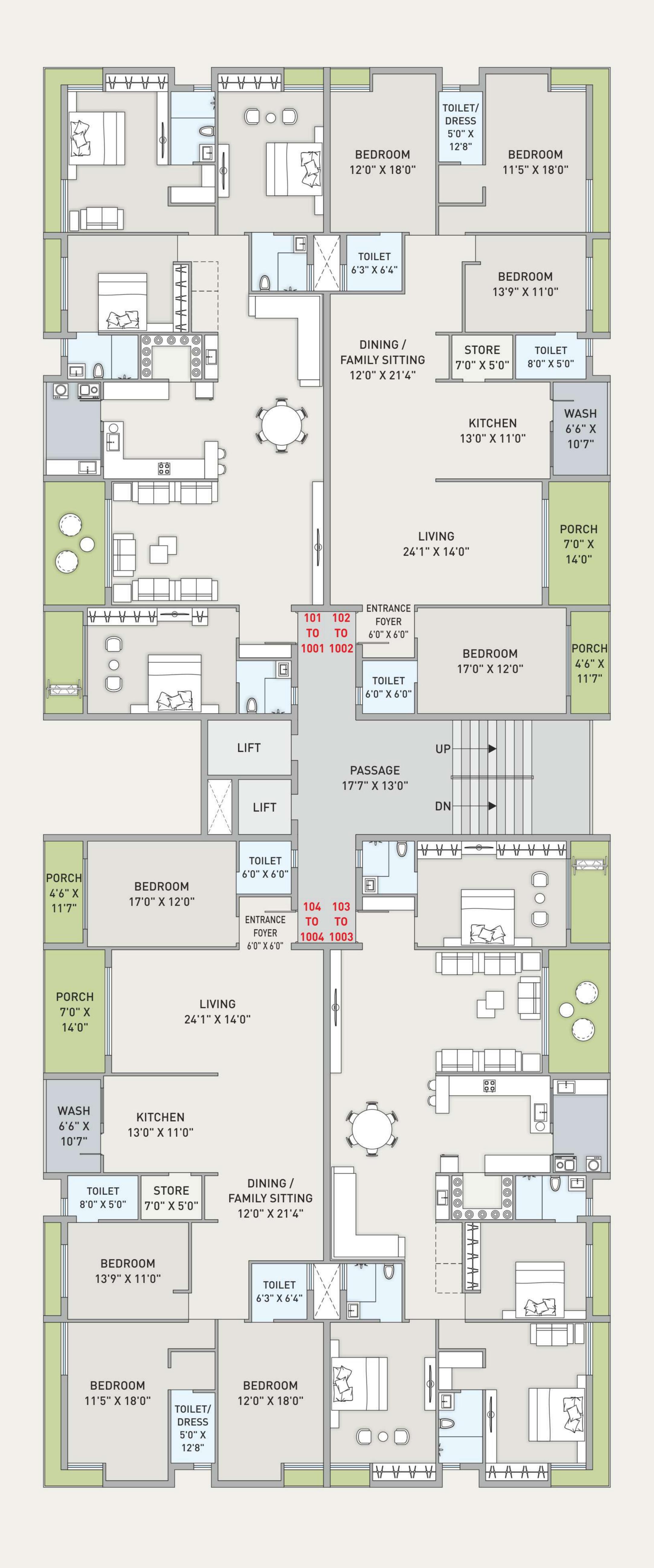


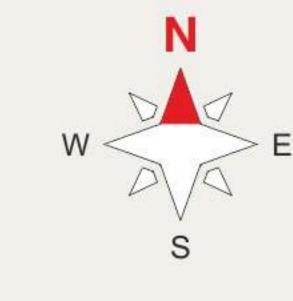




TYPICAL LAYOUT PLAN



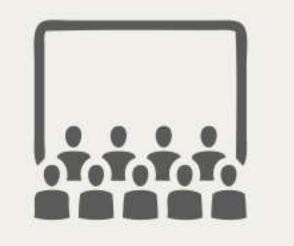






GYMNASIUM

(Treadmill-2 Nos., Multi-Functional Gym-1 Nos., Elliptical-1 Nos., Twister-1 Nos., Dumbbells-50 Kg., Plates-50 Kg., Recumbent Bike-1 Nos., Multi Bench-1 Nos., Spin Bike-1 Nos., AB Bench-1 Nos., Barbell Rod-7 Ft.)



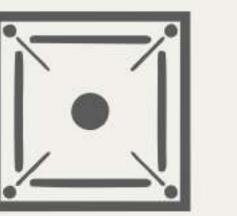
INDOOR THEATRE (25 Seater)



POOL TABLE



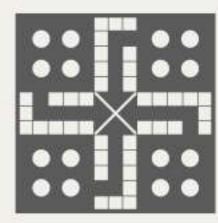
TABLE TENNIS (Otv. 1)



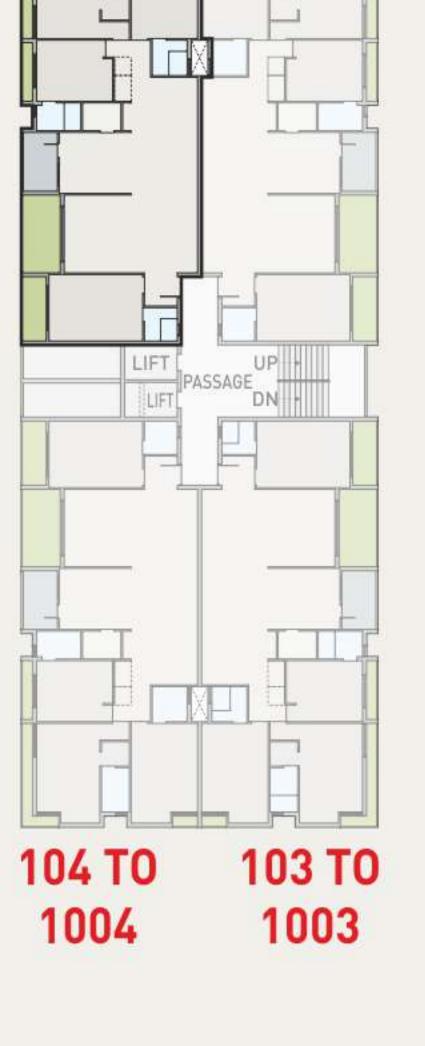
CARROM



CHESS (Qty. 1)



LUDO (Qty. 1)





TOILET /
DRESS
5'0" X 12'8"

P00JA

STORE 7'0" X 5'0"

KITCHEN

13'0" X 11'0"

BEDROOM

BEDROOM

12'0" X 18'0"

DINING /

FAMILY SITTING

12'0" X 21'4"

24'1" X 14'0"

ENTRANCE FOYER

6'0" X 6'0"

6'0" X 6'0"

BEDROOM

11'5" X 18'0"

BEDROOM

13'9" X 11'0"

8'0" X 5'0"

WASH

6'6" X 10'7"

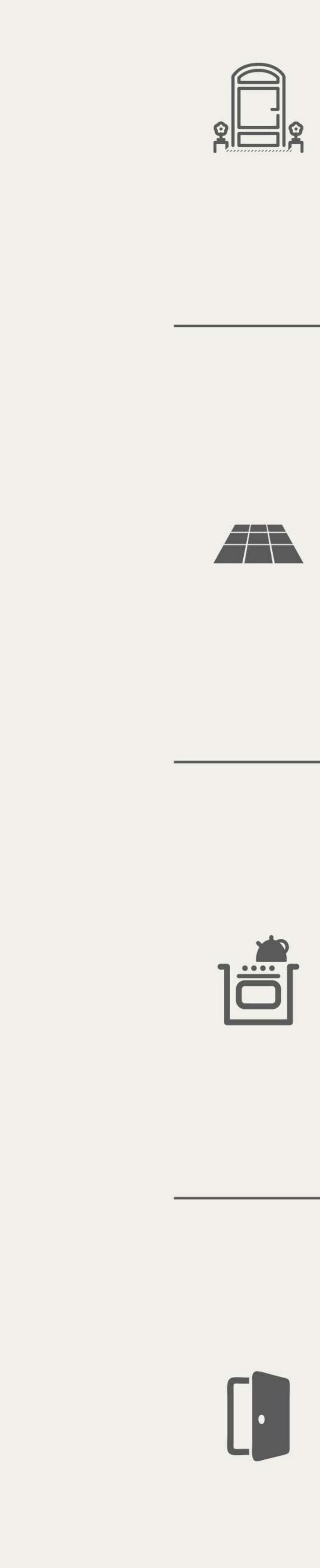
PORCH

7'0" X 14'0"

4'6" X 11'7"

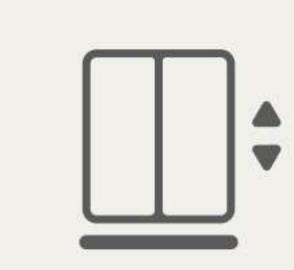


SOLAR WATER

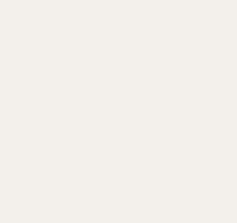




800 x 800 mm Standard Quality Vitrified Tiles.



Standard Company Auto Door Lift.







Aluminium Sliding Window & Granite Sill.



KITCHEN

FLOORING

 Granite Sandwich Platform With Sink. Glaze Tiles Up To Slab Level.



COLOUR

Putty Finishing In The Interior And Standard Company Paint On The Exteriors.

DOORS

 Main Door (Room, Washroom & Bathroom Flush Door Will Not Be Provided).



TOILETS

 Tiles Upto Slab Level. (1200 x 600 mm & 600 x 600 mm) Standard Sanitary Fitting With Standard Company Bathroom Fitting.

ELECTRIFICATION

Concealed ISI Copper Wiring With Branded Modular Switches & MCB Distribution Panel.



NOTE

- The final possession will be assigned, once the usage permit of the building is received.
- Builders won't provide mosquito nets and water meters. Flat holders have to bear the expense on their own.
- A 5000 liters capacity solar water tank and an 800 feet deep water bore will be provided.
- The water meter piping for plumbing will be visible on the ceiling of the flat.
- For electric vehicles, electric supplies and charging points will not be provided by the builders. Flat holders will have to buy it at their own expense after deciding on the final parking space by the association.
- There will be a draw system for the car parking allotment by the association.
- If any damage occurs on the terrace or in the plumbing pipe by any means by the association or flat holders, then the builders will not be responsible for any causes that happens due to it.
- After getting the RMC completion certificate, the common expenses will be borne by the flat holders in contribution.
- If any damage is caused by the flat holders in the staircase, passage, lift, or any such common area of the flat, they themselves will be responsible for the repair work thereof.
- The title clear Xerox file will be provided by the builders.
- The standing balcony & flower bed will not get mentioned in the documentation as per RERA.
- Documentations will be done as per RERA. The Builders will not provide any roof for open parking space and open terrace, OTS area.
- All the elements, objects, treatments, equipment, and color scheme are artisan's impressions & purely for presentation purposes.
- By no means it will form a part of the amenities, features or specifications of our final product.
- The parking premise will be allocated as per Rajkot Municipal Corporation's approval plan.

• કોમન સોસાયટી ખર્ચ, રાજકોટ મ્યુનિસિપલ કોર્પોરેશન નું બિલ્ડિંગ વપરાશ સર્ટિફિકેટ મળ્યા બાદ ફલેટ હોલ્ડર્સ દ્વારા સંયુકત રીતે મળીને કરવાનો રહેશે.

- કોમન સીડી, પેસેજ, લિફટ વગેરેમાં કોઈપણ ફલેટ હોલ્ડર્સ ડેમેજ કરશે તો ફલેટ હોલ્ડર્સ દ્વારા જવાબદારી પૂર્વક તેનું સમારકામ કરવાનું રહેશે.
- એલ્યુમિનિયમ વિન્ડોમાં મચ્છરની જાળી તથા બિલ્ડિંગમાં કબૂતરની જાળી બિલ્ડર્સ દ્વારા આપવામાં આવશે નિર્દ
- 5000 લીટર ની ક્ષમતા ધરાવતી સોલાર પાણીની ટાંકી આપવામાં આવશે.
- બિલ્ડર્સ દ્વારા 800 કૂટ ઊંડાઈ ધરાવતો એક પાણીનો બોર આપવામાં આવશે.
- પ્લમ્બિંગ માટે વોટર મીટર પાઇપિંગ હશે જે ફલેટમાં છત પર દેખાશે. પાણીનું મીટર આપવામાં આવશે નહિ, જે ફલેટ ધારકોએ પોતાના ખર્ચે ખરીદવાનું રહેશે.
- બિલ્ડર્સ દ્વારા કાર ચાર્ષિંગ માટે ઇલેક્ટ્રિક સપ્લાય કે પોઇન્ટ આપવામાં આવશે નિક, એસોસિચેશન દ્વારા પાર્કિંગની જગ્યા નક્કી થયા બાદ ફલેટ ધારકોએ પોતાના ખર્ચે ખરીદવાનું રહેશે.
- બિલ્ડર્સ દ્વારા કાર ચાર્જિંગ માટે ઇલેક્ટ્રિક સપ્લાય કે પોઇન્ટ આપવામાં આવશે નિક, એસોસિચેશન દ્વારા પાર્કિંગની જગ્યા નક્કી થયા બાદ ફલેટ ધારકોએ પોતાના ખર્ચે ખરીદવાનું રહેશે.
- એસોસિએશન દ્વારા કાર પાર્કિંગની ફાળવણી માટે ડ્રો સીસ્ટમ રાખવામાં આવશે.
- જો એસોસિએશન કે ફલેટ ધારકોની કોઈપણ પ્રવૃત્તિથી બિલ્ડિંગ ટેરેસ પર કોઈ નુકસાન થશે તો બિલ્ડર્સ જવાબદાર રહેશે નહીં.
- બિલ્ડરો દ્વારા ટાઈટલ કિલચર ઝેરોક્ષ ફાઈલ આપવામાં આવશે.
- સ્ટેન્ડિંગ બાલ્કની અને ફલાવર બેડનો ઉદ્યેખ RERA મુજબ દસ્તાવેજોમાં કરવામાં આવશે નિર્દ
- દસ્તાવેજી કાગળો RERA મુજબ કરવામાં આવશે. કોઈપણ ખુલ્લી પાર્કિંગ જગ્યા ફાળવવામાં આવશે નિર્દ બ્રોશરમાં આપેલ કલર સ્કીમ, ફર્નિચર, એમિનિટિસ, પ્લાન્ટેશન જે ફાઇનલ પ્રોડકટમાં મળે તે જરૂરી નથી, એ માત્ર પ્રેઝન્ટેશનના ધ્યેયથી તૈયાર કરવામાં આવ્યું છે. રાજકોટ મ્યુનિસિપલ કોર્પોરેશન દ્વારા અપ્રુવલ કરવામાં આવેલ પ્લાન મુજબ પાર્કિંગની વ્યવસ્થા કરવામાં આવશે.
- કાર પાર્કિંગની ખુલ્લી જગ્યામાં તથા ટેરેસની ઓપન સ્પેસમાં બિલ્ડર રૂફ/શેડ/છાપરાં કરી આપશે નિર્દ.

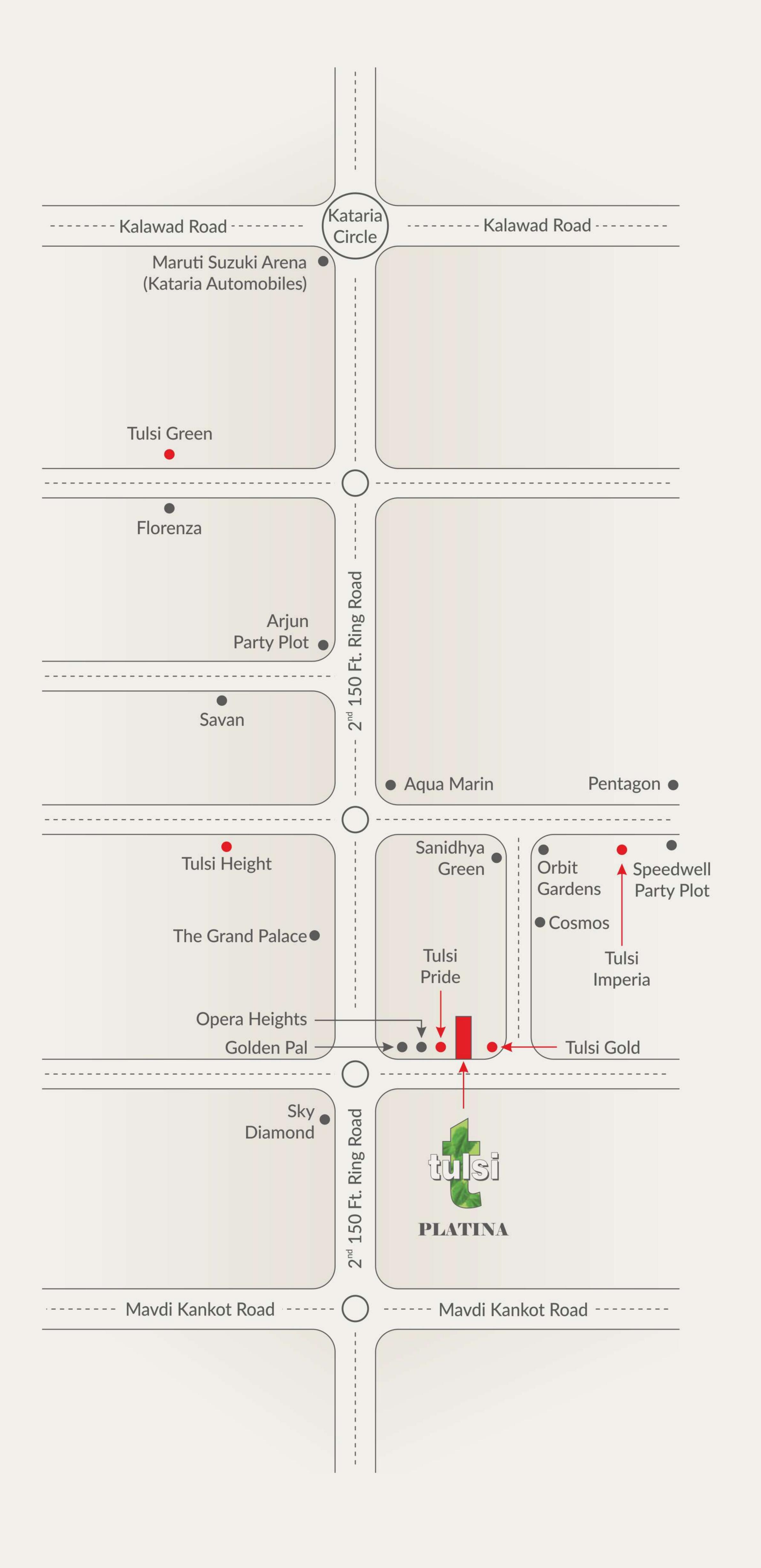
Note: All rights for alteration/modification & development in design or specifications by architects & / or developers shall be binding to all the members.

B.U.C. (building use certificate) as per RMC rules clear title for loan purposes. This brochure is for private circulation only by no means it will form part of any legal contract. Stamp duty, Registration charges, Legal charges, PGVCL / RMC charges, society maintenance deposit, etc. Shall be borne by the purchaser. VAT, TDS, GST & / or any other taxes levied in the future will be borne by the purchaser as applicable. Any additional charges or duties levied by the Government / Local Authorities during or after the completion of this scheme shall be borne by the purchaser. In the interest of continual developments in design & quality of construction, the developer reserves all the rights to make any changes in the scheme including and not limited to technical specifications, design, and planning layout & all purchasers shall abide by such changes. Changes/alterations of any nature including elevation, exterior color scheme, balcony grill 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. Any RCC member (Beam, Column, Slab) must not be damaged during your interior work. Low-voltage cables such as Telephone, TV and Internet cables shall be strictly laid as per the consultant's service drawing with the prior consent of the Developer / Builder's office. No wire/cables/conduits shall be laid or installed such that they form a hanging formation on the building exterior faces. Common passages / landscaped areas are not allowed to be used for personal purposes. Possession will be given after one month of settlement of all accounts. Developers will not be responsible for any delay in water supply, light connection & drainage work by authority. All disputes are to be resolved under Rajkot Jurisdiction. The title clear Xerox file will be provided by builders.

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All furniture/objects shown in the plan are for presentation & understanding purposes only. By no means, it will form a part of the final deliverable product.

LOCATION MAP





DEVELOPERS PLATINA DEVELOPERS

CLICK HERE FOR LOCATION







NIKHILGOL 9426967297





KALPESH BHUVA 94269 73111





NISARG GOL 98798 78687





RENISH NARODIYA 8155880667