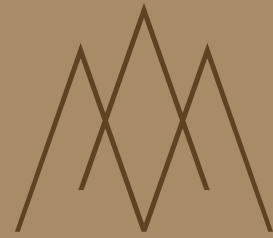
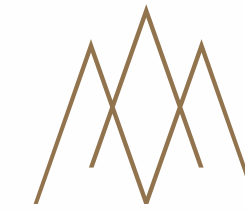


MANALI
APARTMENTS



MANALI
APARTMENTS

lux
uri
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THOUGHTFULLY LUXURIOUS

Manali Apartments are a collection of homes that embrace a contemporary lifestyle with a cultivated level of finishes. The spacious layouts offer formal entry, composed layout, and a clear separation between public and private areas. The gracious homes are enhanced with natural light from the large windows and tall ceilings.

THE ARCHITECTURE

arch itec ture

The contextual, modern, silhouette reflects a sophisticated appreciation of the neighborhood's iconic apartment houses; timeless architecture reinterpreted for a modern lifestyle.





ELEGANCE WITH A CLASS





amenities

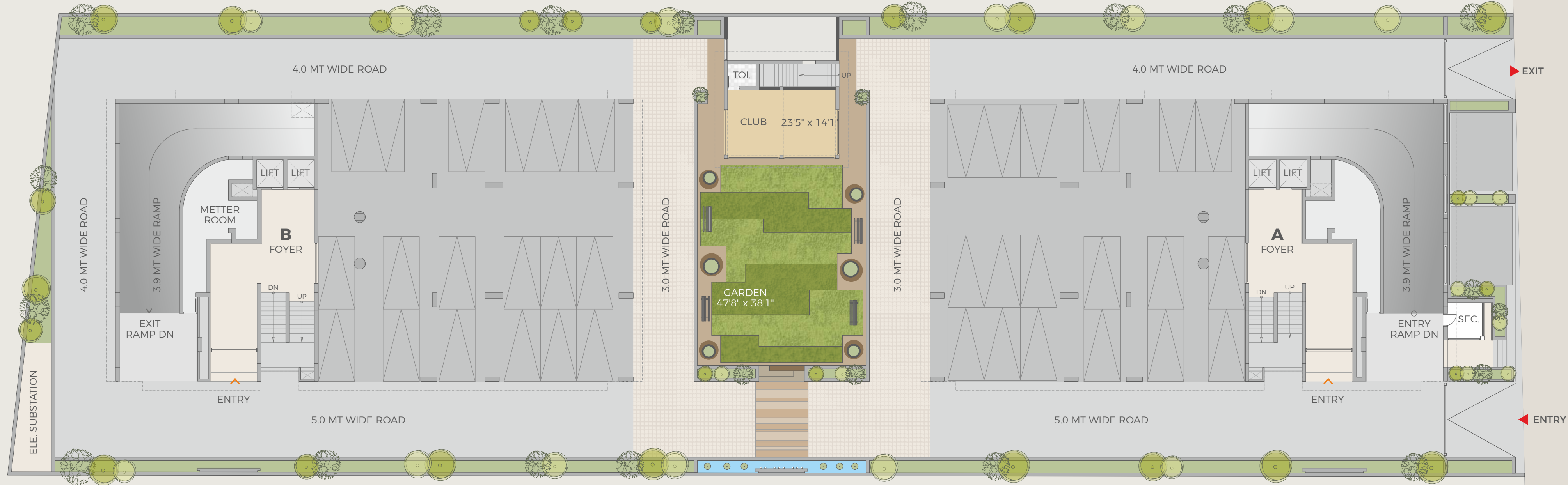


CREATED AMENITIES

An oasis at the center of the apartments overlooking the garden is the club. The Garden Courtyard seamlessly integrates the community's indoor and outdoor amenity spaces. The landscaping features a mix of evergreen and seasonal plantings, creating a continuously evolving, colorful backdrop.



SITE PLAN



TYPICAL
FLOOR PLAN



12.00 MT. WIDE T.P. ROAD

THE EXPERIENCE

exp
erie

One of the advantages in having no more than three residences on a floor, is the ability to focus the living spaces in each of the homes towards specific views. That connection back to the outdoors and the city is drawn into the apartments by aligning the interior spaces with the large balconies with serene green views.





THE LIVING ROOM





THE BEDROOM



UNIT PLAN

TYPE : A-02 & 03
TYPE : B-02 & 03



1	VESTIBULE	5'7" x 7'9"	7	M.BEDROOM-03	12'0" x 19'0"
2	DRAWING	19'0" x 13'0"	7A	TOILET-01	6'2" x 9'4"
2A	VERANDAH	6'2" x 16'0"	8	PUJA	3'1" x 4'1"
3	KITCHEN	13'1" x 11'0"	9	BEDROOM-04	11'0" x 15'0"
3A	STORE	5'5" x 5'6"	9A	TOILET-04	6'0" x 7'6"
3B	WASH YARD	5'5" x 7'7"	10	BEDROOM-01	12'0" x 11'6"
4	DINING	11'0" x 15'0"	10A	TOILET-01	6'2" x 5'11"
5	G. TOILET	3'11" x 5'11"	11	S.ROOM	5'0" x 9'0"
6	M.BEDROOM-02	18'6" x 12'0"	11A	S.TOILET	3'11" x 5'10"
6A	TOILET-02	6'2" x 9'4"			

UNIT PLAN

TYPE : A-01
TYPE : B-01

1	VESTIBULE	7'7" x 5'1"
2	DRAWING	13'0" x 19'0"
2A	VERANDAH	13'0" x 6'0"
3	KITCHEN	13'0" x 10'0"
3A	STORE	5'6" x 5'0"
3B	WASH YARD	5'6" x 7'3"
4	DINING	15'11" x 11'0"
5	G. TOILET	5'1" x 4'11"
6	M.BEDROOM-02	12'0" x 18'0"
6A	TOILET-02	8'6" x 7'7"
7	BEDROOM-01	12'0" x 11'0"
7A	TOILET-01	8'0" x 5'0"
8	PUJA	4'1" x 3'11"
9	M.BEDROOM-03	12'0" x 18'0"
9A	TOILET-03	6'1" x 9'7"
10	BEDROOM-04	14'0" x 12'0"
10A	TOILET-04	6'1" x 8'0"
11	S.ROOM	8'0" x 5'0"
11A	S.TOILET	3'11" x 6'3"





THE NEIGHBOURHOOD

neighbourhood

Manali Apartments is surrounded by the best of Ahmedabad. Legendary institutions, epic parks, public transportation like the BRTS and the metro, playgrounds, entertainment hubs and the best restaurants. This is why IIM road is the city's most desired residential neighborhood.



MANALI
APARTMENTS

THE NEIGHBOURHOOD



SPECIFICATIONS

STRUCTURE

- R.C.C Frame Structure with One Basement, Hollow Plinth to 7th floor.
- Design will be Earthquake Resistant Frame Structure
- Diaphragm Wall in Basement.

PLASTER WORK

- Basement wall will be finished with Rendering.
- All Ceiling is Exposed and finished with Rendering.
- Single Coat Plaster on Internal Walls.
- Double Coat Mala Plaster with texture finish will be provide on External Wall.

FLOORING

- Good Quality Trimix Flooring in Basement Floor
- Basement & GF Foyer: Good Quality Italian Marble/ Granite Stone
- Other Foyer: Good quality Granite Stone as Selection
- Drawing, Dining & Kitchen: Good Quality Italian Marble
- Master Bed Room: Laminated Wooden Flooring
- Other Bed Room: Good Quality Vitrified Tiles Flooring.

DOOR & WINDOW

- Main Door: Wooden Flush door with Decorative Laminated with Ghanatic Frame and Good Quality locking arrangement of good quality make
- Internal Door: Flush Door with paint finish and good quality wooden frame. (Europa or Equivalent)
- Window: Powder Coated (AkzoNobel) Aluminum window (Jindal make and Domal Series or Equivalent)

PAINTING WORK

- External Wall: Texture finish with Premium Acrylic Paint.
- Internal Wall: Finished with Cement based Wall putty.
- All Floor Foyer: Texture finish with Premium Acrylic Paint

KITCHEN / STORES

- Good Quality Granite Top Platform
- First quality Tiles on Wall of Platform Wall up to Lintel Level
- Kota stone Shelves in Store Room
- S.S Sink with Drain Board (Make: Nirali or Equivalent)

TOILET AND BATHROOMS

- Premium Quality Sanitary Ware & Fitting in all toilets (Jaguar, Kohler, Cera, Hindware or Equivalent)
- All Toilet Dedo: Tiles Dedo up to Lintel Level of 1st Quality
- Counter Basin with Granite
- Hot & Cold mixers for Shower area in all bathrooms
- Concealed CPVC Plumbing line and External vertical line (Astral, Supreme or Equivalent)

ELECTRICAL WORK


- 3 phase concealed electrical Copper caballing with adequate point in Living, All bedroom and Kitchen.
- Wires make R.R Cable, Havells, Finolex, Polycab or Equivalent
- Modular Switches: Legrand, Anchor or Equivalent
- Provision for DTH TV Connectivity in drawing Room
- Geyser Point for all bathrooms and Kitchen
- All meter at Ground Floor. As per Torrent Rules and covered with Grill
- MCB and ELCB Protection (make: Legrand, L&T or Equivalent)
- Provision of Air Conditioner point (Electrical and Drain Pipe)

COMMON AREA OF BUILDING





- Premium lifts for Each Blocks (TRIO/OTIS/KONE/SCHINDLER OR EQUIVALENT)
- Granite finished staircase with MS Railing
- Italian/Granite Flooring and Lift Cladding at Basement and Ground Floor
- Granite Flooring and Lift Cladding at Typical Floor
- Provision for Garbage Disposal on Ground Floor & Basement



CHAVDA INFRA PRIVATE LIMITED

 Binori B Square 1, Office No. 304-307-406 & 407,
Opp. Hathisingh Wadi, Ambli-Bopal Road, Ahmedabad - 380058.

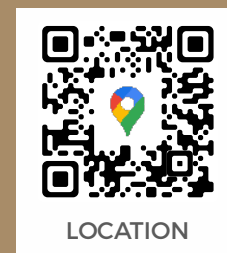
 SITE ADDRESS : Manali Apartment, Nr. Panjrapole Char Rasta,
Opp. Ama Hall, Mahadev Nagar, Ahmedabad - 380015.

 +91 70164 93580
 +91 79 4892 6078
 chavdainfra21@yahoo.com
 www.chavdainfra.com

www.gujrera.gujarat.gov.in
RERA Number : PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/RAA10532/040822

ARCHITECT
Apurva Amin Architects

STRUCTURAL CONSULTANT
Setu Infrastructure



LOCATION



INSTAGRAM

TERMS & CONDITIONS:

- All dimensions and area are approximate, average and subject to variations.
- Irregular payments shall incur interest or cancellation of booking.
- A.M.C., torrent power, maintenance, all government taxes, stamp & registration, legal expenses & society membership fees shall be borne by the members.
- All the architectural and interior images in the brochure are merely simulated interpretations using computer graphics to enhance the customer understanding and are not factual images.
- The colour and general appearance of the flooring and wall tiles, sanitary ware & fitting walls, ceilings, windows, doors, internal roads, trees, shrubbery etc. shown in the simulated computer graphics images are taken from the object libraries for the purpose of presentation and the prospective buyers of the concerned property are advised to refer to the constructor specifications.
- Additional amenities and or utilities not mentioned or shown in the brochure but may be required as per the law should be deemed to be forming part of the project by the purchaser.
- All Furniture including wardrobes, other sofa furnishings inter-alia curtains, mattresses, bed, linen, upholstery etc. lights and other electrical fixtures and appliances like air conditioners, refrigerators, TVs, telephones, laptops etc.. any of the equipment household accessories inter-alia crockery and cutlery, rugs, carpets, decorative pieces and wall hangings, wall papers, utensils etc. apparels and all other consumable and movable items shown in the simulated images do not form part of the sale of any property by the developer.
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