



**YASH IMPERIA**  
THE LIFESTYLE YOU DESERVE

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**3BHK Luxurious Living**



YASH GROUP

YASH GROUP brings the philosophy of innovation, sustainability and excellence to the real estate industry. Each Yash Group Properties development combines a 10-year legacy of excellence and trust with a commitment to cutting-edge design and technology.

YASH EVANA | SEVENTH YASH  
YASH FLORA | YASH PLATINUM | YASH PLATINA

*Launching a new milestone in  
our epic journey*



Yash Imperia is a timeless classic, that's welcoming 224 privileged families to make it their home & 26 Shops. The astonishingly spacious development has been architected keeping not simply the needs but also the dreams of every family member in mind.

YASH IMPERIA

THE LIFESTYLE YOU DESERVE

3BHK Luxurious Living



Homes That Defines  
*Happiness*

Yash Imperia is a one of its kind residential project elevating the benchmarks of quality of life with its remarkable planning, fantastic luxuries and delightful lifestyle amenities.

2 Wings | 14 Storeys | 20 + Amenities



A Home Beyond  
*Imagination*

At Yash Imperia - Spacious & thoughtfully designed 3-side open homes will give you ample ventilation and natural sunlight. Being in the heart of S.G Highway, everything right from daily necessities to your workplace is at a walking distance.



Un-cut Views for  
*lifetime*



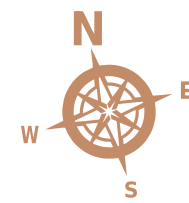
The Privileged *Life*

12.00 MT. WIDE T.P.S. ROAD

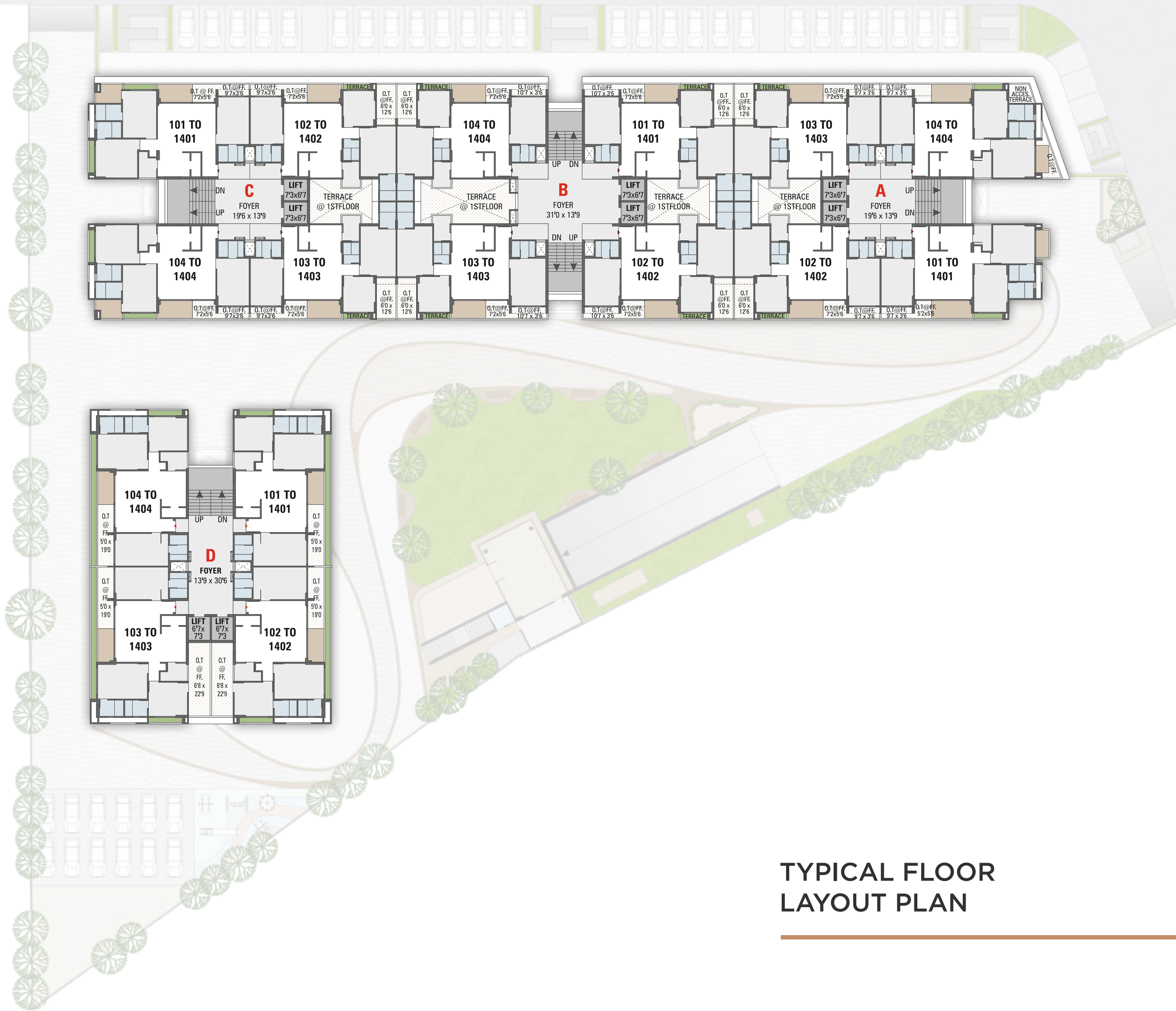
18.00 MT. WIDE T.P.S. ROAD



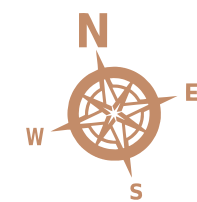
## GROUND FLOOR LAYOUT PLAN



1. ENTRANCE GATE  
SECURITY CABIN  
DROP OFF ZONE
2. WELL DESIGNED ENTRANCE FOYER
3. METER ROOM
4. SHOP'S CAR PARKING
5. RESIDENCE OWNER'S CAR PARKING
6. 22 FEET WIDE RAMP TO BASEMENT
7. ELECTRIC SUB STATION AND D.G. SET
8. BOX CRICKET
9. ARTICULATED PATHWAY
10. GAZEBO
11. SITTING DECK
12. CHILDREN PLAY AREA
13. OTTA WITH SWING SITTING
14. MULTI PURPOSE HALL
15. KITCHEN AREA
16. WASH AREA
17. COMMON TOILET
18. HOME THEATRE (AT FIRST FLOOR OF CLUB)
19. SOCIETY OFFICE
20. GYM
21. INDOOR GAME
22. SWIMMING POOL
23. DECK
24. LADIES & GENTS CHANGING ROOM
25. EV CHARGING POINT



**TYPICAL FLOOR  
LAYOUT PLAN**



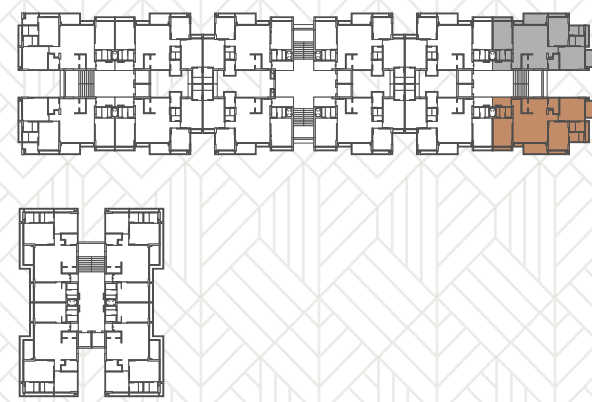


### 3 BHK UNIT PLAN Type 01

Rera Carpet Area - 98.33 sq.mt  
Balcony Carpet Area - 9.58 sq.mt  
Wash Carpet Area - 3.66 sq.mt  

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Total Carpet Area - 111.57 sq.mt

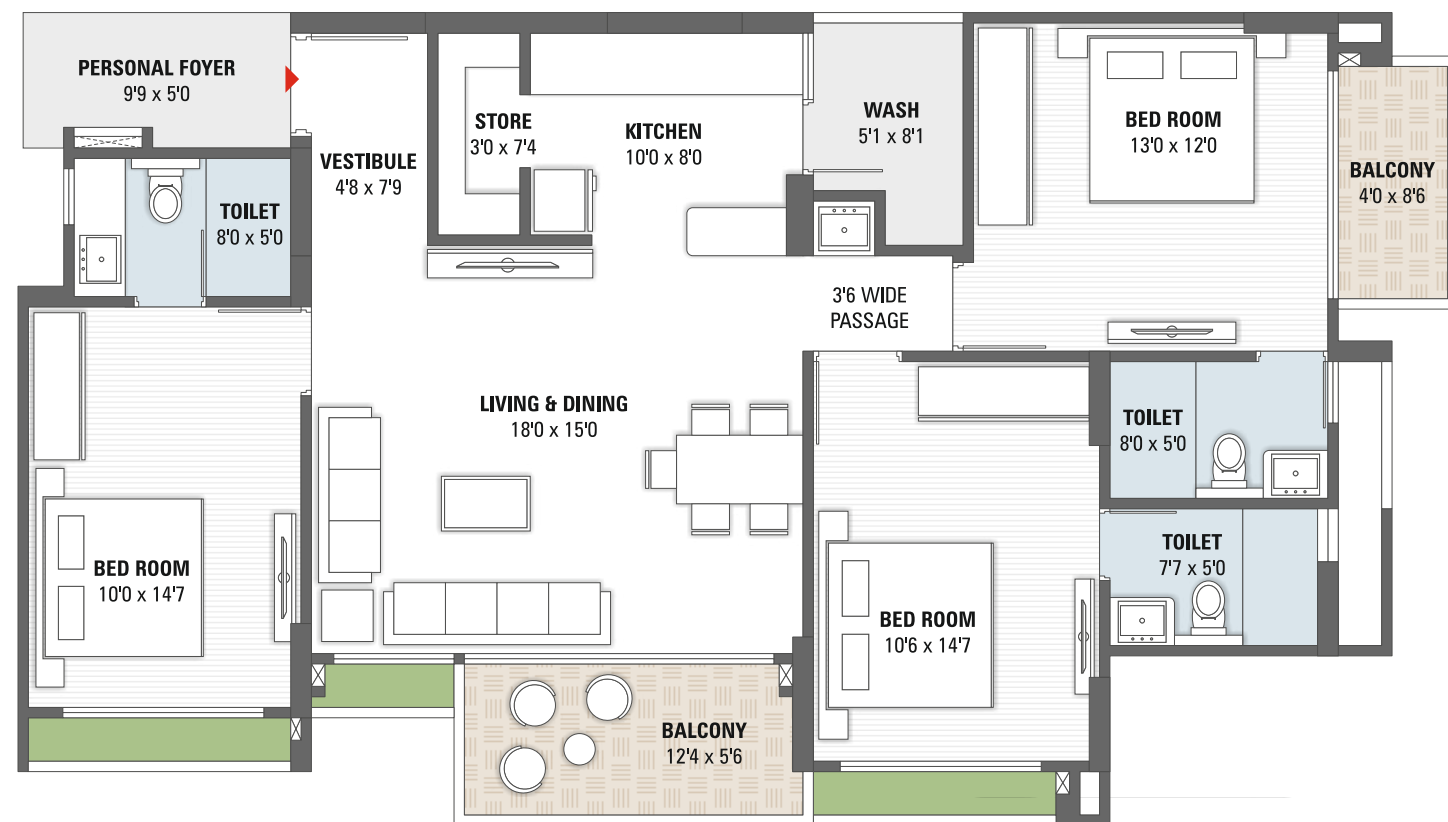
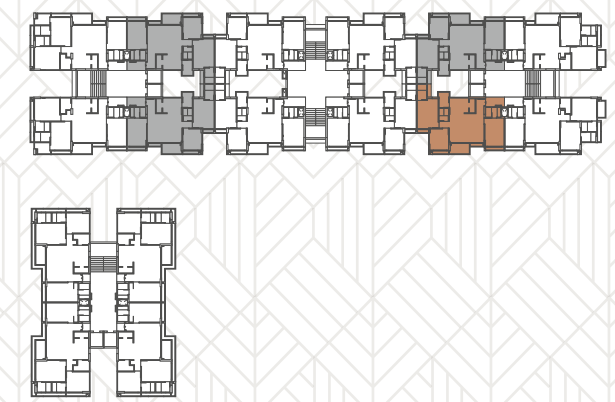


### 3 BHK UNIT PLAN TYPE 02

Rera Carpet Area - 93.33 sq.mt  
Balcony Carpet Area - 5.21 sq.mt  
Wash Carpet Area - 3.89 sq.mt  

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Total Carpet Area - 102.43 sq.mt



### 3 BHK UNIT PLAN Type 03

Rera Carpet Area - 94.34 sq.mt  
Balcony Carpet Area - 5.21 sq.mt  
Wash Carpet Area - 3.89 sq.mt  

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Total Carpet Area - 103.44 sq.mt

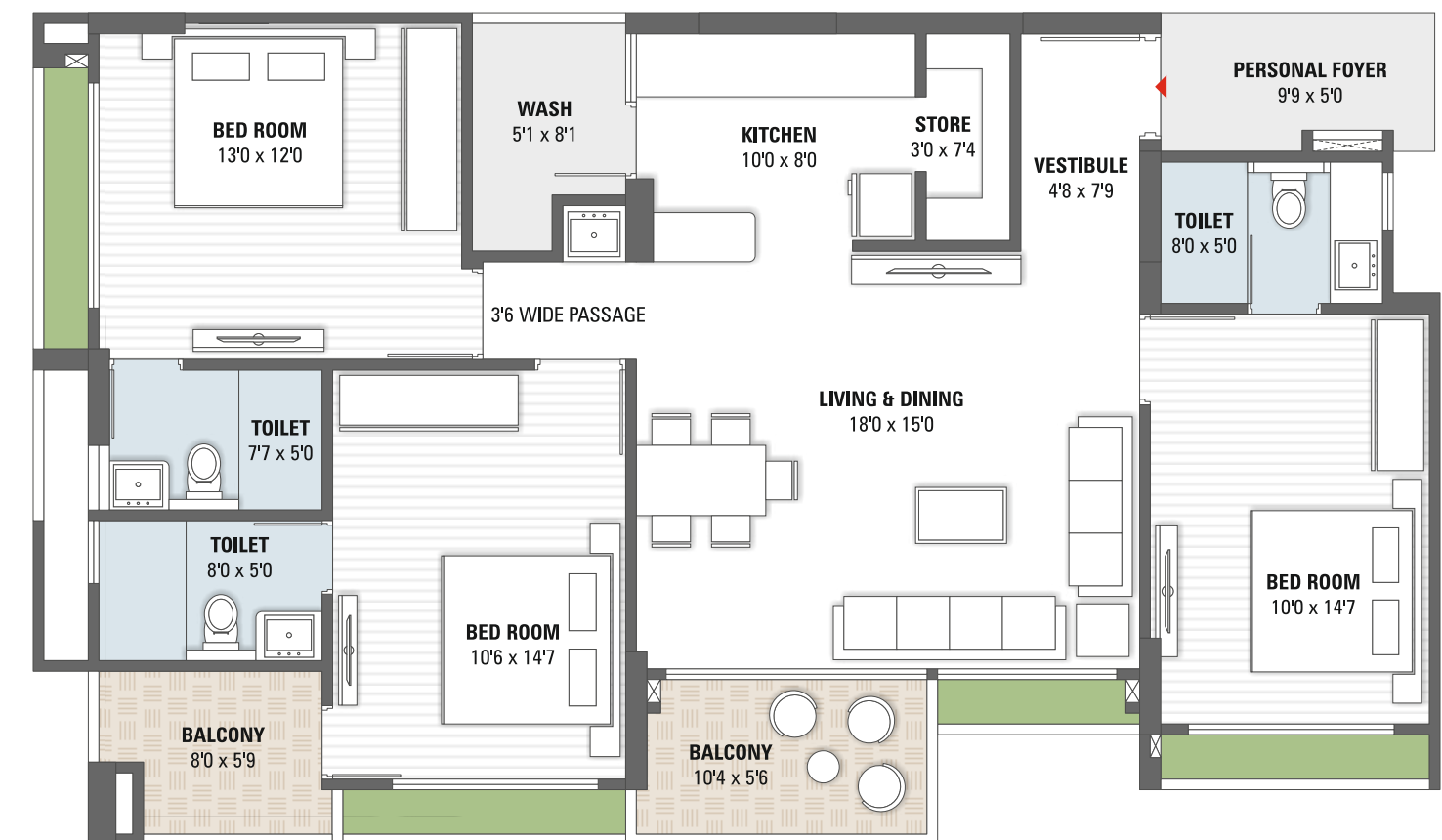
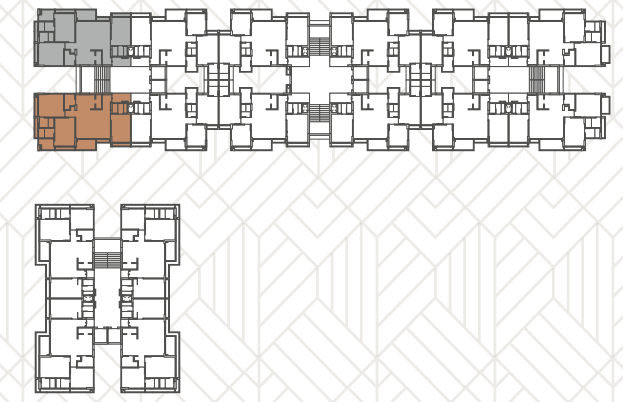


### 3 BHK UNIT PLAN TYPE 04

Rera Carpet Area - 98.25 sq.mt  
Balcony Carpet Area - 9.40 sq.mt  
Wash Carpet Area - 3.66 sq.mt  

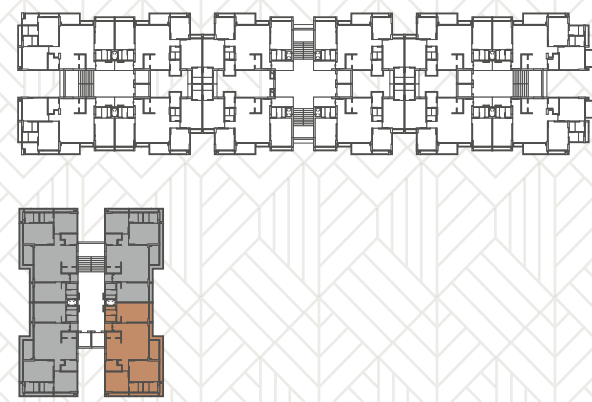
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Total Carpet Area - 111.31 sq.mt



# 3 BHK UNIT PLAN Type 05

Rera Carpet Area - 97.09 sq.mt  
 Balcony Carpet Area - 4.67 sq.mt  
 Wash Carpet Area - 3.80 sq.mt  
 Total Carpet Area - 105.56 sq.mt



Homes that reflect

*The best of you.*

The unusual routine of your day will turn out to be a fun, cheerful & relaxed once you enter your own peaceful home. It makes you feel lots of flowers blossom when you see your family happy at the best place that you will present them.





# Amenities



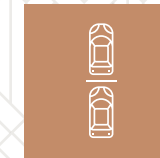
GAZEBO



GYMNASIUM



EV CHARGING



2 ALLOTTED CAR PARKING



BOX CRICKET



SWIMMING POOL



HOME THEATRE



CCTV CAMERA



LUSH GREEN GARDEN



CHILDREN PLAY AREA



INDOOR GAMES



SENIOR CITIZEN SITTING



FIRE SAFETY



SOLAR PANELS



2 LIFT EACH BLOCK





**YASH IMPERIA**  
THE LIFESTYLE YOU DESERVE



The most cheerful  
space of your *Home*

The most fabulous lifestyle amenities are perched on the ground floor of your magnificent abode, assuring you and your family have good time, all day, everyday.

Elegance meets  
enchanted *Ambience*





**Site Address :**  
Yash Imperia, Nr. LD Alexa, Jagatpur Road, S.G Highway, Ahmedabad.

**YASH IMPERIA**  
THE LIFESTYLE YOU DESERVE

+91 90 999 500 10

yashhome@yahoo.com

Project by :  
**YASH GROUP**

Developer :  
**UMA REALTY**

Architect :  
**S.R DESIGN**

Structure :  
**BLUE SKY**

MEPE :  
**INSPIRE ENG. SOLUTION**

Scan For Location



Scan For E Brochure



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## SPECIFICATION

**STRUCTURE**  
Earthquake resisting R.C.C. frame structure.

**FLOORING**  
Vitrified tiles flooring in entire flat.

**MASONRY & PLASTER**  
AAC Block Masonry work.  
Internal side single coat finish plaster.  
Outer side double coat finish plaster.

**KITCHEN**  
Granite platform in kitchen.

**DOORS & WINDOWS**  
8' height entry doors.  
Wooden door with laminated sheet.  
Windows aluminum section.

**ELECTRIFICATION**  
Branded ISI modular switches with concealed copper wiring and adequate number of points.  
MCB distribution panel.

**LIFT**  
Automatic lifts.

**PLUMBING**  
Branded CP & Sanitary Fittings.  
Diverters In Bathroom.  
ISI CPVC and UPVC pipes for water supply.  
PVC & SWR pipes for solid waste and drainage systems.

**PAINT**  
Exterior Texture With Paint.  
Interior Putty Finish.

**TERRACE**  
China mosaic flooring with water proofing.

RERA NO : PR/GJ/AHMEDABAD/AHMEDABAD CITY/Ahmedabad Urban Development Authority/RAA13680/140624/310727  
Website : gujrera.gujarat.gov.in