



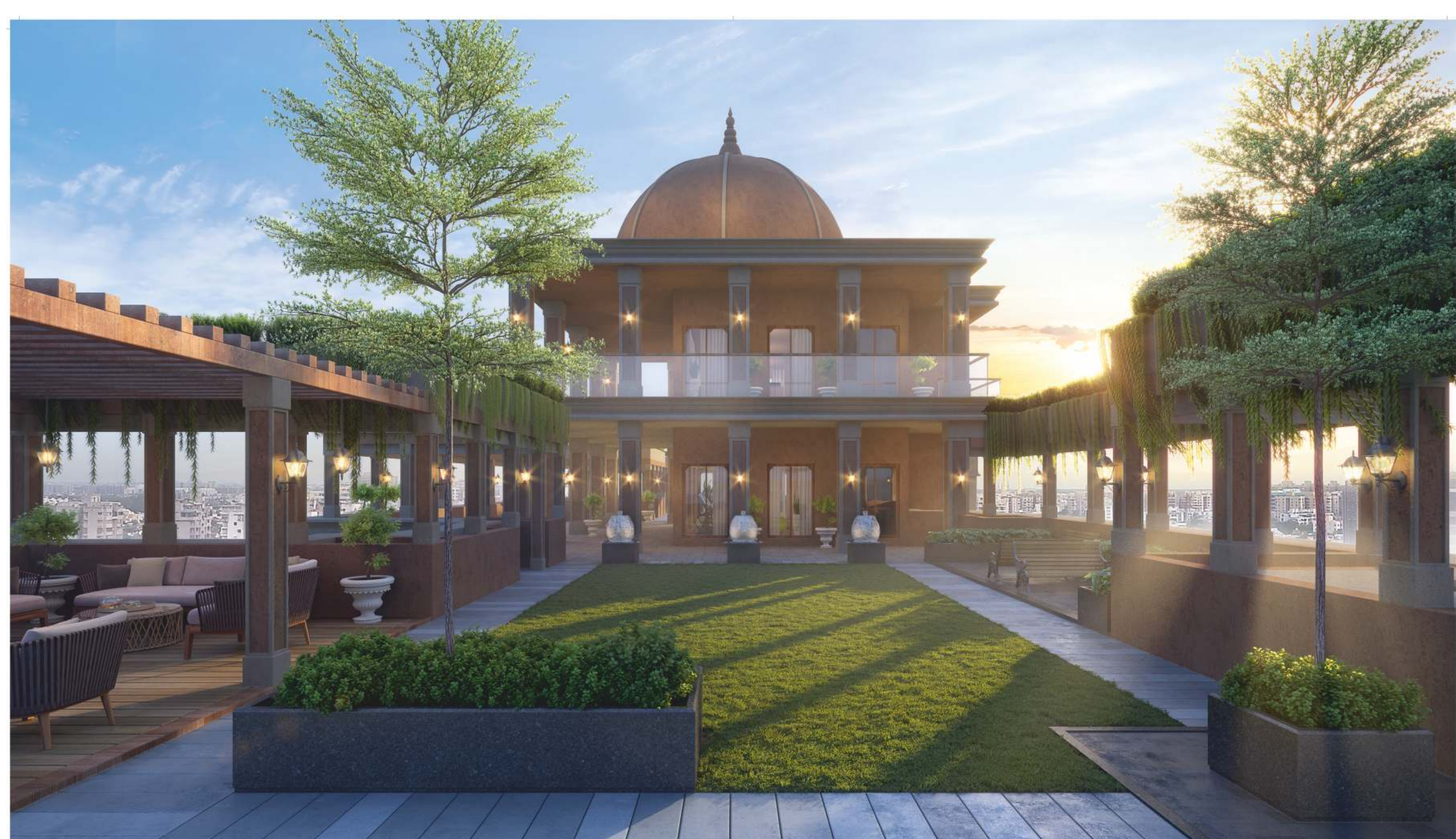
माधव महल

Dream Home at Dream Location





4 & 5 BHK
LUXURIOUS APARTMENT



■ GAZEBO

■ TERRACE GARDEN

■ TERRACE SIT OUT

■ WOODEN DECK

■ WALKING TRACK



EXPERIENCE THE SERENITY OF NATURE
THAT WILL SOOTHE YOUR SOUL

ENJOY A LEISURELY WALK THROUGH THE DESIGNER LANDSCAPED GARDEN
SURROUNDED BY A REFLEXOLOGY PATHWAY OVER SEEING SKYLINE OF RAJKOT



EXQUISITE ARCHITECTURE
AND DESIGN TO IMPRESS
YOU AT FIRST GLANCE

MANICURED LAWNS, LUSH GREEN GARDENS,
THE PERFECT ELEVATION ALL COME
TOGETHER IN THIS DREAM HOME



AVADH ROAD SIDE ELEVATION



A DREAM HOME
IN A DREAM LOCATION,

OUR ELEVATION IS DESIGNED IN A WAY THAT BRINGS
SUNLIGHT AND PURE AIR INTO EACH HOME, ALONG WITH
GREENERY THAT WILL TAKE YOUR BREATH AWAY







KALAWAD ROAD ELEVATION VIEW



Terrace Garden



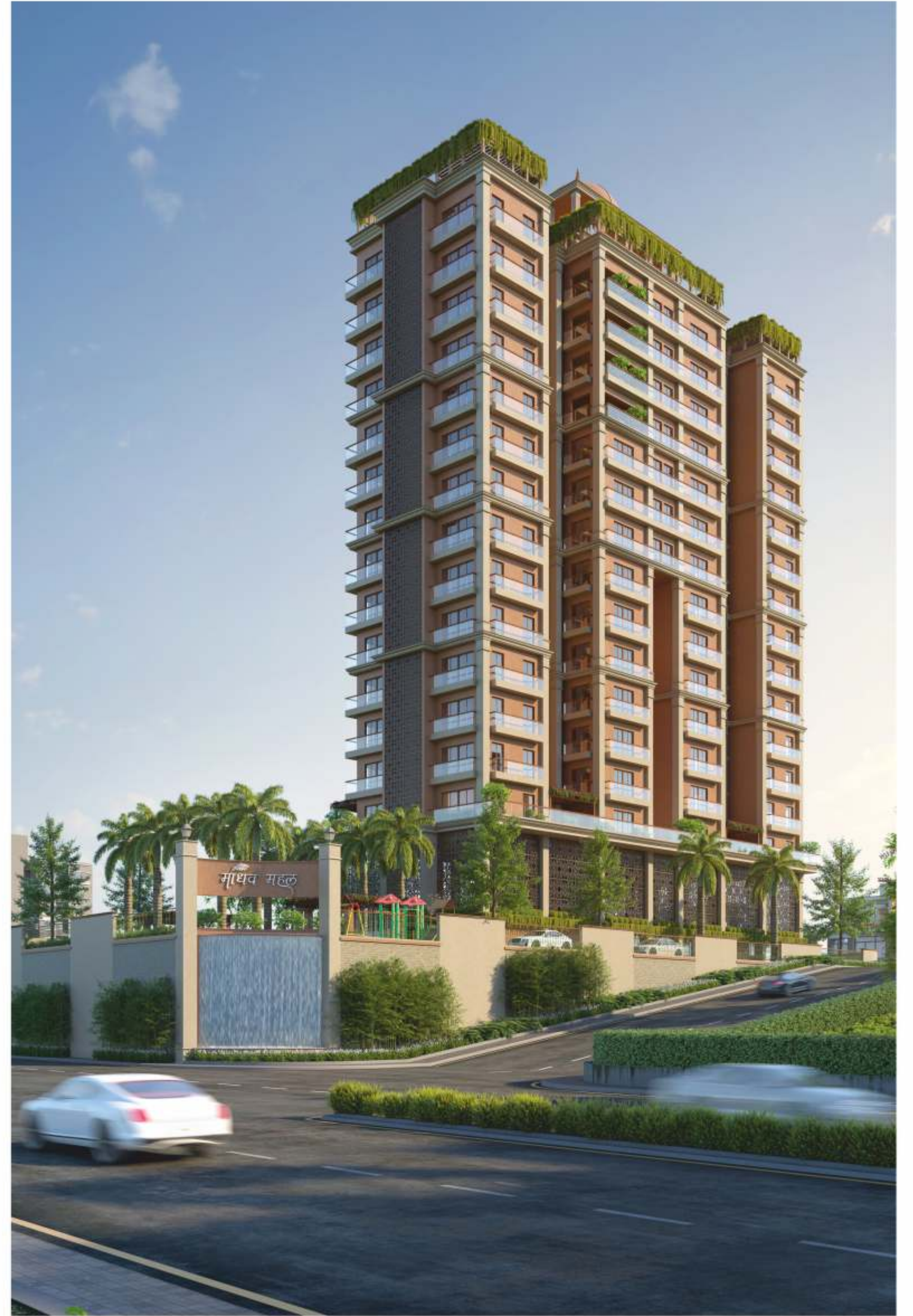
Gazebo

GROUND FLOOR PLAN





KALAWAD ROAD ELEVATION VIEW



CORNER VIEW OF KALAWAD ROAD & AVADH ROAD



Outdoor Children
Play Areas.



Swimming Pool with
Rain Shower-facility



Pool Bar and Sun Deck
and Barbeque Deck



Multi Utility
Sports Courts



Latest Material
Walking and Jogging Track



Dedicated Ladies Seating Area
/ Kitty Party Area

AVADH ROAD VIEW



VIEWS THAT IMPRESS,
AMENITIES THAT WOW
AND FACILITIES THAT
MAKE LIFE EASY

DESIGNER LIGHTING, WELL-MAINTAINED
GARDENS AND POOL SIDE SEATING DECK






 माधव
 महल
 Dream Home at Dream Location

TYPICAL FLOOR PLAN
 1ST FLOOR TO 7TH FLOOR





माधव
महल
Dream Home at Dream Location

TYPICAL FLOOR PLAN
8TH FLOOR TO 10TH FLOOR





माधव
महल
Dream Home at Dream Location

TYPICAL FLOOR PLAN
11TH FLOOR TO 14TH FLOOR





LIVING AREA



PRIVATE TERRACE OVERLOOKING RAJKOT SKYLINE
THE PERFECT LOCATION THAT ALLOWS YOU TO EXPERIENCE PEACE AND CALM EACH
DAY A BEAUTIFUL LIFE AWAITS YOU AND YOUR FAMILY





DRESS & TOILET AREA



KITCHEN & DINING AREA



PODIUM PARKING



STATE OF THE ART MECHANICAL PARKING
AT PODIUM LEVEL ABOVE GROUND



EVERYTHING YOU NEED AND SOME MORE



Pool Bar and Sun Deck
and Barbeque Deck

Aqua Leisure Seating



Latest Material Walking
and Jogging Track



Dedicated Ladies Seating Area
/ Kitty Party Area



Multi Utility Sports courts



Yoga/Aerobics Lawn Area
situated near Gym/Club House

Indoor Games Area



- Project Uniqueness**
- Premium Residential Project at the highest location of Rajkot and most premium Kalawad Road - Avadh Road Junction
 - 2 Premium Flats of 4 BHK on each floor with 3 Sides Open for ample natural light and ventilation
 - Option of having one 5 BHK on each floor from 8th level onwards with 4 sides open

- Gardens/Landscaping**
- Gardens with lush green lawns
 - Observatory deck, Party Area and terrace gardens (main terrace at 15th floor level)
 - Designer Gazebos
 - Designer Street Benches & Landscape view sit outs

- General Amenities**
- Parking for 2 Cars for each flat + extra visitor parking
 - Highly Grand Entrance Foyer
 - Airconditioned Reception and Waiting Lounge with Audio Visual Entertainment
 - Auto door Designer Elevators
 - Facade Lighting and Landscape Lighting by Renowned Lighting consultant
 - DG Power Back-Up for Elevators, Water Pumps, Common Area Lightings
 - Decorative name board with post/courier collecting facilities
 - Waiting Lounge for Visitor's Drivers
 - Car Parking available for Guests
 - Dedicated Car Wash Area.
 - Handicap Accessibility (through ramps and lifts)

- Green Building**
- STP Plant - recycled water for landscaped area and flushing water
 - Drip Irrigation System, Water Harvesting and Green Building Concept
 - Solar Water Heater with Heat Pump Backup

- Security**
- Decorative Compound Walls surrounding entire project
 - Decorative LED Street Lights
 - CCTV Camera, Flat to Flat Intercom and Video Door Phone
 - Auto Sensor Entrance Glass Doors in Reception entry
 - Complete Fire Safety Measures in entire Project as per Government Regulations
 - Earthquake Resistant Design

SPECIFICATIONS



Provision For Split Aircondition In All The Rooms And Common Area Of Flats



Pressurised Plumbing System To Ensure Proper Waterflow In All Faucets



Premium Vitrified Tiles In Living Rooms, Kitchen & Bedrooms



Decorative Laminate Finished Main Door And Internal Doors



Premium Finished Luxurious Vitrified Dado Tiles In Bathrooms And Kitchens



Electrical Distribution Board With Mcb And Elcb For Safety And Inverter Wiring For Necessities



No Sunk In Toilets To Avoid Leakages



Modular False Ceiling In All Toilets For Easy Maintenance



Maximum Day Light And Natural Air Ventilation Through Big Windows



Digital Door Lock - Card Access Or Biometric



Site Address

Avadh & Kalawad Road Corner,
kalawad Main road ,Rajkot

Developers



Mr. Nitin Raichura Mr. Sanjay Thakkar
Mr. Shyam Raichura

Contact

+91 90333 07770

Project Designer



Structure Engineer

Er. Ashvin Lodhiya
+91 98242 10151

Interior Designer

Ar. Nidhi Parekh
+91 98251 66662

Project Advisor



Landscape Designer

Ar. Anand Dave
+91 63513 13510

Well Wishers



Hotel The Fern Residency, Rajkot



Aan Automobiles

Authorised dealership of Hero MotoCorp Ltd

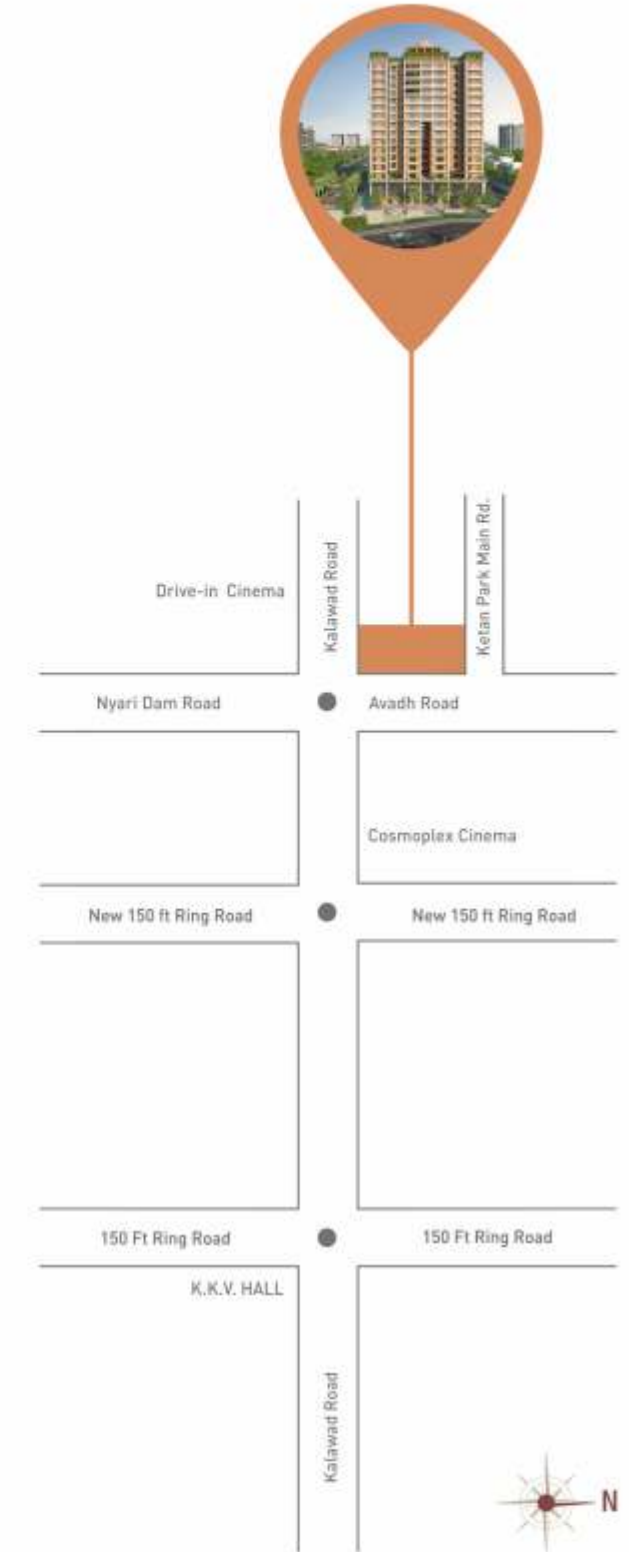
Aan Motors Pvt. Ltd

Authorised dealer of Honda Cars India Ltd

Aan Retails

World Of Titan- Morbi & Gandhidham

Westside- Gandhidham



Legal disclaimer :- All Furniture / object shown in the plan are for presentation & understanding purpose only. By no means it will form a part of final deliverable product.

All the elements objects, treatments, equipment & color scheme are artisan's impression & purely for presentation purpose. By no means it will form a part of the amenities, features or specification of our final product.

NOTE: All rights for alteration / modification & development in design or specifications by architects &/ or developer shall be binding to all the members. • B.U.C. (Building use certificate) as per Govt. rules clear title for loan purpose. 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 / RUDA / GSPC charges, society maintenance deposit etc. shall be borne by the purchaser. • TDS, GST & or any other taxes levied in future will be borne by the purchaser as applicable. • Any additional charges or duties levied by the Government/ Local Authorities during or after completion of the scheme shall be borne by the purchaser. • In the interest of continual developments in design & quality of construction, the developer reserves all rights to make any changes in the scheme including and not limited to technical specifications, design, planning, Layout & all purchasers shall abide by such changes. • Changes/alteration 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 cable shall be strictly laid as per consultant's service drawing with prior consent of Developer/ Builder's office. No wire/cables/conduits units shall be laid or installed such that they form hanging formation on the building exterior faces. • Common passages / landscaped areas are not allowed to be used for personal purpose. • purchasers are compulsory member of ADP. Builders have rights of changes as per FSI rule.

Project is Registered Under RERA