

LET THE DREAM  
*begin*

MEET AARYAN CITY  
2, 3 & 4 BHK HOMES

BE A  
HIGH  
FLYER

PREPARE TO FALL HEAD OVER HEELS  
FROM A VERY GREAT HEIGHT

one of the most promising residential projects  
launched in recent times in Ahmedabad, Aaryan City  
is a pure opportunity for buyers! personifying practical  
architecture, the freehold development features sober  
and well- engineered apartment design to ensure  
maximum functionality and cost efficiency.

homes with a  
*Promise*  
of happiness

Cross the threshold <sup>aaryan</sup>CITY and enter in a happy environment where everything is designed and presented the way you always dream. From lavish amenities to advantageous location, from artistic architecture to safe planning... it is not a home. It is promise of your happiness that we have fulfilled.



An architectural rendering of a modern high-rise apartment building. The building features a series of vertical columns and balconies with glass railings. The facade is a mix of light and dark grey tones. In the foreground, there is a wide, paved road with white dashed lines and a central green median. The sky is a clear, light blue.

# Entrance

Spectacular

For splendid Arrival

The grand entrance exuding a welcoming elegance greets you as you make your way into the realm of sheer affluence and bliss

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inviting you to the  
*Dreamland*  
of luxuries

aaryan  
**CITY** is a beautiful world without limits where  
architectural design, urbane luxury, club lifestyle  
and nature all come together.



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Gift your little ones

*a Joyful*  
Childhood

There is no greater joy in the world but to see your children laugh, play and enjoy in abundance. There is more than enough space for them here to form innocent friendships and make sweet childhood memories.



# Amenities



24\*7 CCTV Surveillance



Basement Parking



Library



Senior Citizen Seat-Out



Gym



24 Hrs. Auto Meted Security



Jogging Track



Indoor Games



Children Play Area



Elegant Entrance Foyer With Granite



Lounge

This is their home ... Your kids need a space which they will remember Forever. The space where they would spend their childhood, the most innocent days of their Life with utter enthusiasm and elegance.



come discover an  
*Exclusive*  
way of life



# LAYOUT PLAN



# TYPICAL PLAN



**BLOCK - F**  
**UNIT - 01**

Rera Carpet Area - 116.38 Sq.mt  
Balcony Area - 4.22 Sq.mt  
Wash Area - 3.39 Sq.mt  
(F-101)

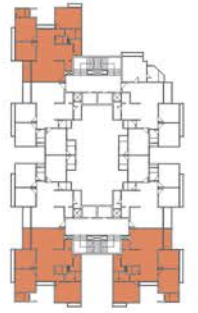


**LEGENDS**

01 DRAWING	17'6" x 11'0"	08 WASH	4'0" x 9'6"
02 BED ROOM	13'6" x 13'0"	09 TOILET	6'6" x 4'3"
03 ATT. TOILET	8'6" x 9'0"	10 BED ROOM	11'0" x 14'0"
04 DINING	9'6" x 14'0"	11 ATT. TOILET	4'6" x 10'0"
05 BED ROOM	11'0" x 10'0"	12 BED ROOM	11'0" x 12'6"
06 KITCHEN	10'0" x 8'6"	13 ATT. TOILET	4'6" x 7'0"
07 STORE	4'6" x 5'6"	14 BALCONY	4'6" x 11'0"

**BLOCK - E, F**  
**UNIT - 02**

Rera Carpet Area - 95.99 Sq.mt  
Balcony Area - 4.22 Sq.mt  
Wash Area - 3.83 Sq.mt  
(E-101,104 & F-103)

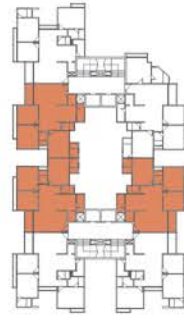


**LEGENDS**

01 DRAWING	17'6" x 11'0"	07 BED ROOM	14'0" x 11'0"
02 DINING	9'6" x 17'3"	08 ATT. TOILET	8'6" x 5'0"
03 KITCHEN	10'0" x 8'6"	09 BED ROOM	11'0" x 12'6"
04 STORE	4'0" x 5'0"	10 ATT. TOILET	7'6" x 4'6"
05 WASH	4'6" x 9'0"	11 BED ROOM	11'0" x 10'0"
06 TOILET	6'6" x 4'0"	12 BALCONY	4'6" x 11'0"

**BLOCK - E, F**  
**UNIT - 03**

Rera Carpet Area - 91.08 Sq.mt  
Balcony Area - 4.22 Sq.mt  
Wash Area - 3.39 Sq.mt  
(E-102,103 & F-102)

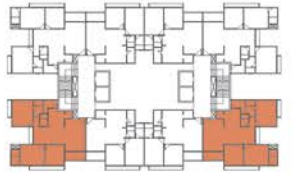


**LEGENDS**

01 DRAWING	17'6" x 11'0"	07 BED ROOM	11'0" x 12'6"
02 DINING	9'0" x 13'4"	08 ATT. TOILET	4'6" x 7'0"
03 KITCHEN	10'0" x 8'6"	09 BED ROOM	11'0" x 14'0"
04 STORE	4'6" x 5'6"	10 ATT. TOILET	4'6" x 7'6"
05 WASH	4'0" x 9'6"	11 TOILET	6'6" x 4'3"
06 BED ROOM	11'0" x 10'0"	12 BALCONY	4'6" x 11'0"

**BLOCK - G, H**  
**UNIT - 04**

Rera Carpet Area - 93.45 Sq.mt  
Balcony Area - 4.79 Sq.mt  
Wash Area - 3.74 Sq.mt  
(G-104 & H-101)

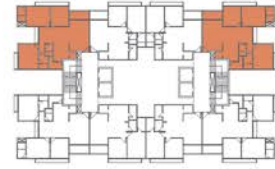


**LEGENDS**

01 DRAWING	11'0" x 17'0"	07 BED ROOM	13'0" x 11'0"
02 DINING	16'9" x 9'0"	08 ATT. TOILET	4'6" x 8'6"
03 KITCHEN	8'6" x 10'0"	09 TOILET	4'0" x 6'6"
04 STORE	4'0" x 4'0"	10 BED ROOM	11'0" x 14'0"
05 WASH	8'0" x 4'0"	11 ATT. TOILET	5'0" x 8'6"
06 BED ROOM	10'0" x 11'0"	12 BALCONY	11'0" x 5'0"

**BLOCK - G, H**  
**UNIT - 06**

Rera Carpet Area - 95.13 Sq.mt  
Balcony Area - 4.79 Sq.mt  
Wash Area - 3.74 Sq.mt  
(G-101 & H-104)

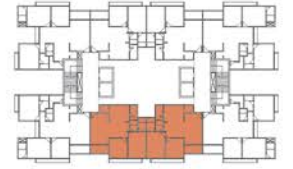


**LEGENDS**

01 ENTRY	4'6" x 4'0"	08 ATT. TOILET	4'0" x 6'6"
02 DRAWING	11'0" x 17'0"	09 TOILET	5'0" x 8'6"
03 DINING	16'9" x 9'0"	10 BED ROOM	13'0" x 11'0"
04 KITCHEN	8'6" x 10'0"	11 ATT. TOILET	4'6" x 8'6"
05 STORE	3'3" x 4'0"	12 BED ROOM	10'0" x 11'0"
06 WASH	7'6" x 4'0"	13 BALCONY	11'0" x 5'0"
07 BED ROOM	11'0" x 14'0"		

**BLOCK - G, H**  
**UNIT - 05**

Rera Carpet Area - 68.62 Sq.mt  
Balcony Area - 4.36 Sq.mt  
Wash Area - 3.12 Sq.mt  
(G-103 & H-102)

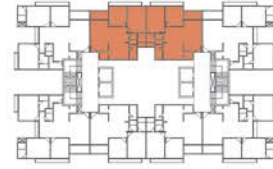


**LEGENDS**

01 DRAWING	10'0" x 17'0"	06 TOILET	4'3" x 6'0"
02 DINING	11'4" x 9'0"	07 BED ROOM	10'0" x 11'0"
03 KITCHEN	11'0" x 9'0"	08 BED ROOM	10'0" x 14'6"
04 STORE	5'0" x 4'6"	09 ATT. TOILET	4'6" x 7'6"
05 WASH	4'3" x 8'3"	10 BALCONY	10'0" x 5'0"

BLOCK - G, H  
UNIT - 07

Rera Carpet Area - 69.29 Sq.mt  
Balcony Area - 4.36 Sq.mt  
Wash Area - 3.12 Sq.mt  
(G-102 & H-103)



LEGENDS

01	ENTRY	4'41/2" x 4'0"	07	TOILET	4'3" x 6'0"
02	DRAWING	10'0" x 17'0"	08	BED ROOM	10'0" x 11'0"
03	DINING	10'0" x 9'0"	09	BED ROOM	10'0" x 14'6"
04	KITCHEN	11'0" x 9'0"	10	ATT. TOILET	4'6" x 7'6"
05	STORE	3'0" x 4'0"	11	BALCONY	10'0" x 5'0"
06	WASH	4'3" x 8'3"			

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# Specification

## FLOORING

- DRAWING / LIVING / DINING / BED ROOMS
- Vitrified Tiles
- Kitchen
- Vitrified Tiles
- Granite Platform with S. S. Sink & Tiles up to Lintel Level

## DOORS

- MAIN DOOR
- Decorative Door with Wooden Frame
- BEDROOM DOOR / TOILET DOOR
- Door / Flush with Wooden Frame

## WINDOWS

- Single Glass Anodize Aluminum Windows

## TOILETS

- Glazed / Ceramic Tiles upto Lintel Level
- CP Fittings
- Standard Sanitary Ware in All Bathrooms

## ELECTRIFICATION

- Three Phase Concealed ISI Copper Wiring with
- Modular Switches
- MCB Distribution Panel

## PLASTER

- Internal: Single Mala Plaster in All Rooms
- External: Double Mala Plaster with Texture Finish

## COLOUR

- Internal: Putty Finish
- External: Texture Acrylic Paint

# Salient Features

- Exclusively designed gated community with double layered security.
- Hi-tech security systems for each unit.
- Welcoming entrance foyers at each block.
- Automatic elevators.
- Landscaped garden with pleasant seating.
- Walking track.

### Disclaimer:

The Brochure is for imaginative purpose and is not a legal document or a binding one. Subject to Ahmedabad Jurisdiction. All design, specifications and information shown herein proposed are subject to respective statutory approvals and legal compliance. Project Applied in RERA

# Keyplan



**Site Office :**  
**Aaryan Infrabuild**  
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 Vandemataram Road, Gota,  
 Ahmedabad, Gujarat 382481

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### Architect

**9th Street**  
 Ahmedabad

### Structure Engineer

**Ame Associate**  
 Ahmedabad

### Landscape Architect

**Green Gold Garden  
 & Agro Consultancy**

### 3D & Design by

**TriPolystudio**  
 AHMEDABAD

• All images are an artist's imagination and this brochure is only for presentation • All rights are reserved by the developers to make any changes in elevations and other details which shall be binding to all members. • In order to maintain the aesthetics of the apartments at a very high level, installation of AC units will be permitted at the designated spots and nowhere else, changes which effect the elevation & structure system shall not be permitted for all times to come. • Encroachment, in any form, outside the defined units shall not be allowed. • All dimensions shown in the plans are average unfinished and subject to minor variations. • Any taxes like GST, Registration Stamp Duty, Legal Charges, AMC, Torrent Power, Maintenance & other Govt. taxes applicable from time to time are to be bear and born by the members in addition to the amount of unit. • Subject to Ahmedabad Jurisdiction. • All the payments shall be in favor of "Aaryan Infrabuild" The above information is indicative of proposed development and is issued in good faith for guidance only and not to be considered as part of any document.