

## AMENITIES

Club House  
Game Room

A/C Gymnasium  
Children play area

Garden  
Alloted Car Parking

## VALUABLE AMENITIES

- Elegant entrance gate with security cabin
- Video door security system in each flat
- POP ceiling in living room & all bed room with LED lights
- R.O. system for each flat
- Electric Geyser in all bathrooms
- Chimney provided in each flat
- Power back-up for Lift, Passage & Parking light
- Landscape garden with children play equipment
- Standard quality lift
- Brickbat water proofing treatment and china mosaic on terrace
- Underground cabling for esthetic look of the project
- RCC trimix road with designed street light poles
- Single entry campus with CCTV camera

## SPECIFICATION

### FLOORING

- Superior quality Vitrified flooring
- Paver blocks in parking area

### KITCHEN

- Granite top platform with S.S. sink
- Decorative Glazed tiles dedo

### DOOR - WINDOWS

- Attractive main door in teak wood frame or equivalent
- Good quality flush door in all bedrooms with laminates on both side
- Aluminum powder coating window
- Safety grill in window

### COLOUR

- Asian ultima exterior paint to exterior surface wall and Birla putty finish with asian paint for internal wall surface.

### ELECTRIFICATION

- Concealed wiring of standard quality with modular switches
- T.V. point in living room & Master bedrooms
- A.C. point in all bedrooms
- General lighting in common areas
- Well designed light pole in common area

### TOILET / PLUMBING

- Standard quality sanitary ware & branded quality plumbing fittings
- Decorative glazed tiles dedo with modern concept
- Ceramic tiles in flooring



SITE: **MADHUVAN ASSOCIATES**  
B/h., Cygnus World School,  
Motnath Temple Road,  
Harni Road, Vadodara.

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8000 804 804  
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ARCHITECT: **CHETAL**  
ARCHITECTS & ENGINEERS

STRUCTURE: **ASHOK SHAH & ASSOCIATES**

### PAYMENT TERMS :

- 30% Booking Amount - 10% Plinth Level - 15% 2nd slab - 15% 4th slab - 10% 6th slab - 10% 8th slab - 10% Finishing

PLEASE NOTE : Premium quality materials or equivalent branded products shall be used for all construction work. • Right of any changes in dimensions, design & specifications will be reserved with the developer, which shall be binding for all members. • External charges are strictly not allowed. • Development charges, documentation charges, stamp duty, all municipal taxes, GST tax, G.E.B. meter deposit should be levied separately. • Each member needs to pay maintenance deposits separately. • In case of booking cancellation, amount will be refunded from the booking of same premise after deducting 10% of booking amount. • Possession will be given after one month of all settlement of account. • Extra work at the cost of client with prior estimate needs to be given in advance but no change in elevation and plan will be done. • The developer reserve the full right to make any changes. • This brochure does not form a part of agreement or any legal document, It is easy display of project only.

DISCLAIMER : the details , facts , specifications , figures mentioned in brochure are indicative for information purpose only and subject to modifications / compliance required as per RERA act.

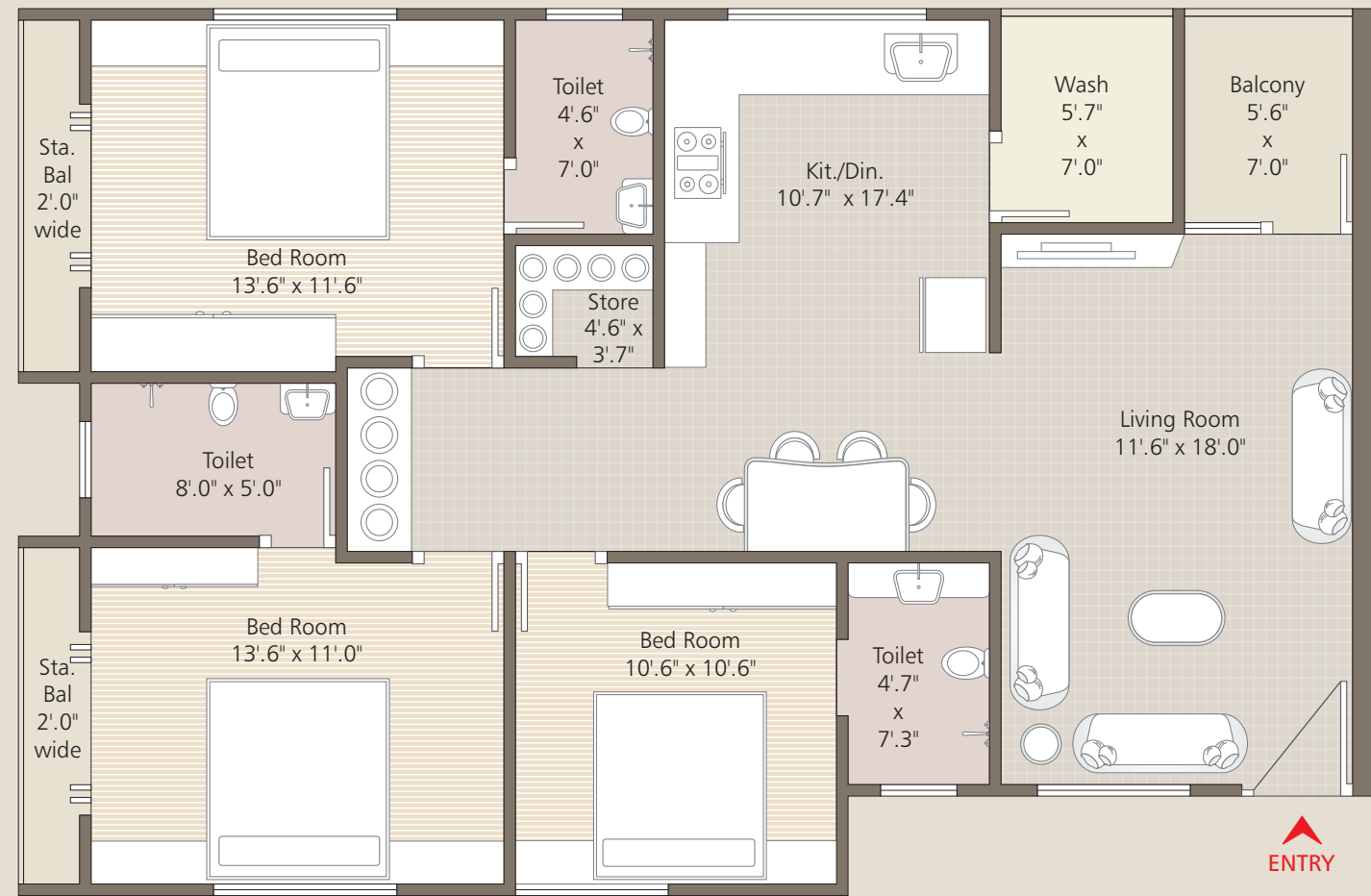
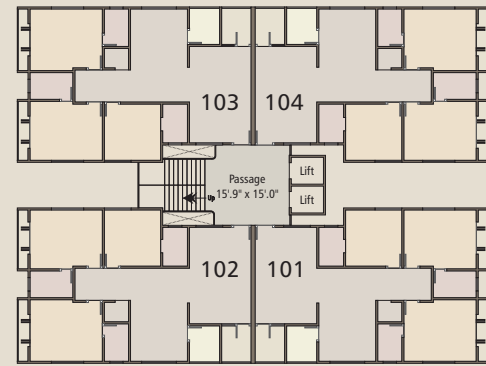
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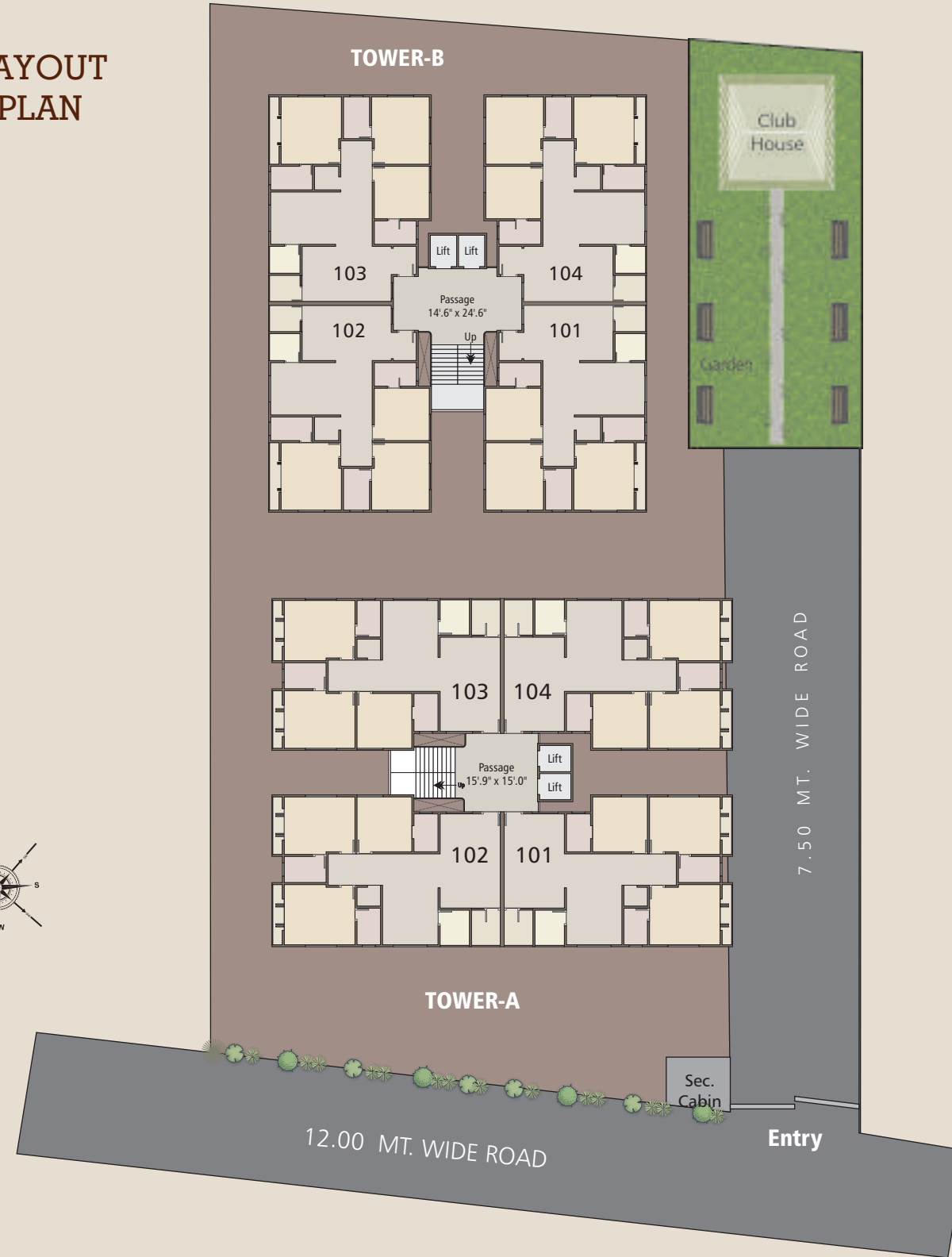
madhuvan  
**clublife**  
3-BHK PREMIUM FLATS



**TOWER-A  
(3-BHK)**



**LAYOUT PLAN**



**TOWER-B  
(3-BHK)**

