

Developers :-  
**MAA ENTERPRISE**

Site Address :-  
Bs. L & T Knowledge City, Before Taksh Aura,  
Bh. Nijanand Ashram, Ankhol, NH.8, Vadodara.

Booking Contact

maenterprise918@gmail.com

Architect :- **Anjali Associate**  
Structure :- **Associated Engineers**  
Planning Architect :- **AARAV ASSOCIATES**  
*Architects and Interior Designers*

**Payment Terms :-**

10% Booking	05% S.F. Slab Level
20% Agreement	05% masonry & Plaster Level
15% Plinth Level	10% Plumbing & Flooring Level
10% G.F. Slab level	10% Color & Electrical Level
10% F.F. Slab level	05% Before one month of possession

Rera Reg. No. : PR/GJ/VADODARA/VADODARA/Others/

**Notes :-** (1) Saledeed (dastavej) to be done after settlement of all accounts, Maintenance deposits of each unit must be deposited at the time of saledeed (dastavej), Possession will be given after one Month of Settlement of all Accounts. (2) Stamp duty, Registration charges, GST or any new central govt, state govt, VUDA / VMSS taxes if applicable & Elec. Charges or deposits of MGVL, water and Drainage deposits shall have to borne by the buyer (3) Extra work shall be executed only after making full advance Payment as per developers estimate, however change in elevation or Plan will not be allowed (4) Any delay in payment as per payment schedule shall be attract interest at the rate of as per rera noms P.A on outstanding amount and continuous default in payment shall lead to cancellation of booking (5) Developers reserve Full right to change alter or raise the scheme related measurement, design, drawing or any details herein and such change will be binding to all buyer unconditionally. (6) In case of cancellation of Booking, Refund will be made only after New Booking, Cancellation charge 50,000/- + amount of extra work if any will be deducted towards administrative charges from the refund amount (7) Any Plan, specifications or information in the brochure is subject to change and this brochure does not form part of an offer, agreement, contract or legal document (8) All dimensions are indicative and actual dimensions might vary as per site condition (9) Plot area shown in list is per site condition and may vary (10) All member shall have to essentially be the part of the society formed by the association members and shall have to agree by the society by laws. (11) After virtual completion of the work all repair and the maintenance like drainage, watchman salary, electricity bill etc. shall be borne by society members. (12) In Case of Delay in water Supply, Electricity Connection and Drainage work by authority, Developer will not be Responsible. (13) Timing of possession may be delayed due to unforeseen situation.

**MARUTI VILLA**



Website:- [www.gujrera.gujarat.gov.in](http://www.gujrera.gujarat.gov.in)

A Project By :-



**MARUTI VILLA**

**4 BHK LUXURIOUS TRIPLEX**

**(ONLY 28 UNITS)**



Discover a home where luxury glows warmly all about you, ensconced in a wonderfully designed enclave that is replete with every amenity that you insist upon.

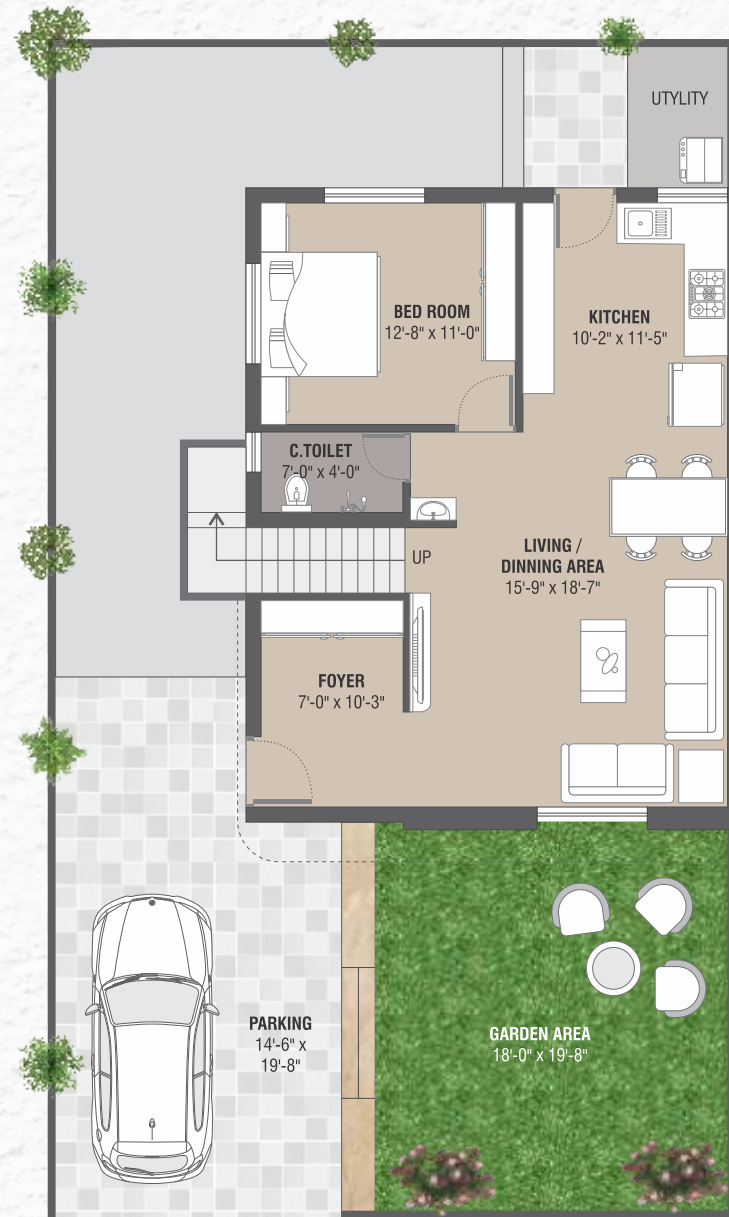
Welcome to **Maruti Villa**...! Located in the Vadodara's most preferred residential area ankhol. Close to work and every convenience, yet insulated from the city's bustle, it brings back the charm of the days when a house was truly a place to come home to.

**28 exclusive villas** set in well developed landscapes. Lifestyle amenities to add stylish ease to life. Ultra-premium finishes for a touch of class. This is the place that you should call home.

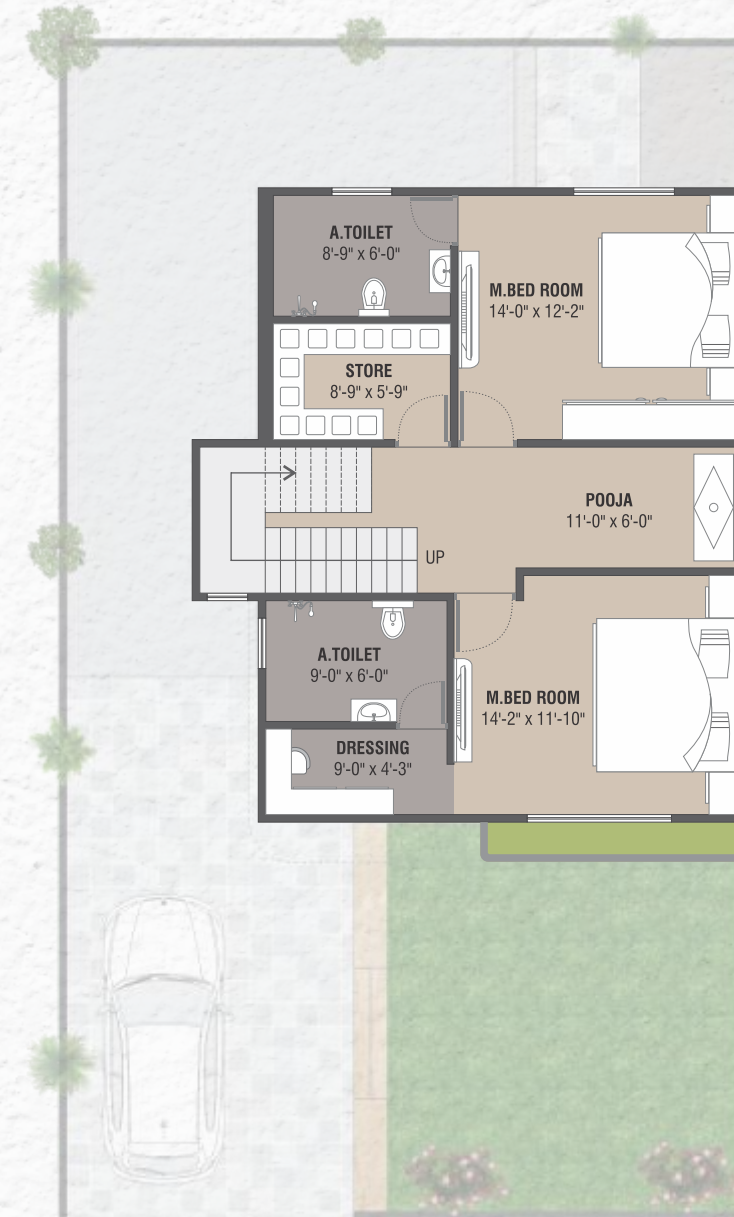




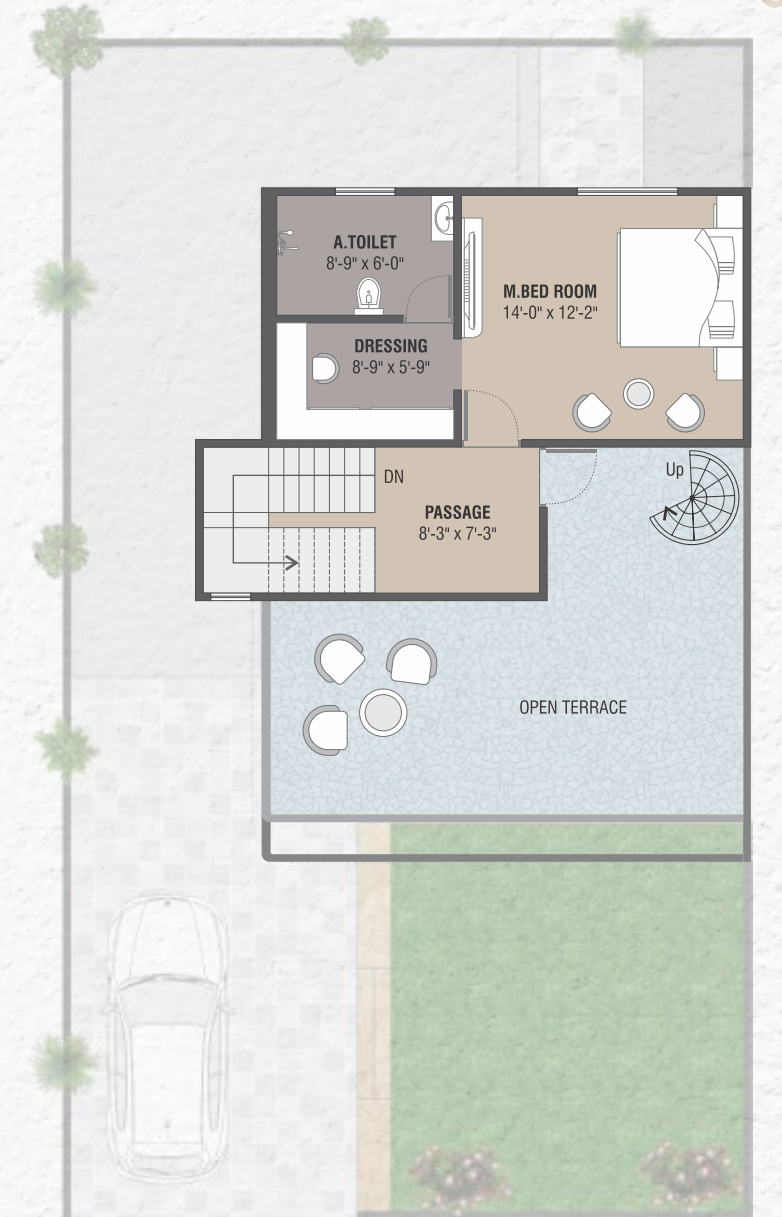
**TYPE - A** 4 BHK TRIPLEX  
Plot No. 1 to 4



GROUND FLOOR



FIRST FLOOR

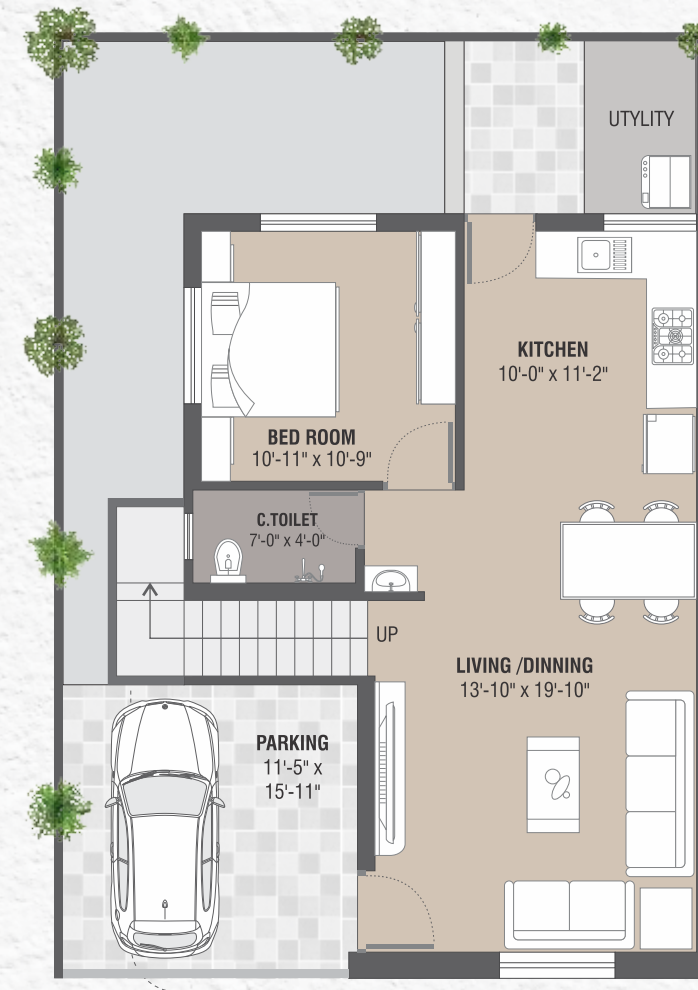
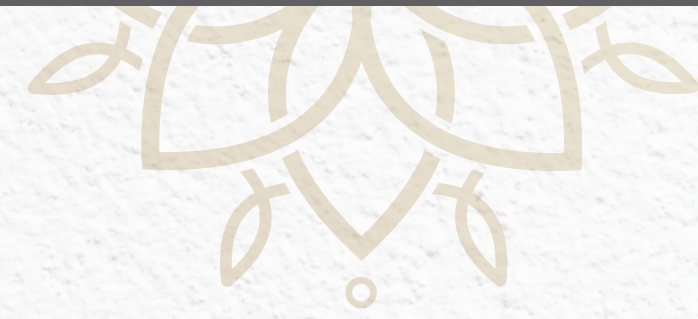


SECOND FLOOR

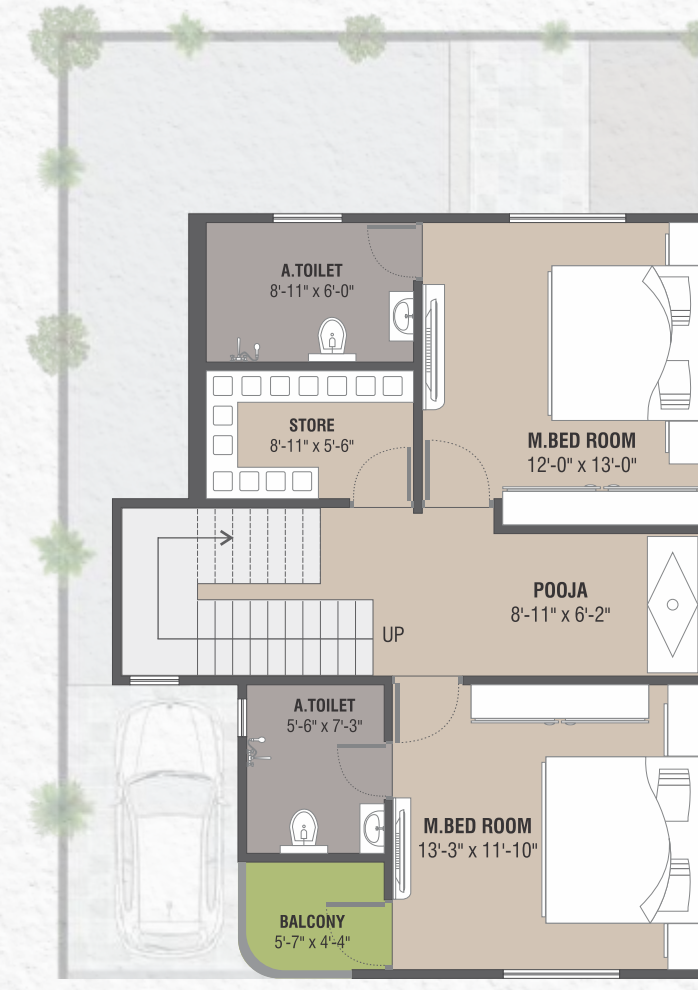




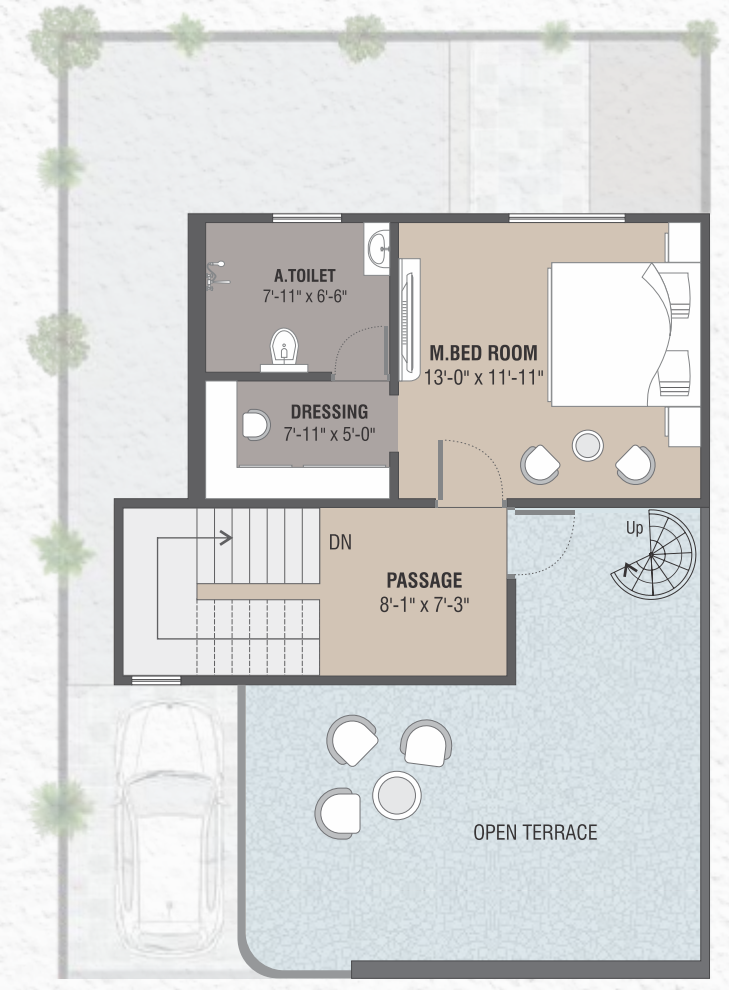
**TYPE - B** 4 BHK TRIPLEX  
Plot No. 5 to 20



GROUND FLOOR



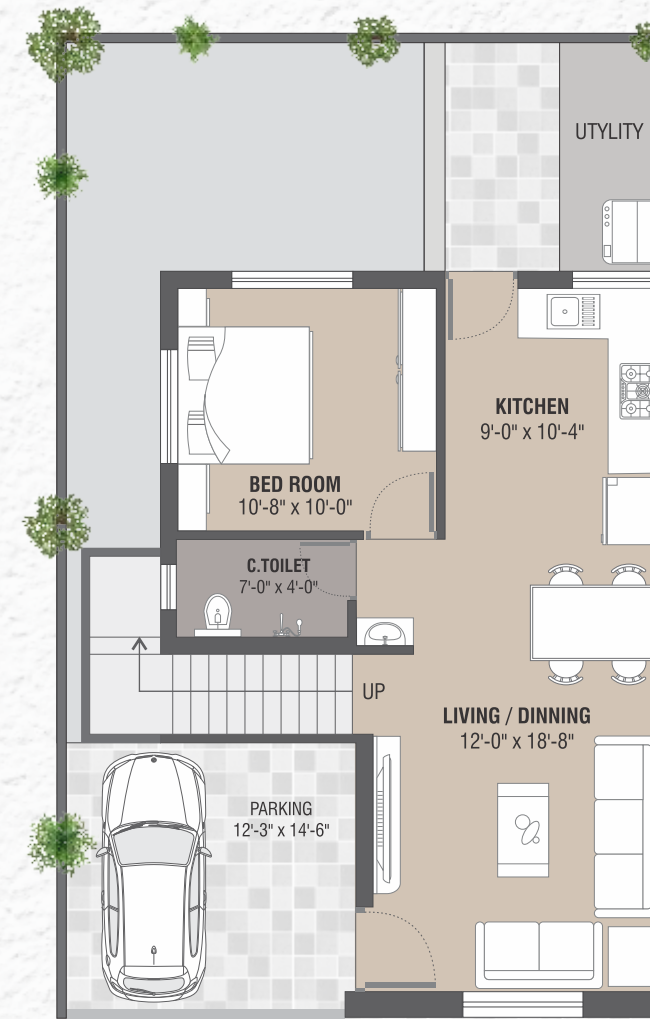
FIRST FLOOR



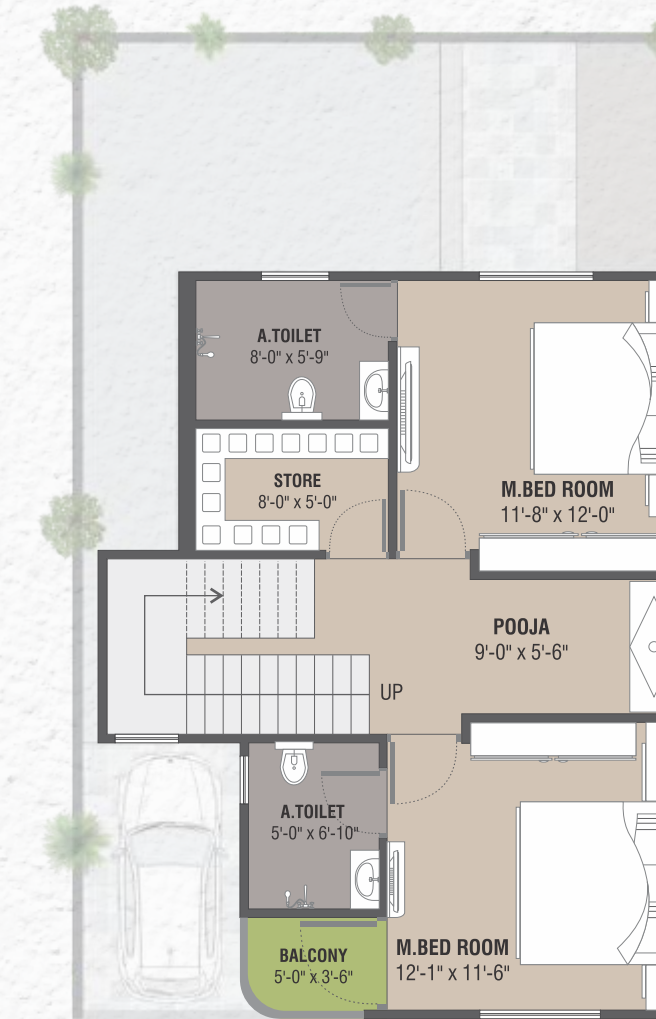
SECOND FLOOR



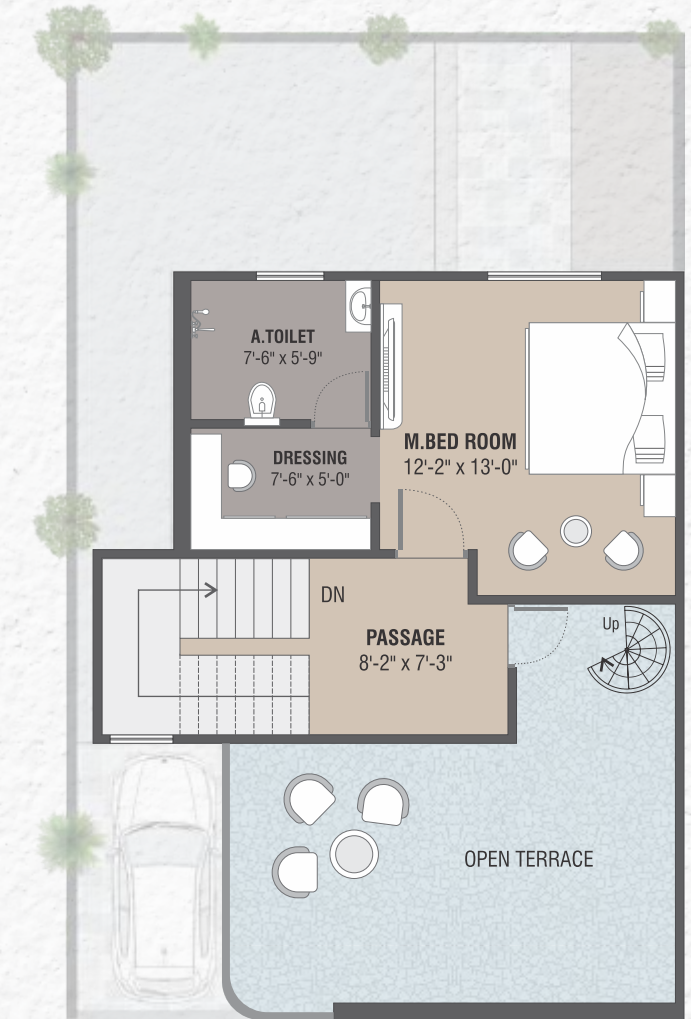
**TYPE - C** 4 BHK TRIPLEX  
Plot No. 21 to 28



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



## SPECIFICATION

### STRUCTURE :

RCC & Brick masonry as per structural engineer's design

### PAINT & FINISH :

Internal smooth plaster with 2 coat wall putty with primer & External double coat plaster with weather resistance paint.

### KITCHEN :

Granite platform with SS sink & Premium tiles up to door height.

### FLOORING :

Vitrified tiles flooring in all rooms, parking tiles / paving in parking area.



## AMENITIES

- 2 levels Club house with solar power system
  - Multipurpose Hall
  - Gymnasium
  - Indoor Games
- Landscape garden
- Jogging track
- Children play area with Morden equipments
- Multipurpose court
- Senior citizen siting
- 24 x 7 Security with CCTV Camera
- Termite resistance treatment
- Underground water tank in common area
- Chemical water proofing treatment with china-mosaic in terrace.
- RCC Internal roads with both side pavers
- Underground electric cabling

### DOORS :

Elegant entrance door with standard safety lock & fittings. Internal flush door with good quality wooden frame.

### BATH :

Designer tiles upto door height & bathrooms with premium quality fittings & vessels.

### WINDOWS :

Anodised aluminum window with mosquito net with safety grill and stone cladding.

### ELECTRIFICATION :

Concealed copper ISI wiring and branded modular switches with sufficient points.

