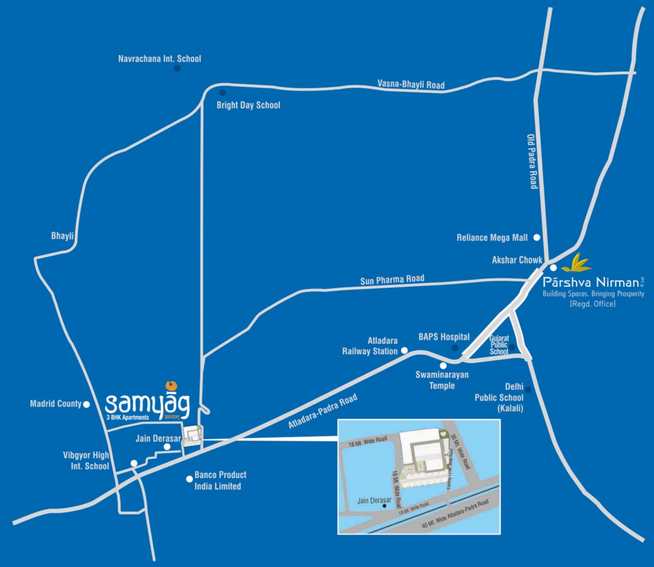

a project of

Pārshva Nirman P. Ltd.

Building Spaces. Bringing Prosperity

Payment Schedule for Apartments:

1. **25%** At the time of Booking
2. **15%** At Plinth Level
3. **10%** On commencement of Ground Floor Slab
4. **10%** On commencement of 1st Floor Slab.
5. **10%** On commencement of 2ndFloor Slab.
6. **10%** On commencement of 3rdFloor Slab.
7. **10%** On commencement of 4thFloor Slab.
8. **05%** On commencement of External Plaster.
9. **05%** On offer of Possession (30 days before Intimated Possession date)

Developers:
Parshva Nirman Pvt. Ltd.
Site: 'Samyag', Opp. Banco, Atladara-Padra Main Road, Vadodara.

Regd. Office:
406, Onyx, AksharChowk, O. P. Road, Vadodara – 390002.

Ph: +91 265 2980520
M: +91 81550 99931
e-mail: sales@parshva.in
web: www.parshva.in

Architects:
S3D
Ph: +91 265 2323904
e-mail: enquiries@s3dindia.com

design: smile&arrow@9824019010

MOST AFFORDABLE PRICE

100% RESIDENTIAL CAMPUS

MULTIPLE LEISURE FACILITIES

CENTRAL LANDSCAPED GARDEN OF OVER 9,000 SQ. FT.

LOCATED NEXT TO THE JAIN DERASAR

samyag
3 BHK APARTMENTS सम्यग्

The literal meaning of the word 'Samyag' is righteous. According to Jainism the right approach is known as 'Samyaktva'. It comprises the trio of Samyag Darshan (the right perception); Samyag Jnana (the right knowledge) and Samyag Charitra (the right practice).

True to these tenets, we at Parshva Nirman have created a home that is true to its core objective.

samyag
सम्यग्

SAMYAG is reflection of our dream of how an ideal home should be. Set in a green campus, located at a very prime and convenient location, it offers spacious 3 BHK Apartments built with an immaculate finish.

Best in class specifications & amenities, thoughtful design apart from a very competitive price makes your investment in Samyag a winner!

[S]oulful Surroundings

Located next to the Jain Derasar (residents can view the temple from their homes) and at a close distance to the **BAPS Temple** at Atladra, life at Samyag shall be truly divine. Besides being a **100% residential campus**, with no commercial spaces you can enjoy the exclusivity and the serenity.

[A]mple Open Spaces (inside -out)

With a **central landscaped garden of over 9,000 sq. ft.** your family can enjoy the outdoors. It shall be a blessing for the kids specially as they can enjoy in a clear, safe ambience. The spacious planning of the apartments ensures a comfortable and blissful life.

[M]aster Craftsmanship

Every aspect of the development at Samyag spells fine craftsmanship and an eye for detailing. Because we at Parshva Nirman understand the importance of your home in your life, and thus leave no effort to create a perfect abode!

[Y]outhful Forever

The contemporary styling of the apartments enables them to retain a fresh look forever. Enjoy a great community feel in the campus...with a large garden and plush clubhouse with **multiple leisure facilities** . A place where everyone shall de-stress and also join in to celebrate the festivals together.

[A]n Unbeatable Pricing

The thought behind Samyag is to create a home that not just provides the best ingredients for a happy life, but also to offer it at the **most competitive and attractive price**.

[G]reat Location

Just a few minutes drive from Akshar Chowk, Samyag is located on the main Padra Road, yet is shielded from the vehicular hustle and bustle with a thick foliage of trees. Conveniently located from most urban utilities, yet amidst a calm surroundings you get the best of both worlds!

LAYOUT PLAN

TYPICAL FLOOR PLAN

Area Table.

Flat No.	Corner Balcony	SBA in sq.ft.
101	Yes	1630
102	No	1595
103	Yes	1610
104	No	1615
201	Yes	1630
202	No	1595
203	Yes	1610
204	No	1615
301	No	1615
302	Yes	1610
303	No	1595
304	Yes	1630
401	No	1615
402	Yes	1610
403	No	1595
404	Yes	1630
501	Yes	1630
502	No	1595
503	Yes	1610
504	No	1615

ENTRANCE LOBBY

SPECIFICATIONS

COMMON AMENITIES

- Gated Community planning with security cabin in entrance & surrounding compound wall with decorative main gate
- Rain water harvesting system for re-charging underground water table
- Street lights
- Generator Back-up for common area

BUILDING AMENITIES

- Brick bat Water proofing treatment on the terrace
- Anti-termite treatment to the building
- Underground cabling for wire free look

COMMON PLOT DEVELOPMENT

- Landscaped garden with leisure sitting
- Club House
- Gymnasium

Design, Convenience and Security

- Efficient planning with good room sizes
- RCC frame structure with brick masonry.
- Earthquake resistant structure
- Architecturally controlled exterior wall plaster finish
- Internal walls smooth cement plaster with putty finish
- Ready Infrastructure for Telephone, Internet and Cable
- Good Design with Ventilation & Sunlight

Doors and Windows

- Stone door frames.
- Laminated flush doors with stainless steel hardware.
- Aluminum window frames and shutters with glass

Floorings, Bathrooms & Kitchen

- Vitrified tile flooring or equivalent flooring in interior areas
- Glazed Ceramic tile up to lintel height in all bathrooms and up to lintel height above kitchen platform.
- Cera or equivalent C.P. fittings.
- Electrical point for geyser installation in all bathrooms
- Granite stone counter top kitchen platform
- Stainless steel kitchen sink
- Electrical point and plumbing provision for washing machine in utility area & for flour mill in kitchen
- Kotah stone flooring in utility area

Electrical, Plumbing & Painting

- Concealed type electrification with ISI approved wires
- White modular switches & plates
- M.C.B. protected electrification
- Exterior grade weather resistant paint
- Putty finish for interior surfaces
- AC point in all bedrooms
- Cable TV point in living room and master bedroom
- Intercom
- R.O. System

Conditions: 1. Rights regarding building plans, specifications and information are reserved with the developers and are subject to change without any notice. 2. Civil work changes regarding exterior elevation and finishes are strictly prohibited and shall be controlled by developers and building association in future. 3. Extra work shall be allowed with prior permission, with extra cost and full payment in advance. 4. All features and finishes where Purchaser is given the option to select the style and/or colour shall be from the Developers predetermined standard selections. 5. Locations of finishes are as per applicable plan or at the Developers sole discretion. 6. Default in making payment of two consecutive installments within the stipulated time, the booking is liable to be terminated and in such case the balance amount without interest after deducting termination charges @ Rs. 25/sq.ft. of the super built-up area would be refunded on receipt of payments from the enrolment of any other person/s in place of said unit. Also same terms will be applicable in case of cancellation. 7. All visuals shown in the brochure are indicative. They are artist/ architect's representations and are subject to change. 8. Possession of the unit will be given after 30 days of the receipt of the full & final payment. 9. Extra expense shall be charged to Purchaser for following services: • Stamp duty and registration fees of sale deed. • Development charges (Road, Landscaping etc.) • Maintenance Deposit & society formation charges. • VUDA & MGVCL expenses • Service Tax/VAT as applicable. • Any new state/central government taxes. • Extra work if any. 10. This brochure is not a binding document and does not form part of legal document. 11. Measurements may be converted from imperial to metric and vice versa and actual product size may vary as a result. 12. Existing common facilities are shown as per the written undertaking and confirmation dated 22.7.2015 of Aaruni Owners Association and Akshar Associates.