



ville
36



Charming, Elegant and Well Planned are few of the adjectives that come to your mind after look at the Villa 36. Possessing a perfect mix of contemporary styling, a planned campus, it offers best value for your investment.

Located in a fast developing neighborhood, it is surrounded by residential development in both luxurious and mid-segments offering an exclusive lifestyle with all urban utilities like schools, temples, hospitals, market within easy reach.

With a best in class premium finish and detailed material specifications, a home at Villa 36 would mean a lifetime of happiness for you & your family.

Come be a part of those lucky 36 families!

Layout Plan



18,000 M. WIDE ROAD



TYPE - A (64 UNITS)
GROUND FLOOR PLAN
B.A./F.S.I. = 51.81 SQ. MT.



TYPE - A1 (68 UNITS)
GROUND FLOOR PLAN
B.A./F.S.I. = 51.04 SQ. MT.



TYPE - A2 (86 UNITS)
GROUND FLOOR PLAN
B.A./F.S.I. = 43.74 SQ. MT.



TYPE - A A1 A2
FIRST FLOOR PLAN
B.A./F.S.I. = 53.57 SQ. MT.
C.A.M.V. = 07.59 SQ. MT.

Specifications

Roofing :

All RCC & Brick structure work as per structural engineer's

Wall Finish :

Inside external plaster with Dist. Pure finish and acrylic Emulsion & Granite surface to be painted with Woodex

Flooring :

Isolated flooring at all rooms

Doors :

Decorative solid doors with brass lining to all internal doors of quality areas, good finish doors with aluminium

Windows :

Fully glazed aluminium window windows with Safety Glass

Terrace :

Open Terrace finished with concrete water proofing and chain mesh fencing etc.

Kitchen :

Granite Claret platform with 90 Sink, good tiles as per architect's design (granite)

Toilets :

Complete bathroom with complete fitting & vanity, Glazed tiles as per architect's design

Electrification :

Controlled-circuit wiring of approved quality, sufficient electrical points as per architect's plan, all point to Master Bedroom

Amenities

- ICC (Internal Road) with Street Light
- Tree Plantation at entrance
- Impressive Society Entrance Gate Security Cabin
- Good Community with Amenities
- Name plate & Letter box to maintain the uniformity of the project
- Doorbell Video
- Anti-Termite Treatment
- Underground Cabling for Electricity for a wire-free look
- RO Water Purifier for each Unit
- Underground & Overhead Water Tank





TYPE - B 102 UNIT
GROUND FLOOR PLAN
B.A./F.S.I = 46.47 SQ.MT.



TYPE - B 102
GROUND FLOOR PLAN
B.A./F.S.I = 46.00 SQ.MT.



TYPE - B 102
FIRST FLOOR PLAN
B.A./F.S.I = 30.20 SQ.MT.
COVERED = 07.89 SQ.MT.



TYPE - B 106 UNIT
GROUND FLOOR PLAN
B.A./F.S.I = 45.40 SQ.MT.



TYPE - B 101
FIRST FLOOR PLAN
B.A./F.S.I = 50.00 SQ.MT.
COVERED = 07.80 SQ.MT.

Leisure Amenities

- Landscaped Garden
- Senior Citizen Garden & Sitting
- Children Play Area & Sand Pit
- Fully Equipped AC GYM
- Indoor Games Room



KEY PLAN



Developers :

Krishna Infra

Ph.: 9979882617, 7600800633

Site : Ville 36, Behind Banco,
Atandra Padra Main Road, Vadodara

Architect :

Era Architects

Ph.: 98251 10729, 99981 98160

Structural Consultant:

Zarna Associates

We Request (1) Possession will be given only after one month of settlement of all accounts (2) Documentation charges, Development charges, Service tax, Corporation / VUDA tax, Stamp duty & Common Maintenance charges will be extra (3) Any new Central or State Government Taxes, if applicable shall have to be born by the clients. (4) Extra work shall be executed after making full payments. (5) Continues defaults in payments leads to cancellation (6) Architecture/Developers shall have the right to change or raise the scheme or any details herein and any change or revision will be binding to all (7) In case of delay in water supply, light connection, drainage work by authority, developers will not be responsible. (8) Refund in case of cancellation will be made within 30 days from the date of booking of new client only. Administrative expense of Rs. 25,000/- & the amount of extra work will be deducted from this refund amount. (9) Any plan, specifications or information in the brochure can not form part of an offer, contract or agreement (10) Subject to Vadodara Jurisdiction.

Mode of Payment: • Booking **25%** • At Plinth Level **15%** • At First Slab Level **15%** • At Second Slab Level **15%**
• Plaster Level **15%** • At Flooring Level **10%** • Before Possession **05%**