



BRINGING HAPPINESS FOREVER.....



BUNGALOWS



A rich lifestyle awaits you!

VAA 21 Bungalows allows you to live a life you truly deserve, Forget the routine, adopt a rich, classy lifestyle. Located amidst green landscapes of Nimeria, it's surrounded by horizontal development. The locality is also home to some of the most promising, high-end luxury projects, thus giving it a feel of a premium area in the near future.

Equidistant from most parts of the city, it's surrounded by most urban utilities like schools, hospitals, temples, shopping & office complexes. Also it is conveniently located with easy access to Airport, NH8, Expressway, Aywa Garden and most other areas of Vaddodra.

All in all, a perfect package specially designed for you to have a comfortable and blissful future with nature!

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VAA 21

BUNGALOWS





A perfect destination for your family to live & bloom!

AMENITIES :

- ▶ RCC Internal Road with street light.
- ▶ Tree plantation around the boundary walls and on internal roads.
- ▶ Impressive society entrance gate with security cabin.
- ▶ Name plate to maintain the uniformity of the project.
- ▶ Anti-termite treatment with piping.
- ▶ Electric Underground Cabling for wire-free look.
- ▶ 24 hours water supply.
- ▶ CCTV with 24 hours security.

LEISURE AMENITIES :

- ▶ Multi Purpose Hall
- ▶ Gymnasium & Indoor Games
- ▶ Landscape Garden with Waterbody
- ▶ Gazabho
- ▶ Jogging Track
- ▶ Senior Citizen sitting area
- ▶ Children's Play Area
- ▶ Wifi Routers
- ▶ Garbage Dicks



VVA 21
3 & 4 BHK BUNGALOWS



Ground Floor Plan



TYPE - A

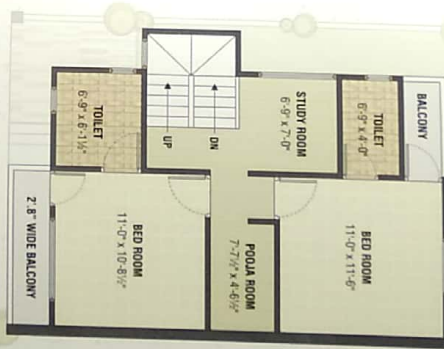


First Floor Plan

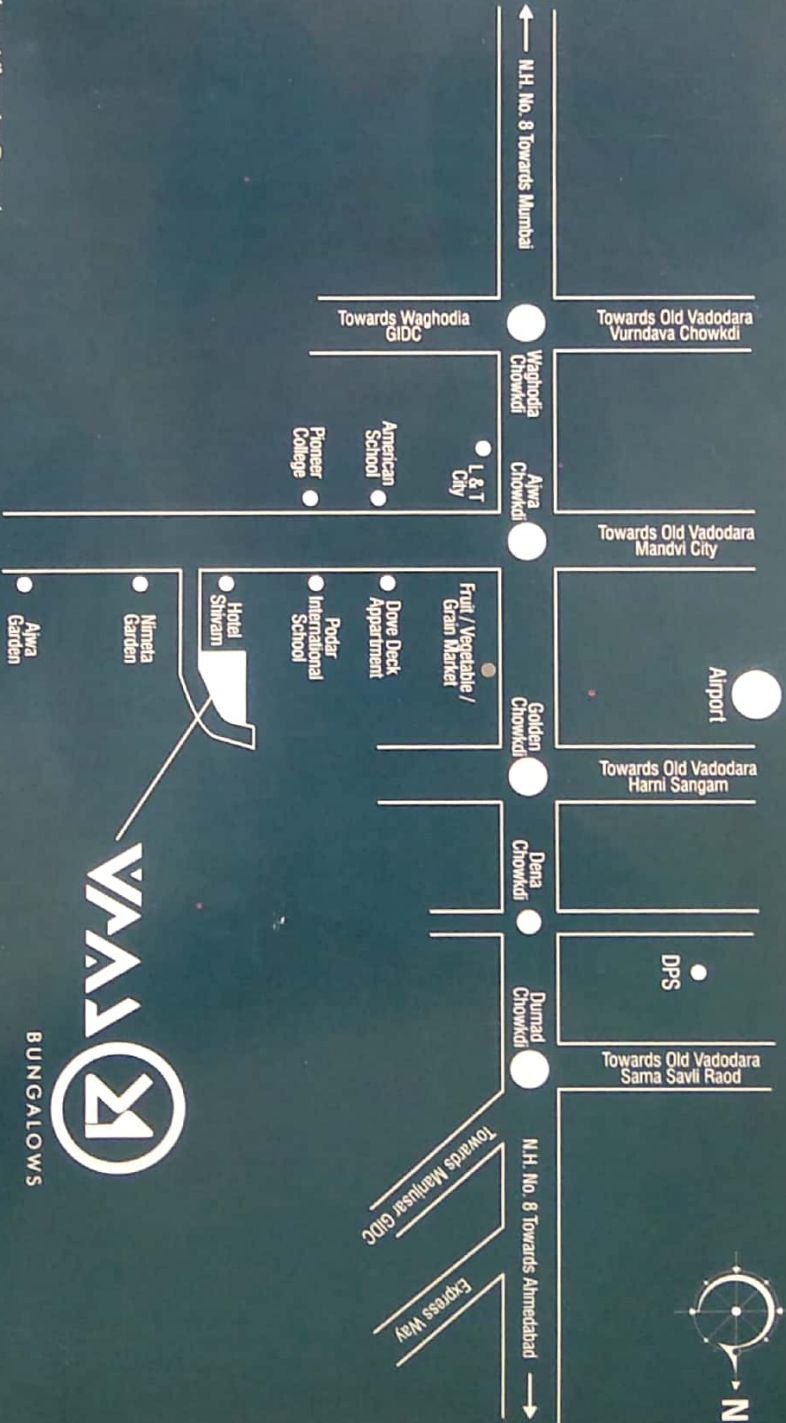


VVAJ
3 & 4 BHK BUNGALOWS

TYPE - B



Location Plan



Developer : Rudra Developers

**Site : VRAJ 21 Bunglows, Ajiwa Nimeta Road,
B/h. Sikotar Mata Temple, At & Po. Nimeta, Vadodara - 390 019.**

Contact : +91 9979338788

E-mail : vraj21@gmail.com

Architect : Gahan Associates

Structural Consultant : Gahan Associates

Notes: ♦ Possession will be given after one month of settlement of all accounts. ♦ Documentation charges, Service Tax, Municipal House Tax & common maintenance charges will be extra. ♦ Any new Central or State Government Taxes, if applicable shall have to be borne by the clients. ♦ Extra work shall be executed after making full payment. ♦ Continuous default payments leads to cancellation. ♦ Architect/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. ♦ Refund in case of cancellation will be made within 30 days from the date of booking of new client only. ♦ Administration expense of Rs. 20,000 & the amount of extra work (if any) will be deducted from refund amount. ♦ In case of delay of corporation/MGVCL activity, it shall be untiedly faced. ♦ While every reasonable care had been taken in preparing this brochure, the organizers are not responsible for any inaccuracy in this contents. All plans, information and specification are subject to change. ♦ This brochure is not a part of a legal document.