

Site: Aarya Ellis-1, B/h. Narayan Kathiyawadi, Bil, Vadodara. Mobile:
+91 98240 21727
+91 98240 25506
Website:
aaryagroupvadodara.com
Email:
sudhapatidevelopers@gmail.com

ARCHITECT

SPZICE Plus

Architecture • Planning • Interiors

STRUCTURE

ZARNA

ASSOCIATES







TYPE - B

### AREA TABLE

TYPE - A

TYPE	PLOT NO.	AREA
В	01	1148
В	02	940
В	03	940
В	04	940
В	05	940
В	06	940
В	07	940
В	80	940
В	09	1213
А	10	1136
А	11	859
А	12	859
А	13	859
А	14	859
А	15	859
А	16	859
А	17	935
А	18	939
А	19	870
А	20	877
А	21	884
А	22	891
А	23	898
А	24	905
А	25	1172





## HARMONIOUS HOMES

With every elements in place, your home offers solace and comfort.

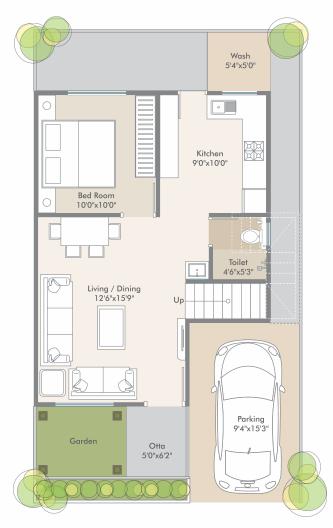
# Plan Type - A

Min. Plot Area : 859 Sq.Ft. Construction Area : 1300 Sq.Ft.

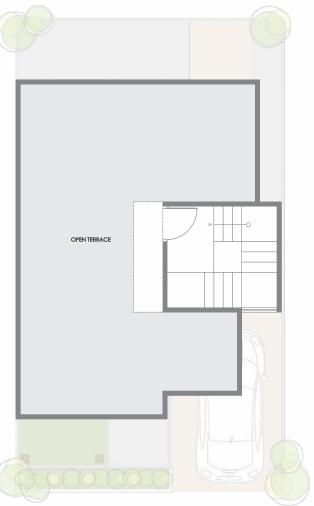
## Plan Type - B

Min. Plot Area : 940 Sq.Ft. Construction Area : 1350 Sq.Ft.



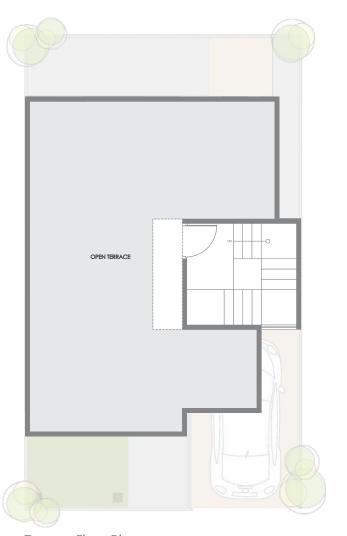












Ground Floor Plan

First Floor Plan

Terrace Floor Plan

Ground Floor Plan

First Floor Plan

Terrace Floor Plan



### Specification

Structure :	R.C.C. & brick masonry work as per architect structural engineer's design	
Wall Finish:	External smooth plaster with acrylic paint, Internal smooth plaster with Putty	
Flooring :	Vitrified tiles flooring in all rooms with skrting	
Doors:	Decorative main door with fittings and Internal doors will be good quality laminated flush doo	
Windows:	Aluminum Powder Coated window	
Kitchen :	Granite platform with S.S sink, glazed tiles upto lintel level	
Bath:	Ceramic tiles flooring & Decorative glazed tiles	
Plumbing :	Concealed plumbing CPVC - UPVC with good quality S.S. fittings	
Electrification :	Concealed wiring of ISI quality Modular switchies with sufficient points, TV point in living room	
Water:	Underground & Overhead tank	





### Key Plan



#### Payment Schedule:

10% At the time of Booking | 20% After Signing AFS | 15% on Completion of Plinth | 25% on Completion of Slab | 05% on Completion of wall & Plaster | 05% on Completion of Plumbing 05% on Completion of Sanitary Fitting | 10% on Completion of Water Pump | 05% on Offer of Possession (30 Days before intimated Possession Date )

#### NOTES

• Documentation, stamp duty, Development, Registration charges, GST, M.G.V.C.L. all municipal taxes will be extra. • Any additional charges or duties levied by the government / Local authorities during or after the completion of the scheme will be born by purchaser/allotee. • Possession will be given with one month of settlement accounts. • Advance payment is required for any extra or modification work. • Developers will not be responsible for any delay in water supply, Drainage, Light connections • Refund shall be given in case of cancellation after receiving the final payment of the same premises booked by the another client and receipt for the payment from him, after deducting extra expenses if any and a minimum amount of 25% on all types of conditions. • Developers reserve all rights to make any changes in the scheme including technical specification design planning & layout. • This brochure does not assure a part of any legal agreement/document. It is for easy display of the project.