

FORTUNE
IMPERIA

Developers:

FORTUNE CORPORATION

FORTUNE IMPERIA,
BESIDE SERRA INTERNATIONAL SCHOOL,
NEAR NILAMBER CIRCLE, T.P.1,
BHAYLI, VADODARA-390015.

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WELCOME TO AN
APARTMENT HOME
**THAT REFLECTS
YOUR STATUS**

A CAMPUS THAT
INVIGORATES YOUR
SENSES WITH ITS
PLUSH AMENITIES

A HOME SO WELL PLANNED,
SPACIOUS & LUXURIOUS THAT
**YOU FALL IN LOVE WITH IT
INSTANTANEOUSLY!**



FORTUNE
IMPERIA
3.5 & 4 BHK SUPER LUXURIOUS APARTMENTS

Envision an architectural gem of opulence and grace in the prime neighbourhood of Vasna Bhayli. Clean architectural form that exudes a sense of quiet elegance and timeless grandeur.

Inspired by the subtle touches of contemporary styling Fortune Imperia furthers the plush landscape surrounding it.

Embrace this opportunity to own a rare residence of quality construction and a well planned campus life – the ultimate embodiment of your success.



DRIVE INTO A PARADISE OF PREMIUM
RESIDENCES & A MODERN LIFESTYLE

Fortune Imperia has three towers set in a L-shape with the spacious landscaped Garden and club amenities. Offering large sized units in 3.5 & 4 BHK Planning, the living spaces as well as the community spaces exude a rare sense of calm and richness. With just 2 apartments per floor in Tower A & B and 3 apartments in Tower C, all units get abundant natural light, aeration as well as privacy.





With today's busy way of life, relaxing and rejuvenating is essential to a balanced, healthy lifestyle. The facilities at Ground Floor Club offer exactly this.

Work off to stellar health in the gym or swimming pool, challenge your neighbour for a game of Billiards, host a small get-together at the banquet hall or enjoy an involving movie at the mini theater.

Enjoy life's finer moments with family and friends!

LEISURE AMENITIES

- Landscaped Garden with Seating
- Children Play Area
- Mini Theater
- Indoor Games
- Health Club
- Library
- Reception / Lounge Area
- Multi Purpose Hall

TYPICAL FLOOR PLAN

VALUE ADDITIONS

- Elegant entrance gate with 24/7 security
- CCTV surveillance campus
- Video door phone connected to lobby
- Biometric main door lock
- Premium branded lift
- Spacious lobby in each Tower
- 24/7 water supply
- Power backup for common areas
- Allotted car parking
- Estate manager cabin
- Rain water harvesting
- A/C piping in all rooms
- Separate entry for wash area
- Cabling for inverter
- Provision for central heating system



12 MT WIDE ROAD

15 MT WIDE ROAD

18 MT WIDE ROAD

Club House

TOWER - C

TOWER - B

TOWER - A

LANDSCAPED GARDEN

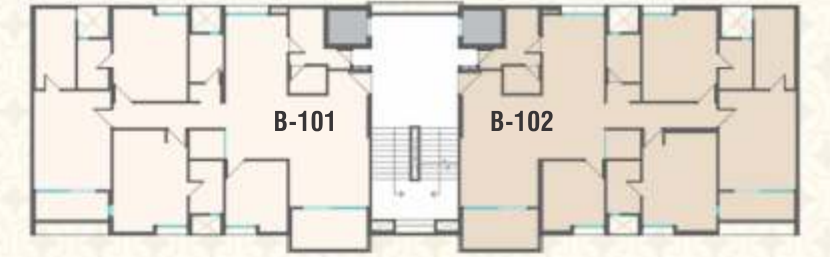
TOWER: A
4 BHK

CARPET AREA (AS PER RERA) : 1651.03 SQFT
BALCONY & WASH AREA : 198.97 SQFT
TOTAL AREA : 1850.00 SQFT



TOWER: B
4 BHK

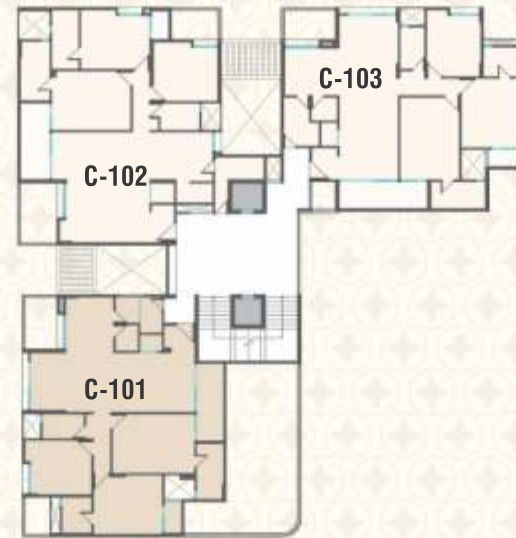
CARPET AREA (AS PER RERA) : 1651.03 SQFT
BALCONY & WASH AREA : 198.97 SQFT
TOTAL AREA : 1850.00 SQFT



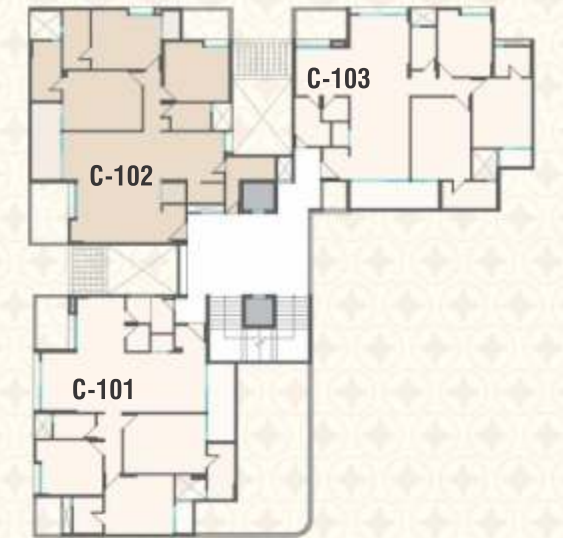


4 BHK APARTMENT
LIVE LIFE KING SIZE!

TOWER: C/101 CARPET AREA (AS PER RERA) : 1424.77 SQFT
 BALCONY & WASH AREA : 167.23 SQFT
3.5 BHK TOTAL AREA : 1592.00 SQFT



TOWER: C/102 CARPET AREA (AS PER RERA) : 1467.05 SQFT
 BALCONY & WASH AREA : 175.79 SQFT
3.5 BHK TOTAL AREA : 1630.00 SQFT

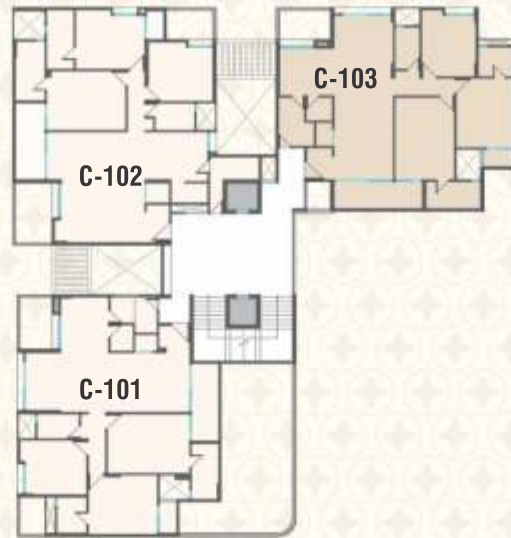




3.5 BHK APARTMENT
A HOME TO CELEBRATE LIFE!

TOWER: **C/103**
3.5 BHK

CARPET AREA (AS PER RERA) : **1422.77** SQFT
 BALCONY & WASH AREA : **191.23** SQFT
 TOTAL AREA : **1614.00** SQFT



BASEMENT PLAN



SPECIFICATIONS

FLOORING TILES	VITRIFIED FLOORING (LARGE SIZE)
TOILET TILES	PREMIUM QUALITY CERAMIC TILES AS PER ARCHITECT'S DESIGN
CP FITTING	ROCA / GROHE / HANSGROHE / VITRA / KOHLER / TOTO / EQUIVALENT
SANITARY FITTING	ROCA / DURAVIT / VITRA / KOHLER / TOTO / EQUIVALENT
BALCONY AREA	ANTI SKID CERAMIC TILES AS PER ARCHITECT'S DESIGN
KITCHEN SINK	S.S. SINK : NIRALI / FRANKE / EQUIVALENT AS PER ARCHITECT'S DESIGN
WORK AREA SINK	S.S. SINK AS PER ARCHITECT'S DESIGN
MAIN DOOR	VENEER FINISH MAIN DOOR
INTERNAL DOOR	PREMIUM QUALITY LAMINATES AS PER ARCHITECT'S DESIGN
DOOR LOCK STOPER AND HINGIS	HAFLE / HETTICH / EQUIVALENT
WINDOWS & BALCONY	DUMAL / FINESTA / EQUIVALENT WITH MOSQUITO NET
SWITCHES	LEGRAND / SCHNEIDER / EQUIVALENT
CABLE	POLYCAB / RR / FINOLEX / EQUIVALENT
INSIDE PAINT	PREMIUM QUALITY PUTTY & PRIMER
OUTSIDE PAINT	ASIAN / JOUTAN / DULUX / EQUIVALENT



AN ADDRESS OF CONVENIENCE

The location of Fortune Imperia makes living here so much more fun. Surround yourself with a host of exciting recreational facilities and amenities such as the upcoming Nilamber Triumph with its retail, hospitality and multiplex offerings, Bansal Mall and many others. When it comes to education, the finest institutions, including Navrachna University, Navrachna International School and Bright School are a short drive away.

PAYMENT SCHEDULE

1. 10 % Booking	8. 7% At 11th Floor
2. 20% At Plinth Level	9. 7% At 13th Floor
3. 7% At 1st Floor	10. 11% Plaster Level
4. 7% At 3rd Floor	11. 5% Flooring Level
5. 7% At 5th Floor	12. 5% At Possession
6. 7% At 7th Floor	
7. 7% At 9th Floor	

ADDITIONAL CHARGES

GST : 6%* or as per prevailing rate
 Stamp Duty: 5.9%* or as per prevailing rate
 Maintenance Deposit: **Rs. 3,00,000***
 Charges for any Modifications / Additions: **As per Actuals**

Disclaimer: All plans are subject to amendments and approval by the relevant authorities. All photography and computer imagery are artist's impression and are provided for illustrative and indicative purposes only. While every reasonable care has been taken in providing this information, the developers cannot be held responsible for any inaccuracy. Subject to Vadodara Jurisdiction.

Payment to be made by the cheque / D.D. in favour of "FORTUNE CORPORATION"