






Blossoming hope and joy

Having one's own home is the dream and desire of all, but fulfilling it in the most promising way is the key to real joy.

Narayan Aangan gives you such once-in-a-lifetime chance, where you are all set to gain only. Be it your family's dream home or a foundation of your business venture, Narayan Aangan is designed to change your destiny.







Heralding the new era of harmony

Set just near the National Highway No. 8, between Kapurai Chokdi and Waghodia Chokdi, Narayan Aangan offers fulfilling homes as well as promising retail shops.

Situated in a well developed residential area with schools, hospitals and commercial complexes nearby, your home here will help you build the most rewarding and pleasant lifestyle for your loved ones.



All the amenities that you wish for your family



ENTRANCE GATE
WITH SECURITY CABIN



CCTV CAMERA FOR
COMMON AREA



MULTIPURPOSE HALL



POWER BACKUP FOR LIFTS
& COMMON AREA



RCC ROAD



ALLOTTED CAR PARKING



OVERHEAD WATER TANK



CHILDREN PLAY AREA



SENIOR CITIZEN SITTING



LANDSCAPE GARDEN

Narayana Aangan offers you complete peace of mind with a splendid mix of amenities that take care of all the day-to-day needs and more.





12.00 MT. WIDE T.P. ROAD

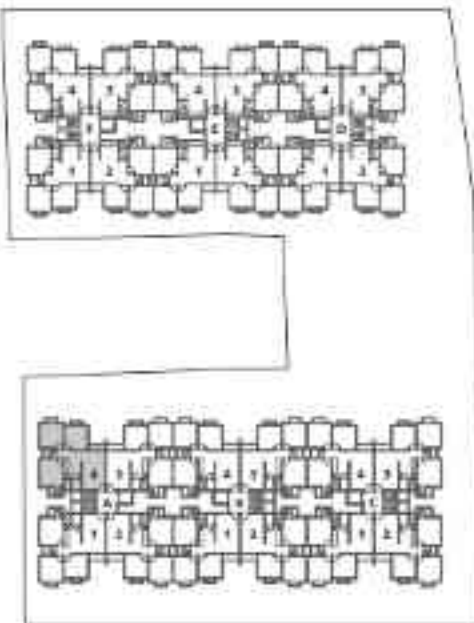
24.00 MT. WIDE T.P. ROAD

27.00 MT. WIDE T.P. ROAD

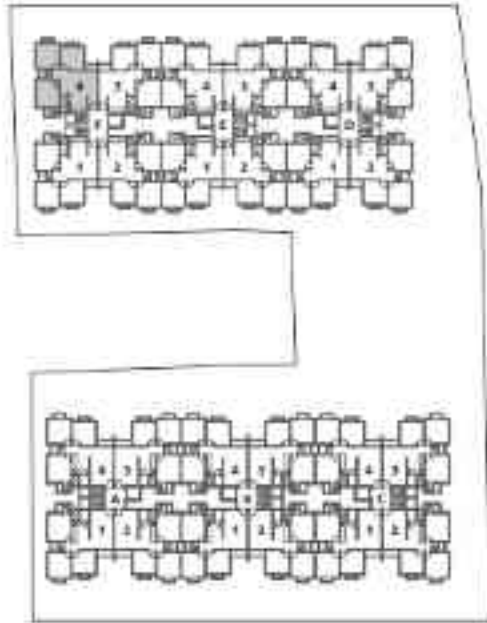




 Floor Plan Tower A, B & C



 Floor Plan Tower D, E & F



Specifications for construction

CONSTRUCTION:	Earthquake resistance RCC framed structure as per structural Engineer's Design.
WALL FINISH:	Internal wall with good quality plaster and external Wall double coat plaster.
FLOORING:	Vitrified tiles flooring in all rooms.
WASH AREA:	Kotha stone in wash area.
TOILETS:	Designer tiles up to dado in bathrooms with premium quality fittings and vessels.
DOORS:	Decorative main entrance door with premium hardware fittings and all internal laminated flush doors.
WINDOWS:	Fully glazed aluminum windows with safety grills.
KITCHEN:	Granite kitchen platform with S.S. Kitchen sink. Designer wall tiles dado over kitchen platform.
ELECTRIFICATION:	Concealed copper electrical wiring with premium quality modular switches. Provision of A.C. plug point in Master Bed room and adequate light points and plug points in all rooms.
UPPER TERRACE:	Good quality waterproofing with china mosaic.
PAINT:	Putty finish over internal wall and semi acrylic paint over external wall.
ELEVATORS:	Standard quality elevators with power back up.

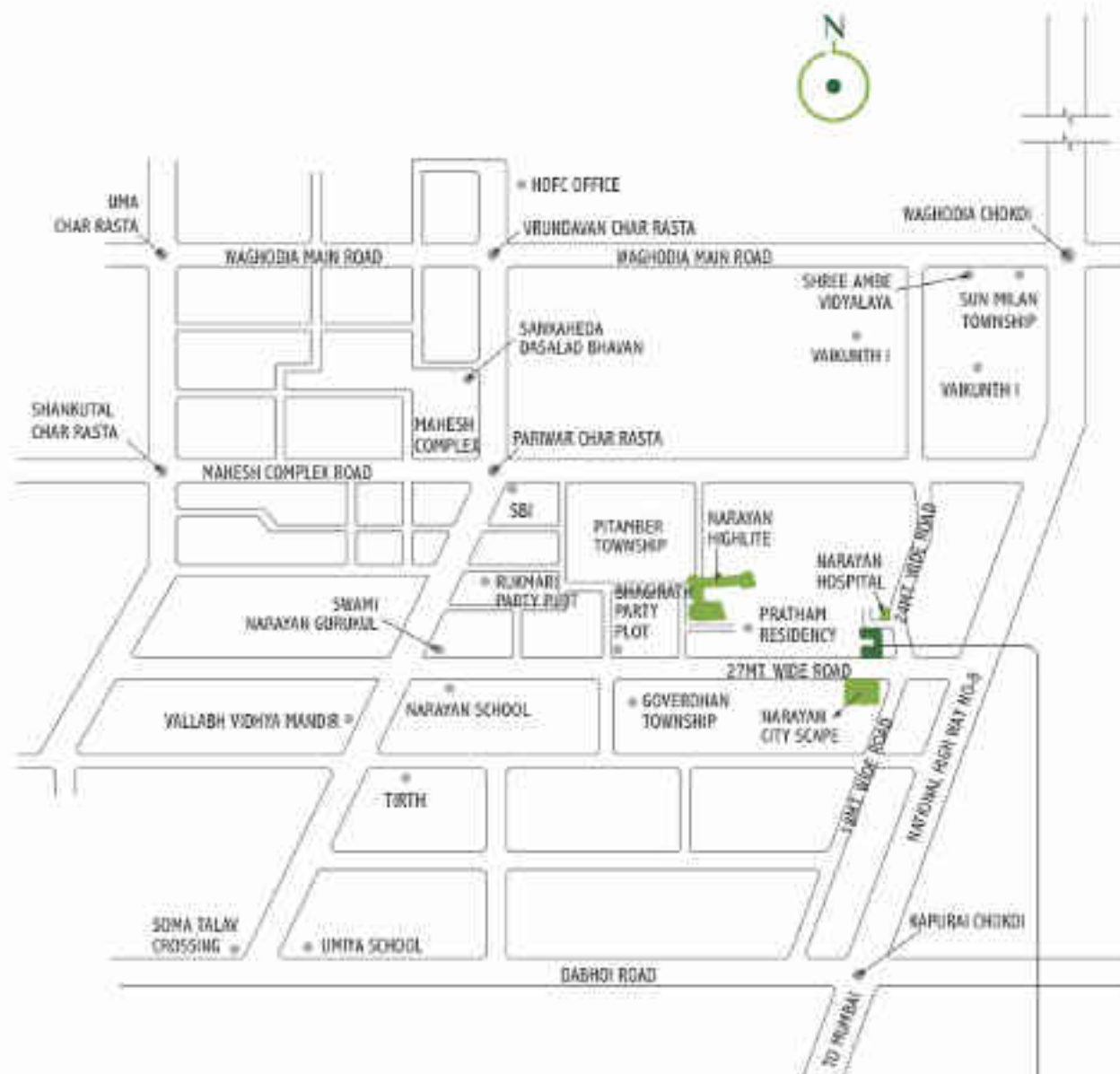
Payment terms

Rs. 1,00,000/- Token Amount
20% Within 1 Month of Booking (incl. of Token)
10% Plinth Level
10% 1st Slab Level
10% 2nd Slab Level
10% 3rd Slab Level
10% 4th Slab Level
10% 5th Slab Level
10% Plaster Level
5% Flooring Level
5% Before a month of Possession / Sale deed.



Terms & conditions

1. Possession will be given after one month of Settlement of all accounts.
2. Extra Work will be executed after receipt of full advance payment.
3. Document charges, service tax / GST , stamp duty, development charges and common maintenance charges will be Extra.
4. Any new central or state government charges, if applicable will have to born by the clients.
5. Alteration of any nature including the elevation, Exterior colour Scheme or any other change affecting the overall design concept & outlook of the scheme are strictly not permitted during / after the completion of the scheme.
6. All dimensions are indictive and actual dimension in each room might vary slightly.
7. Continuous default / Delay payments leads to cancellation.
8. Refund shall be given in case of cancellation of booking within 30 days. The payment shall be refunded only after a same premises is rebooked and the payment for the same received from the other customer. We shall deduct actual expense incurred if any and a minimum administrative charges of Rs.50,000/- shall be applicable.
9. Architect/Developers shall have the rights to change or raise any details herein and any change or revision will be binding to all.
10. In case of delay in water supply, drainage, light connection work by the respective authority, developers will not be responsible.
11. Any plan, specification or information in this brochure can not form legal part of an offer, contract or agreement. It is only depiction of project.



DEVELOPER



NARAYAN REALTY PVT. LTD.
NARAYAN REALTY INFRASTRUCTURE
4A, Amrakunj Soc.-2, B/h, Spandan Apt, Nr. Nefru Park Soc.,
Urmi-Vaccine Road, Vadodara - 390 007.
Ph.: +91 265 2310001/02/03, +91 99252 27880
www.narayanrealty.com



Opp. Narayan Cityscapes, Narayan Vidhyalaya Road,
Shree Swaminarayan Gurukul Crossing,
Waghodiya-Dabhol Road, N.H.-8, Vadodara.
E: naangan@narayanrealty.com
Ph.: +91 99250 27858

ARCHITECT

Kartik J. Panchal, Baroda

STRUCTURE
ENGINEER

AA. Desai, Baroda

