

Project by :

M. R. Construction

M.: 9925942267

www.omkaargreens.com

|| Shree Ganeshay Namah: ||



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Location Plan



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Aminities

- ◆ Secured well designed project campus with natural light & ventilation.
- ◆ R.O. Systems in Each unit.
- ◆ Standard Quality Elevator.
- ◆ R.C.C. Trimix Road with Paved Sides. Landscaped Garden To feel the nature surroundings with **club house**.
- ◆ Sufficient Parking with Paver block.
- ◆ Underground Cablling with street light.
- ◆ Underground & Overhead tanks for 24 hours water supply.
- ◆ Separate Borewell for each building.
- ◆ Name Plate and Letter Box.

Payment Mode for Flats

25% At the time of booking	10% Fourth floor slab level
10% Parking Slab	15% Plaster level
10% First floor slab level	5% Flooring level
10% Second floor slab level	05% Before Possession
10% Third floor slab level	

Architect : 
Karelibaug, Vadodara.

Structural Consultancy
Harendra Bhatt
Gorwa, Vadodara.

Site :

Opp. Voltamp Transformer Ltd.,
Nr. Rajput Bhavan Makarpura Road,
Vadodara. M.: 9925942267

Specification

Construction

Well designed RCC frames structure & Brick Masonary works as per structural engineer's design.

Wall Finish

Internal Wall with good quality plaster and External Wall finish as per architect's design.

Kitchen

Granite Kitchen platform with S.S. Sink, full glazed Tiles dedo.

Toilets

Ceramic tiles flooring & Decorative wall tiles dedo up to door top.

Plumbing

Concealed plumbing of UPVC & CPVC with Branded fittings.

Flooring

Wall to wall vitrified flooring.

Paint

Putty finish over internal wall & weather Resistant paint an external wall.

Doors

Decorative-Main door with good quality wooden frame and Internal laminated flush door with wooden/stone frame.

Windows

Goods quality anodized aluminium window with safety bars.

Electrification

Concealed Copper electrical wiring with quality modular switches, A.C. plug point in master Bed room and T.V. Point in drawing room.

Upper Terrace

Good quality waterproofing with China Mosaic finish.

WE REQUEST : 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 as per developers estimate. 3) Documentation charges such as stamp duty, registration, legal, typing and relative expenditure, & common maintenance charges will be extra. 4) Any New central - State Government or Local Authority Taxes, (Like, Service Tax, VAT, MGVCCL Deposit, Property Tax) if applicable shall have to be borne by the clients. 5) Elevation Alteration will be not allowed in any circumstances. 6) In case of delayed payment 18% interest will be charged & Continues default payments leads to cancellation. 7) Architect / Developers shall have the right to change or raise the scheme or any details herein and any changes or revision of specification, planning and elevation will be binding to all. 8) In delay of V.M.S.S.S. / M.G.V.C.L. & other authority activity shall be unitedly faced. 9) Refund in case of cancellation will be made within 30 days from the date of booking of new client only. 10) Administrative expense of 20,000/- & the amount of extra work (if any) will be deducted from refund amount. 11) This is a concept Documents and does not constitute an offer to sell. All Images, measurements & features shown are indicative only and are subject to change in the best interest of the development.