

**RIA**  
GRAND VILLA



**MAKE EVERY  
MOMENT LARGER  
THAN LIFE**

Developers:

**Diga**  
HOMES

Site Address : **RIA GRAND VILLA**  
Opp. Auro Heights, Opp. Billabong School,  
B/h Bharat Petrol Pump, Vadsar -GIDC Road,  
Vadsar, Vadodara - 390010.

Contact Details :

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E : akrutireality1@yahoo.com

Architect :

• UNEVEN  
• ANJALI ASSOCIATE

Structure :

Chetan Kambad





**CELEBRATE**  
TO LIFE'S SPECIAL  
MOMENTS.





# BEGUILINGLY BEAUTIFUL

Some space are ment to beguile your  
senses. Thus let them be as enticing  
as lush green nature.

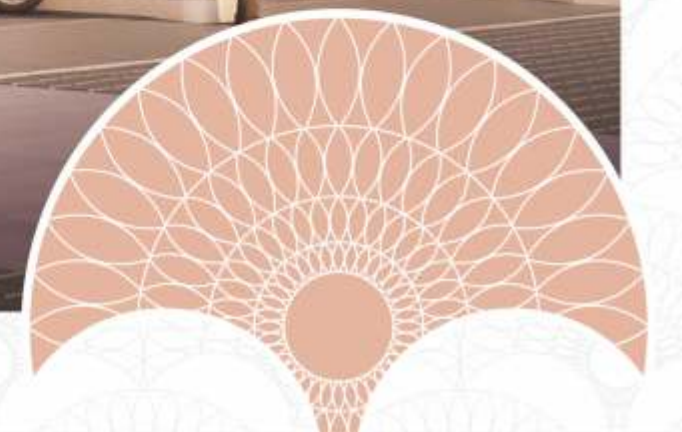






# PURE FANTASY

Some space are meant to awaken you from beautiful dream and see them in reality. Thus let them be as exquisite as bouquet of roses.





TYPE A ■  
 TYPE B ■  
 TYPE BI ■

No.	Plot Area	No.	Plot Area
B 1- 01	1948.42 sq.ft	B - 28	1296.00 sq.ft
B 1- 02	1227.50 sq.ft	B - 29	1296.00 sq.ft
B - 03	1277.90 sq.ft	B - 30	1296.00 sq.ft
B - 04	1328.40 sq.ft	B - 31	1296.00 sq.ft
B - 05	1378.80 sq.ft	B - 32	1296.00 sq.ft
B - 06	1429.20 sq.ft	B - 33	1296.00 sq.ft
B - 07	1479.70 sq.ft	B - 34	1296.00 sq.ft
B - 08	1530.12 sq.ft	B - 35	1296.00 sq.ft
B - 09	1580.55 sq.ft	B - 36	1443.60 sq.ft
B - 10	1631.00 sq.ft	A - 37	2066.80 sq.ft
B - 11	1681.40 sq.ft	A - 38	1620.00 sq.ft
B - 12	2069.70 sq.ft	A - 39	1620.00 sq.ft
B - 13	1443.60 sq.ft	A - 40	1620.00 sq.ft
B - 14	1296.00 sq.ft	A - 41	1620.00 sq.ft
B - 15	1296.00 sq.ft	A - 42	1620.00 sq.ft
B - 16	1296.00 sq.ft	A - 43	2083.60 sq.ft
B - 17	1296.00 sq.ft	A - 44	2480.00 sq.ft
B - 18	1296.00 sq.ft	A - 45	1905.50 sq.ft
B - 19	1296.00 sq.ft	A - 46	1923.10 sq.ft
B - 20	1296.00 sq.ft	A - 47	1940.40 sq.ft
B - 21	1296.00 sq.ft	A - 48	1957.80 sq.ft
B - 22	1296.00 sq.ft	A - 49	1975.20 sq.ft
B - 23	1296.00 sq.ft	A - 50	1984.80 sq.ft
B - 24	2211.05 sq.ft	B - 51	1893.50 sq.ft
B - 25	2270.90 sq.ft	B - 52	1837.10 sq.ft
B - 26	1296.00 sq.ft	B - 53	2884.40 sq.ft
B - 27	1296.00 sq.ft		





# SUMPTUOUSLY YOURS

Some spaces are meant to be sensuous enough to scintillate you. Thus let them be as lavish as nature.





# TYPE A

Plot No : 37 to 50

### GROUND FLOOR PLAN



### FIRST FLOOR PLAN



### SECOND FLOOR PLAN

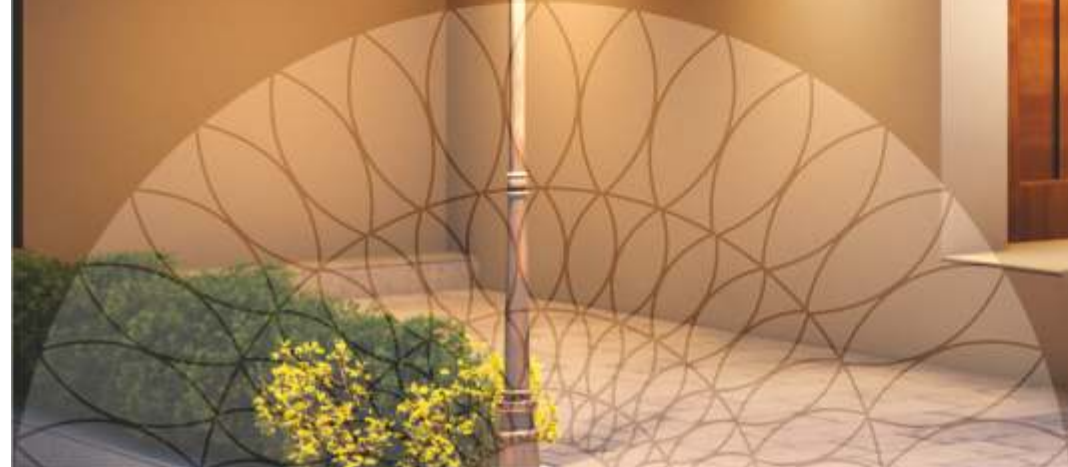






# TOUCH ELEGANCE EVERYWHERE

Some spaces are meant to enthrall you forever and let you enjoy their company. Thus let them be as captivating as some magic.





# TYPE B

Plot No : 1 to 6 & 13 to 36

GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN





# SEDUCTIVE CHARM

some spaces are ment to seduce your senses in  
the very moment. thus let them be as enchanting  
as a charming maiden.





# BE IN CONCORD WITH CREATIVITY

Some spaces are meant to enchant you with their sheer beauty. Thus let them be as enchanting as blossoming bud.



## AMENITIES & VALUE ADDITION



Gymnasium



Multi Purpose Hall



Swimming Pool



Theater



Senior Citizen Deck



Indoor Game



Gazebo With Sitting



Large Landscape Gardens





# ENJOY THE JOY OF VASTNESS

Some spaces are meant to make you  
feel spacious. Thus let them be as  
infinite as clear blue sky.





## SPECIFICATIONS



**RCC STRUCTURE**  
Earthquake resistant RCC / Loadbearing frame structure as per structural engineer's design.



**FLOORING**  
Double charged Vitrified Tiles in Lounge, Dining & kitchen. Vitrified Tiles in all Bedrooms. Anti-skid Vitrified tiles of reputed make in bathrooms and balconies.



**ELECTRIFICATION**  
Concealed copper wiring of approved quality. Branded premium quality modular switches with sufficient electrical point as per architect's plan.



**BATHROOMS & TOILETS**  
Designer bathrooms with Premium Glazed Tiles upto Door level. Premium branded Plumbing fixture and vessels.



**KITCHEN**  
Granite counter with Stainless Steel Sink and tiling upto the door/window level on walls.



**DOOR & WINDOWS**  
Doors : Elegant wooden entrance Door. Internal Flush doors.  
Windows : Colour anodized aluminium section



**PAINT & FINISH**  
Interiors : Smooth plaster with Wall Putty & Primer  
Exterior : Double coat plaster with Water proof and fungal resistant paint. (Asian Paint or equivalent)



**TERRACE**  
Open terrace finished with chemical water proofing and china mosaic flooring/tiles.



**Payment Mode :** Booking Amount Rs. 1 Lac | Down-Payment withing 1 month of Booking 25% | At Plinth Level 15% | At Ground Floor Slab Level 15% | At First Floor Slab Level 15% | At Plaster Level 15% | At Flooring Level 10% | 1 Month before taking Possession 05%

We Request: (1) Possession will be given after one month of settlement of accounts. (2) Extra work will be executed after receipt of full advance payment. (3) Stamp Duty, Registration Charge, GST or any new Central Govt., State Govt., VUDA Taxes, if applicable shall have to be borne by the client. (4) Continuous default payments leads to cancellation. (5) Architect / Developers shall have the rights to change or revise the scheme or any details herein and any change or revision will be binding to all. (6) In case of delay in Light, water & drained connection by authority, developers will not be responsible. (7) All dimensions are indicative and actual dimensions in each room might vary (8) Plot area shown in list is per site condition and may vary. (9) Common compound wall of individual unit will be as per architect's design (10) Refund (exclude tax) shall be given in case of cancellation of the booking within 7 days. The payment shall be refunded only after same premises is re-booked and payment for the same is received from the other customer. We shall deduct a minimum administrative charge of Rs. 50,000. (11) Any plans, specification or information in this brochure cannot form part of an offer, contract or agreement. (12) All members shall have to essentially be the part of the society formed by the association members and shall have to abide by the society bylaws. (13) After virtual completion of the work all the repair and the maintenance like drainage, watchman salary, electricity bill etc. shall be borne by society members. (14) Members of society are not allowed to change elevation of duple in any circumstances. This brochure shall not be treated as legal document, it is only for the purpose of information. (15) Prime Location Charges extra.