

A Project By :



NYALkaran
GROUP

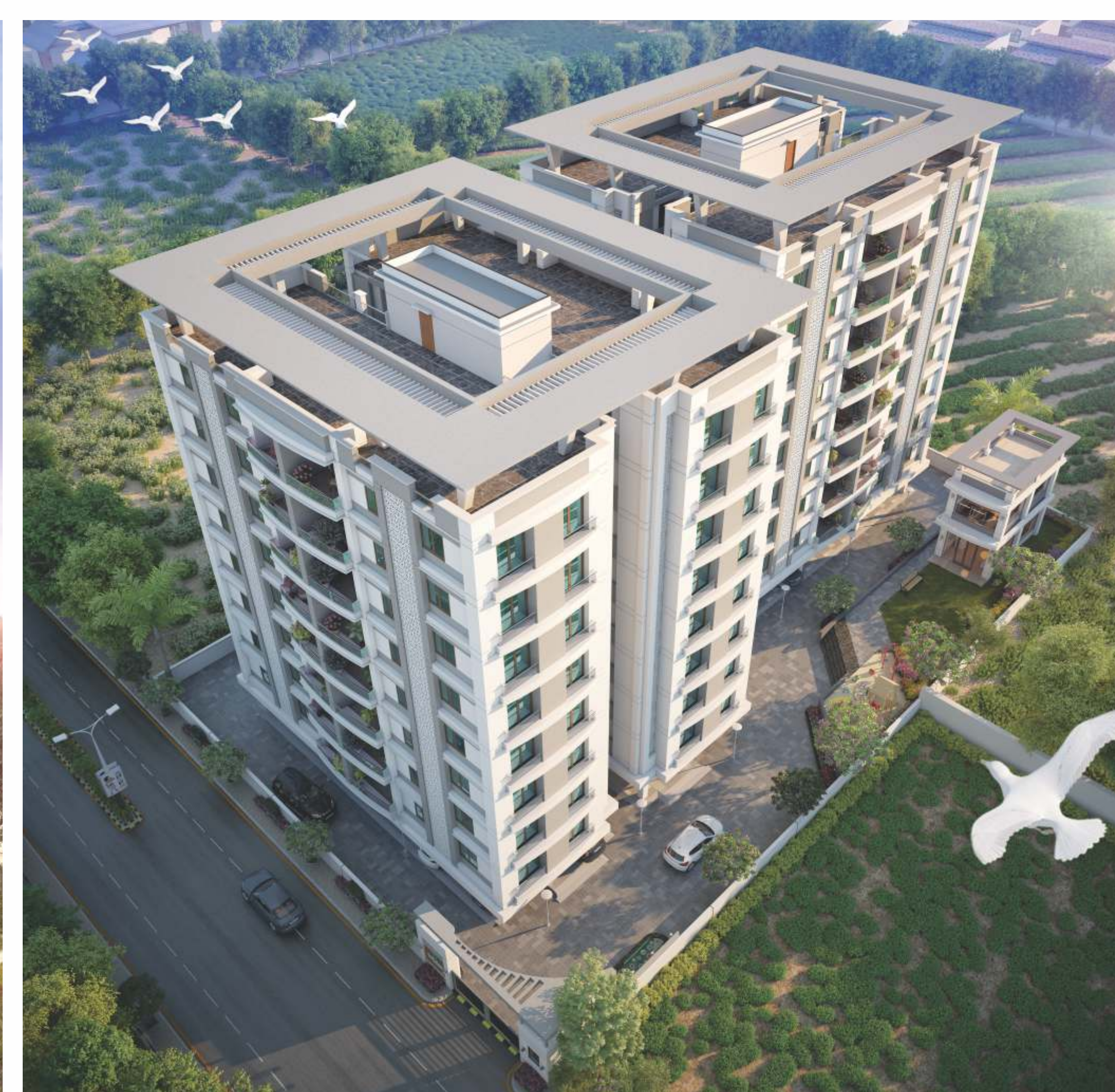
NED, +91 7878754017

ॐ जय श्री स्वाभिनारायण ॐ
जय श्री गणेशाय नमः



श्री
Siddheshwar
HIGHLIFE

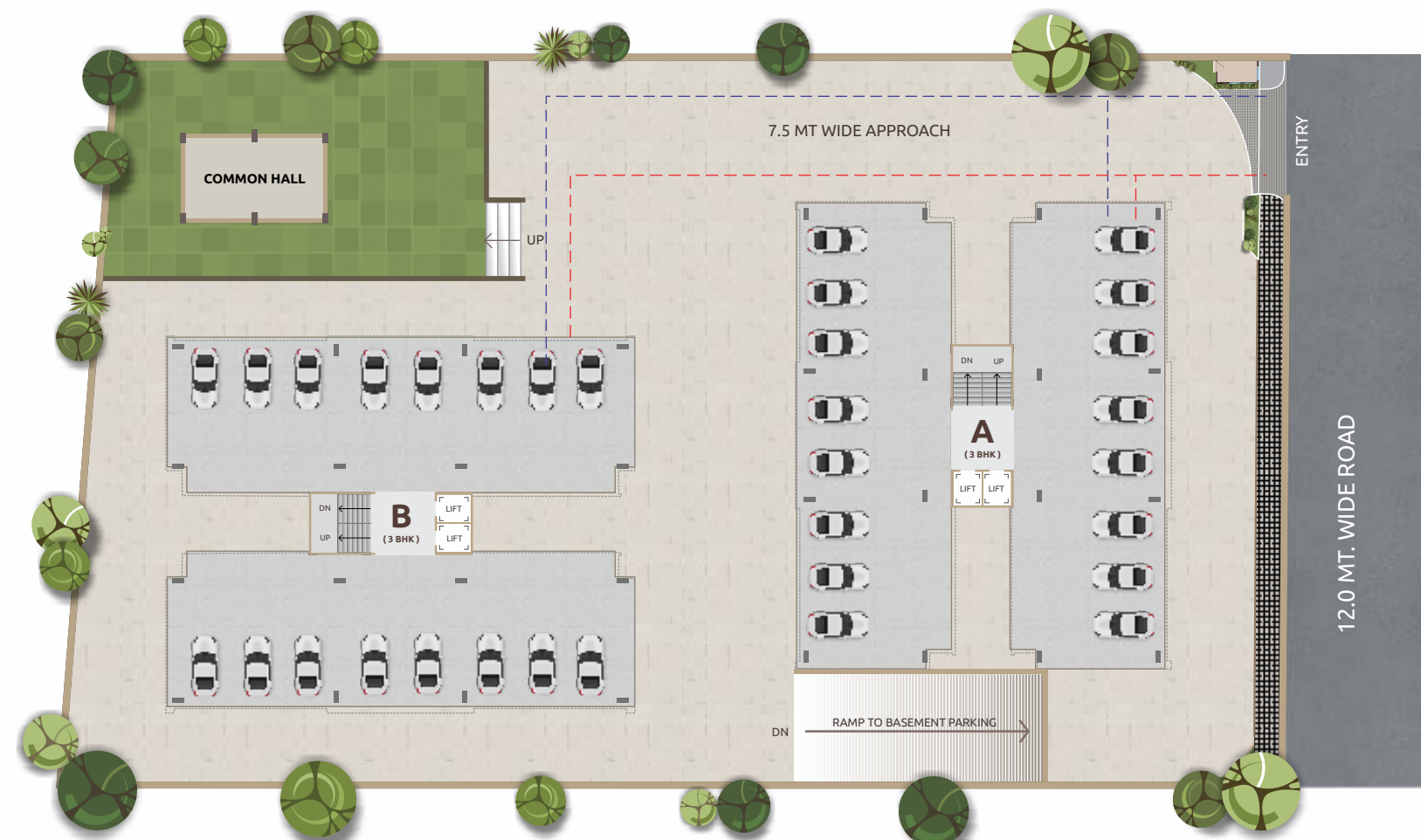
3 BHK PREMIUM FLATS



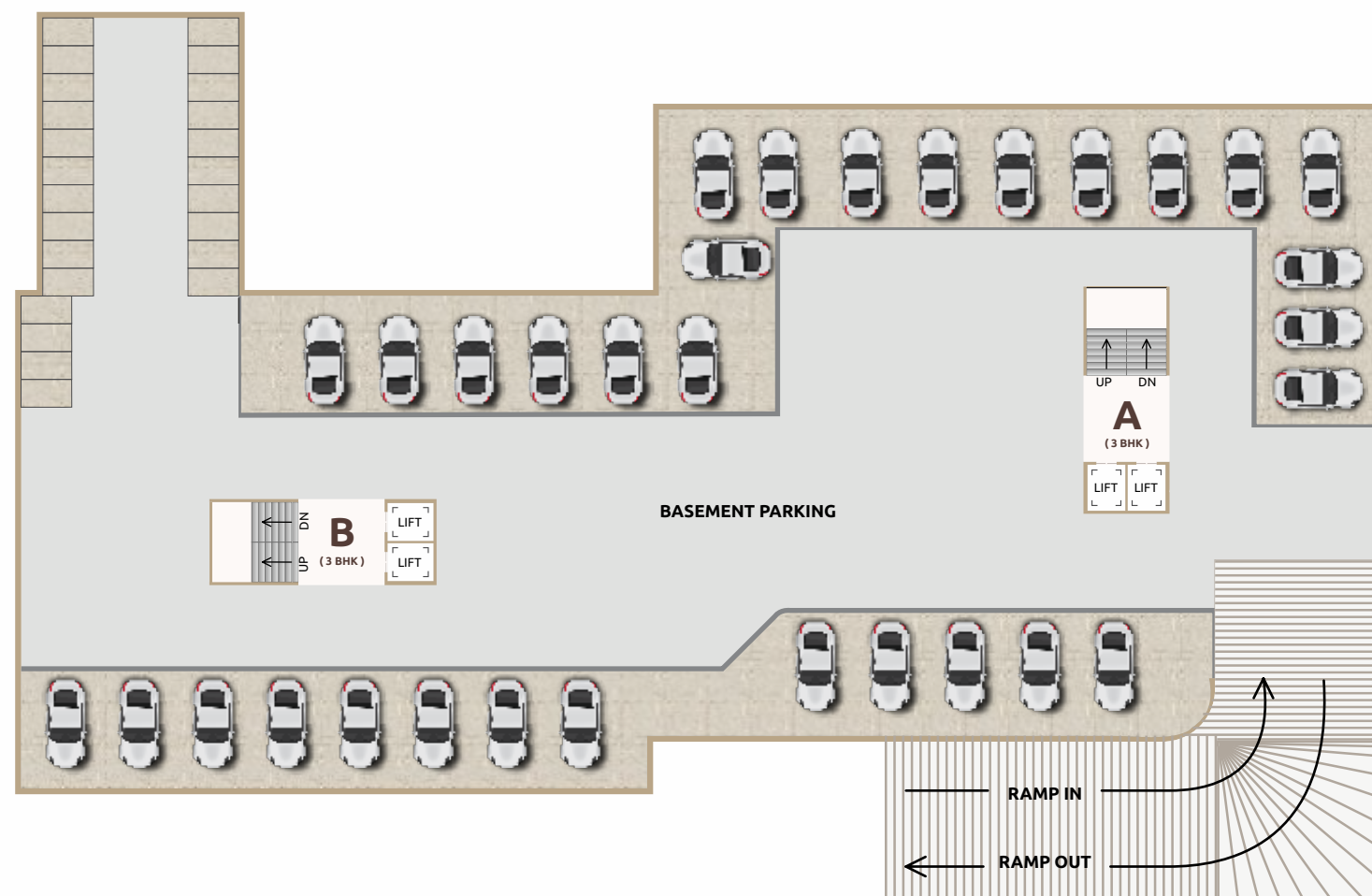
DESTINATION, WHERE IMAGINATION TAKES SHAPE

Shree Siddheshwar Highlife is conceived as a lavish project that shall offer a high-styled lifestyle homes to its residents in the city of Vadodara. As the name goes you will not only get high- class 3BHK premium flats but also a fascinating environment to live in. The project comes from one of the renowned developers of Vadodara, Nyal Karan Group. With exactness in every detail, transparency and timely completion in dealing as well as an acquisition of your dream homes at Shree Siddheshwar Highlife will be the best investiture you can ever make.

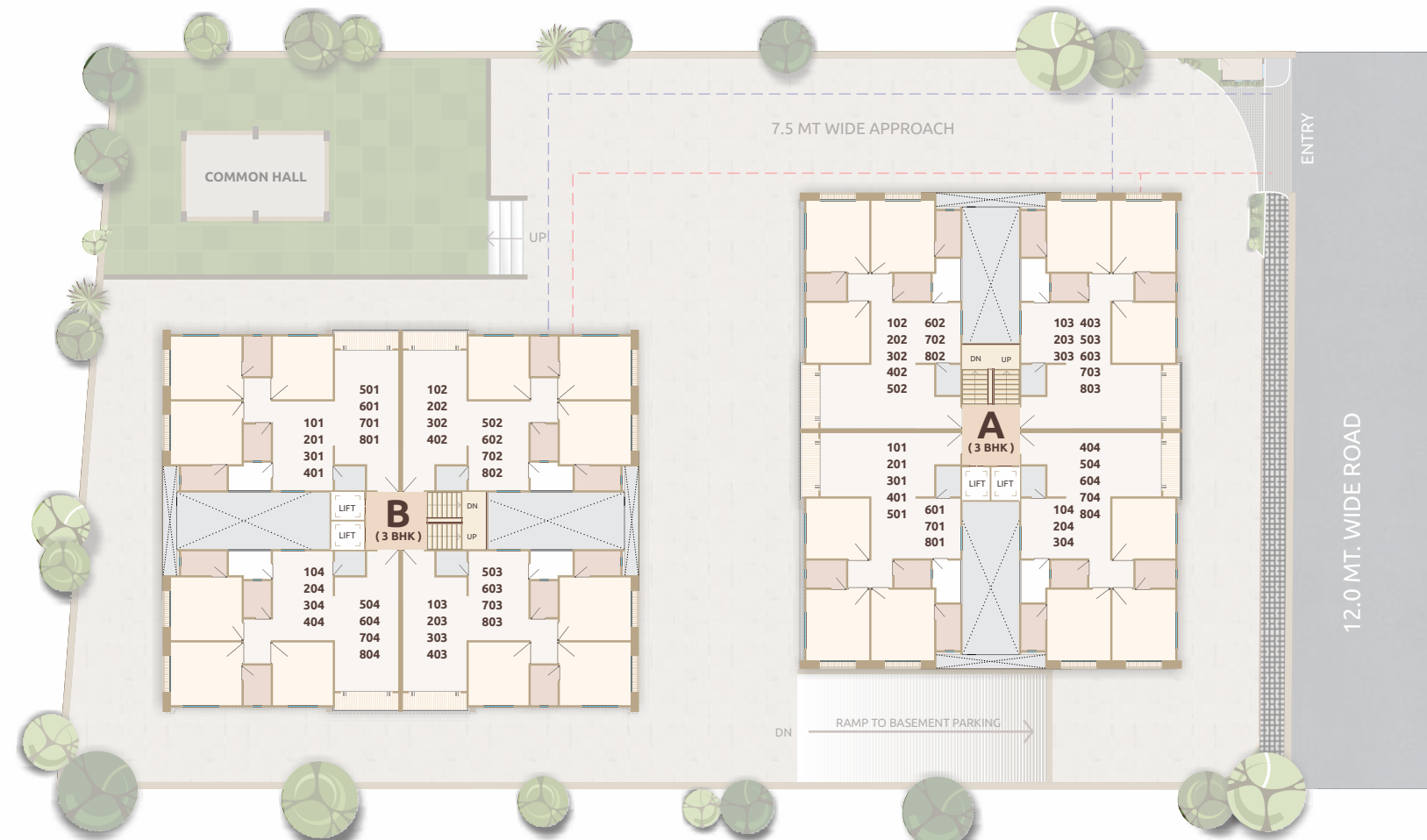
GROUND LAYOUT



BASEMENT

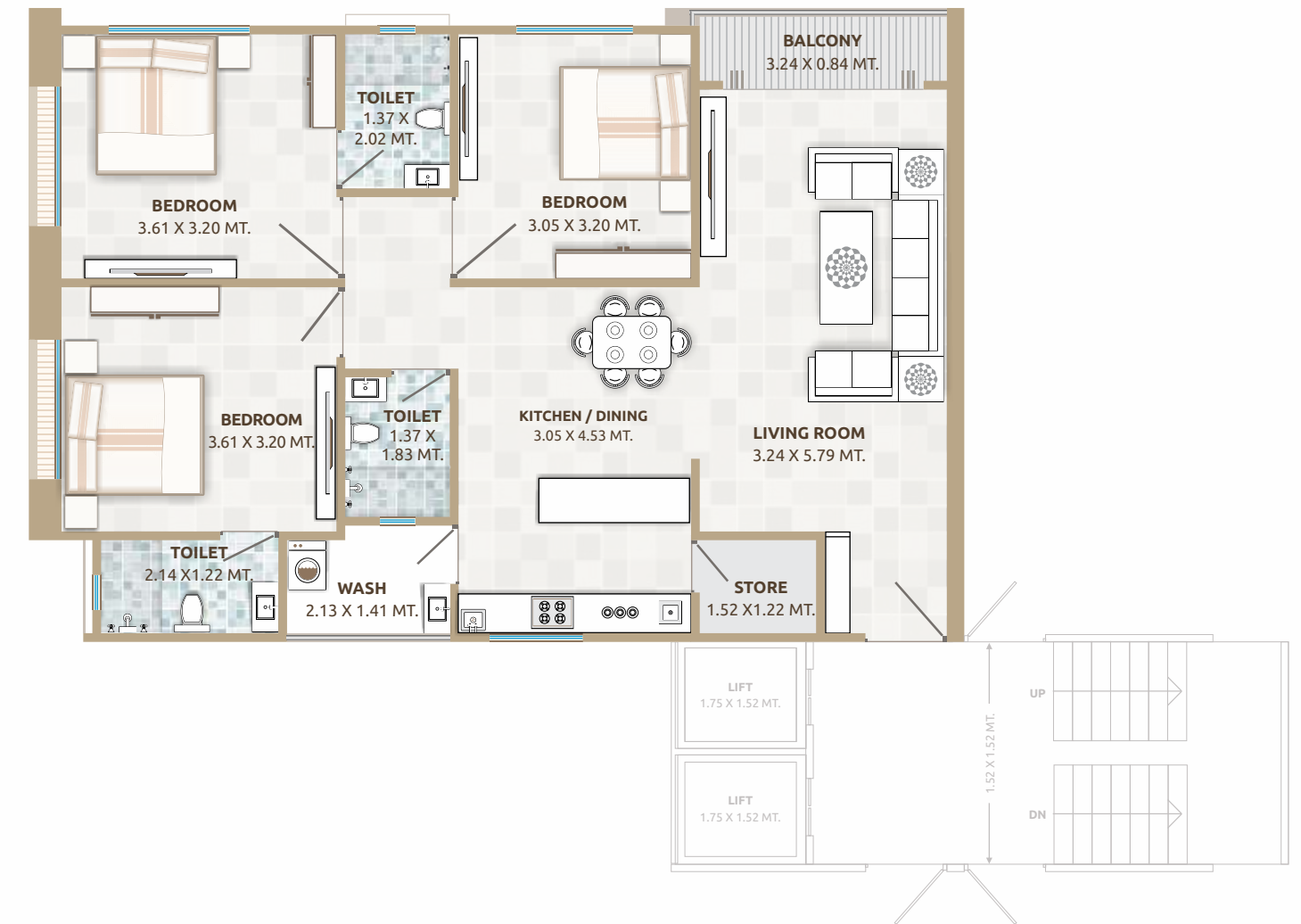


Typical Floor Plan





3 BHK
Tower : A - B



Specifications



Structure

- All RCC, Brick & Blocks masonry as per structure engineer's design



Flooring

- 32"x32" Vitrified flooring
- Paver blocks in parking area



Kitchen

- Granite top platform with S.S. sink
- Decorative Glazed tiles dedo up to slab level.



Doors / Windows

- Attractive main door in teak wood frame or equivalent
- Good quality flush door in all bedroom with laminates.
- Aluminum powder coating window



Colour

- Paint to exterior surface wall and Putty finish for internal wall surface



Electrification

- Concealed wiring of standard quality with modular switches.
- T.V. point in living room & all Master bedrooms.
- A.C. point in all bedrooms.
- General lighting in common areas.
- Light pole in common area



Toilet / Plumbing

- Standard quality sanitary ware & branded plumbing fittings.
- Glazed tiles dedo with modern concept.
- Ceramic tiles in flooring



AMENITIES



Club House



Indoor games



Stylish entrance gate.



Landscape garden



Children Play Area



Security with security cabin.



A/C Gymnasium



Jogging track



Allotted car parking.



Standard two elevator in each tower



KEY PLAN



A Project By :



Developers

Nyalkaran
Builders LLP.

Address

B/h. Shree Siddheshwar
Happy Home
Nr. Cygnus world school,
Harni Airport road. Vadodara.

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Architect

MEHUL PANCHAL ARCHITECT
ARCHITECTURE > INTERIORS > PLANNING > GRAPHICS

Structure

Zarna Associates

PAYMENT MODE :

- 20 % on Booking • 10% Plinth • 7% Ground slab • 7% First slab • 7% Second slab • 7% Third slab • 7% Fourth slab • 7% Fifth slab
- 7% Six slab • 7% Seven slab • 7% Eight slab • 4% Plaster • 3% Flooring

DISCLAIMER :

(1) Possession will be given after one month of settlements of all accounts. (2) Extra work will be executed after receipt of full advance payment. (3) documentation charges, stamp duty, GST, common maintenance charge, development charge will be extra. (4) Any new central or state government taxes, if applicable shall have to be borne by the client. (5) Continuous default payments leads to cancellation. (6) Administrative expense of 20,000/- & the amount of extra work (if any) will be deducted from refund amount. (7) refund in case of cancellation will be made within 30 days from the date of booking of new client only. (8) in case of delay of water supply, light connection, drainage work by VMSS / MGVCCL, developers will not be responsible. (9) Architect/ developers shall have the right to change of rise the scheme or any details herein and any change of revision will be binding to all. (10) Terrace right will be reserved for developers only. (11) Any plans, specifications or information in this brochure can not from part of an offer, contract or agreement.