

*the*  
**GOD'S**  
**GIFT**  
PREMIUM APARTMENTS

Developers:  
**The God's Gift Construction Company**

Site: 'The God's Gift', 81, Alkapuri Society, Opp. Baroda High School, Vadodara.  
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Architect: Talib Patel Associates



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Located in the serene surroundings of Alkapuri, amidst palatial bungalows lies 'The God's Gift'. The project of just 10 limited edition 4-BHK super premium Apartments & its unbeatable location make a winning combination. Truly a rare combination, justifying its name...indeed a god's gift!

An ode to good living, the elegant exterior elevation, coupled with an high quality interior finish and spacious planning creates a delightful living space.

Move over to your new abode, an investment that shall give you and your family a lifetime of happiness and opulent living!



An artist's impression of the landscaped terrace garden



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An elevating experience in a living that spawns unparalleled lifestyle advantages; the eminent labels that embrace the entire entity exude a refined sense of design finesse.

**SALIENT FEATURES**

- Landscaping all around the campus
- Dedicated Servant Quarter for each unit
- Elegant Ground Floor Lobby
- Automatic elevators with stainless steel finish from Schindler/ equivalent
- Landscaping of Terrace garden with covered seating
- Located at Vadodara's most exclusive Alkapuri Area
- Major shopping malls within a radius of 1.0 KM
- Approach roads on two sides
- Entire apartment Well ventilated
- Small community of only EIGHT ultra luxurious apartments



*An artist's impression of the entrance lobby & lift*

## **COMMON SPECIFICATIONS**

### **Lobby**

- Elegant ground floor reception lobby
- Floor lobby in vitrified tiles
- Lift cladding in Granamite/Designer tiles
- All lobby walls in plastic emulsion paint

### **Reflective pools & Fountains**

### **Water Supply**

- Central Softened water from bore and/or corporation supply

### **Drainage**

- Common STP and /or corporation drainage

### **Lightning Protection**

- Lightning Protection System provided

### **Driveway and Car Park**

- Reinforced Concrete with Hardener / Paver Blocks

### **Common rest room for driver**

### **Other Items**

- Video Door Phone connected to Lobby
- Closed Circuit Television (CCTV) System with Surveillance Cameras at Strategic Locations in Common Areas
- Central Garbage Collection area
- Gated community with round the clock security



**First Floor Plan**

## Specifications

### 1. Flooring

- Living- Dining: Italian Marble
- Master Bedroom: Wooden Flooring
- All other Rooms: High grade Vitrified Tiles Flooring
- Kitchen : Vitrified tiles
- All Bathrooms, Balcony, Wet Kitchen: Ceramic Tiles.

### 2. Windows & Doors

- Main door : 8 Feet High opening with decorative veneer polish on both sides.
- Internal doors : 8 Feet high with laminates on both sides.
- Powder coated heavy section Aluminum windows
- Standard quality ironmongery & fittings for all doors
- Clear reflective Glass glazing in all Windows

### 3. Sanitary Fittings

- Premium Designer Bathrooms with Good quality bath fittings of reputed make like Kohler/Roca/Grohe

### 4. Kitchen

- Provision for Modular Kitchen Fitting
- Provision of RO System for each unit.

### 5. Electrical Installation

- Concealed Electrical Wiring in Conduits
- Premium Modular Switches
- Provision for Air-conditioning in all rooms

### 6. Painting

- External walls with Apex or textured finish
- Putty on internal walls and Primer

### 7. Parking

- Car parking for two luxurious cars for each apartment included.
- Additional car parking available on payment basis.

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Typical Floor Plan  
(2<sup>nd</sup> to 5<sup>th</sup> Floor)





Terrace Plan



Ground/Parking Plan



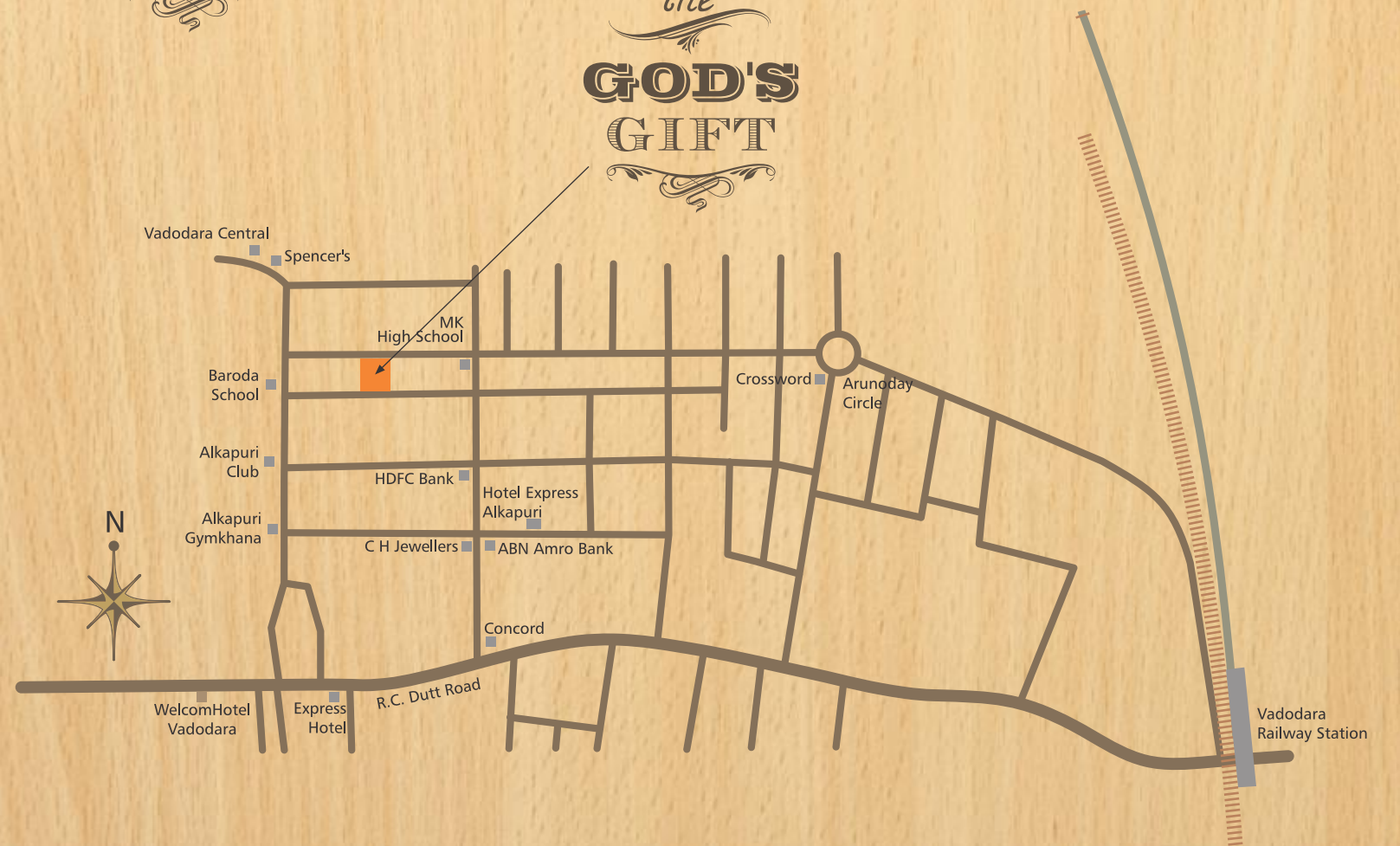
**AMENITIES AT EXTRA COSTS**

- Full Modular Kitchen fitting as per sample on site
- Invertor Wiring for each Apartment
- Air-conditioners
- Pipeline Gas available ( Subject to approval of statutory authority)



## Keyplan

# the GOD'S GIFT



Notes: • Life time Maintenance Deposit, Municipal Tax, Service Tax, GEB charges, stamp duty extra as per prevailing rates. • The developers reserve the right to make any addition, alterations & amendments as may be necessitated from time to time in layout, building plan & specification. • Possession shall be given after one month of the settlement of all accounts. • Extra work shall be carried out after making full payment in advance. • Permission for doing up the interiors shall be given only after the entire work of the developers is completed. • On cancellation, Service Charge shall be deducted. • All members shall have to essentially be the part of the society formed by the association of members & shall abide by the society by-laws. • This brochure shall not be treated as a legal document; it is only for the purpose of information. • Legal disputes are subject to Vadodra jurisdiction only.