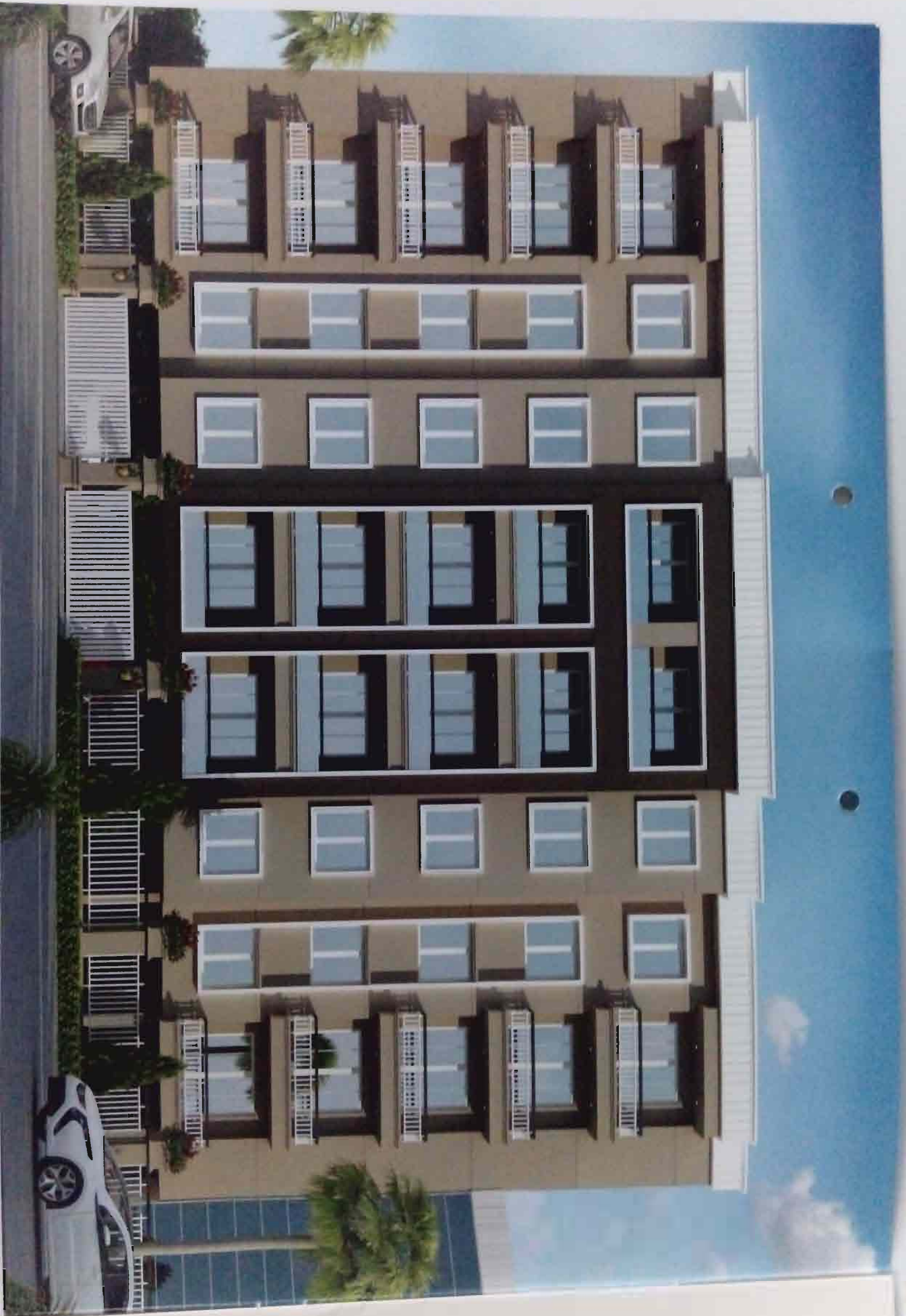
**Aadina**
HEIGHTS
30MK LUXURIOUS FLATS



A Great

Austin Heights
bring walking distance
easy access to
prominent school
drive from Mary

It brings an elite
Woodson Park
residents, the
family to enjoy it

Value

- Life of art
- Ample Pk
- Attraction with 24
- Under G
- Another
- Attract
- Gym R

A Great Location, A Perfect Home!

Ashtech Heights brings all the good things to being. Be it a great location, being walking distance to **Jain Derasar** and **Ayurvedic Hospital**, it offers easy accessibility to most urban utilities like Shopping Complexes, government schools, temples, hospital, apart from being just a few minutes drive from Mahatma.

It brings an elegant lifestyle well within the reach of the home buyers of Vadodra. Planned such that it offers an perfect living space to its residents, the spacious 3 BHK Luxury Apartments allow you and your family to enjoy life to the fullest.

Value Added Amenities:

- Lift of approved Quality (4 person)
- Ample Parking Space with decorative paving
- Attractive Entrance Gate with Boundary Wall with 24 Hours Security.
- Under Ground & Overhead Water Tanks with sensor for 24 hours water supply
- Anti-termite treatment to the building
- Attractive name plate & letterbox
- Gym Room

Specifications:

Structure: Earthquake resistant, RCC frame structure as per structure design

Paint & Finish: Internal smooth finish plaster with Putty & External Double Coat Plaster with weather resistant Paint.

Flooring: Vitrified tiles flooring in all rooms

Doors: Attractive Entrance Main Door with standard safety lock Internal Flush Doors - both side laminated with wooden/glass frames

Windows: Aluminum Section Anodized sliding window with safety grill with stone frame



Kitchen: Granite platform with SS Sink & premium branded wash slab, double upto beam level

Bathroom: Designer tiles upto beam level with standard quality Sanitaryware & C/P Fixings

Electrification: Concealed copper ISI wiring and branded premium quality modular switches with sufficient points & A.C. Point in all Bedrooms.

Terrace: Open Terrace finished with Ceramic Tiles/Orna Mosaic finish with water proofing treatment.

GROUND FLOOR PLAN



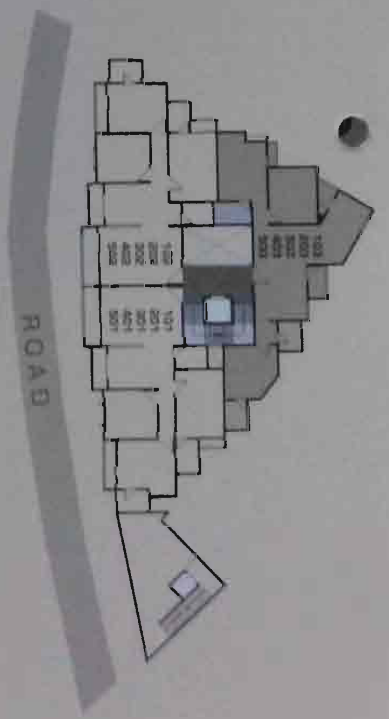
TYPICAL
FLOOR PLAN



SINDYAMATA ROAD

TO WARDS INDRA COMPLEX

TYPICAL FLOOR PLAN



Developers:
Sumbhath Developers
 PLOT: +91 98246 23773 | 98238 02334 | 98230 81717

Site: **AADINATH HEIGHTS**
 Nr. Ayazuddin Hospital, Sankarnagar Road, Vellore

Architect: Sri Pal, Ashwin Datta
 Structural Consultant: S/VN Dorendra



Phase: 1st • Actual possession of the plot shall be handed over to the borrower within 45 days of the passing of all the necessary and due. See Deal Documentation Charges, Stamp Duty Charges, Common Maintenance Charges, Service Tax Charges etc. and be borne by the buyers. • Payment schedule must be followed strictly; any delay in payment shall incur financial penalty at the rate of 18% p.a. on outstanding amount. Total investment, construction, outfit or payment shall lead to total completion of the Unit. • Any increase in Govt. Land/Rate, Sales Taxes/Duties etc. & any new Taxes/Laws applicable by the government. • Total Amount of the Entry Taxes must be deposited in full in advance, clear any work, what be required. • See Deal Document to be done after submission of all accounts. • Maintenance Deposit per unit must be deposited before 45 days of possession of the unit. • In case of completion of any Unit, Government Taxes shall be deducted through Authorised Charges from the balance amount. • The balance paid by you shall also be the balance of the Unit. • Payments shall be made at each stage on basis of your stage. • Actual Possession may vary as per the site conditions. • Developers Assesses reserves at the right to change/withdraw ground related investment, design, drawings, and price per unit and end the building to the Buyer's unconditional. • Buyer's are not allowed to do any structural change in any manner of the development. • This brochure is not a legal document, this is only for presentation of the project. • Subject to Vellore Jurisdiction.

Payment Terms

- 20% Booking
- 15% Purity Level
- 10% First Floor Sale
- 10% Second Floor Sale
- 10% Third Floor Sale
- 10% Fourth Floor Sale
- 10% Fifth Floor Sale
- 05% Prepaid
- 05% Delivery