



SKARA DIVYAM

4 BHK ULTRA ELEGANT LIVING



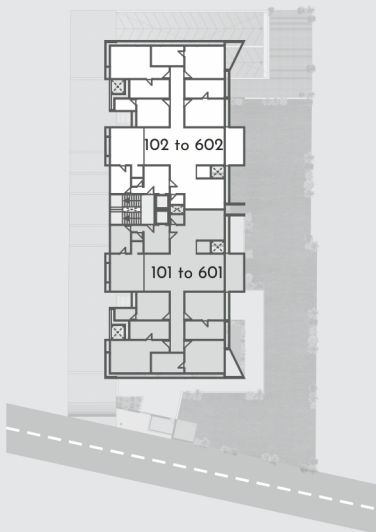
SKARA DIVYAM



GROUND FLOOR

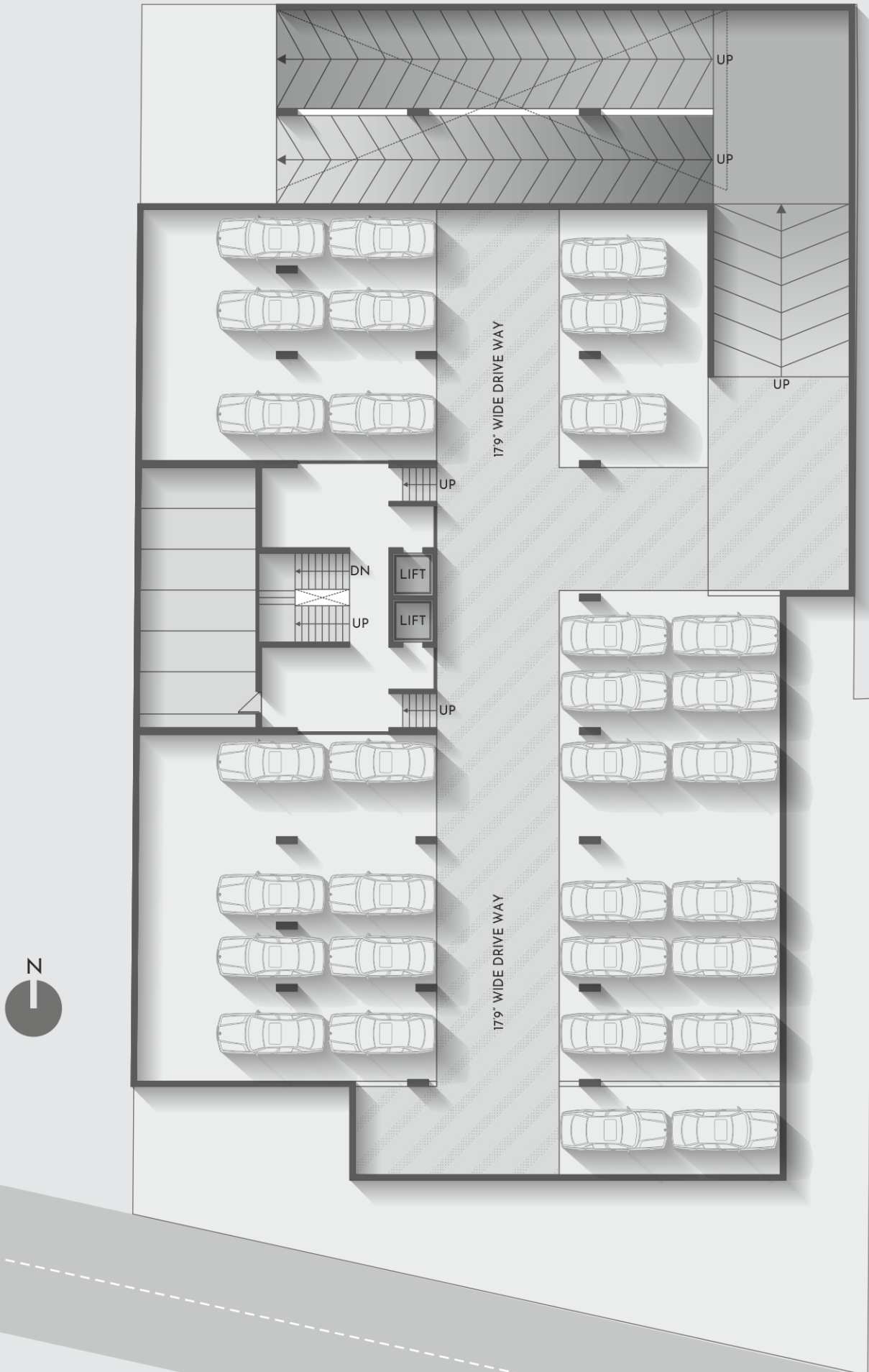


TYPE 101, 102 (4 BHK)



01	WAITING	10'11" X 12'0"
02	DRAWING	17'0" X 13'0"
03	LIVING	17'3" X 16'0"
04	PUJA	6'0" X 5'3"
05	DINING	17'3" X 16'0"
06	KITCHEN	14'6" X 16'0"
06A	STORE	5'0" X 5'0"
07	BALCONY	8'0" X 16'0"
08	WASH	8'8½" X 12'0"
09	BED ROOM	17'0" X 14'0"
09A	BATH + WALK-IN	14'0" X 8'6"
10	BED ROOM	17'3" X 14'0"
10A	BATH + WALK-IN	17'0" X 8'0"
11	BED ROOM	17'0" X 12'0"
11A	BATH + WALK-IN	17'0" X 8'0"
12	BED ROOM	14'0" X 12'0"
12A	TOILET	9'0" X 5'0"
13	POWDER	5'11" X 4'3"

BASEMENT PLAN





AMENITIES

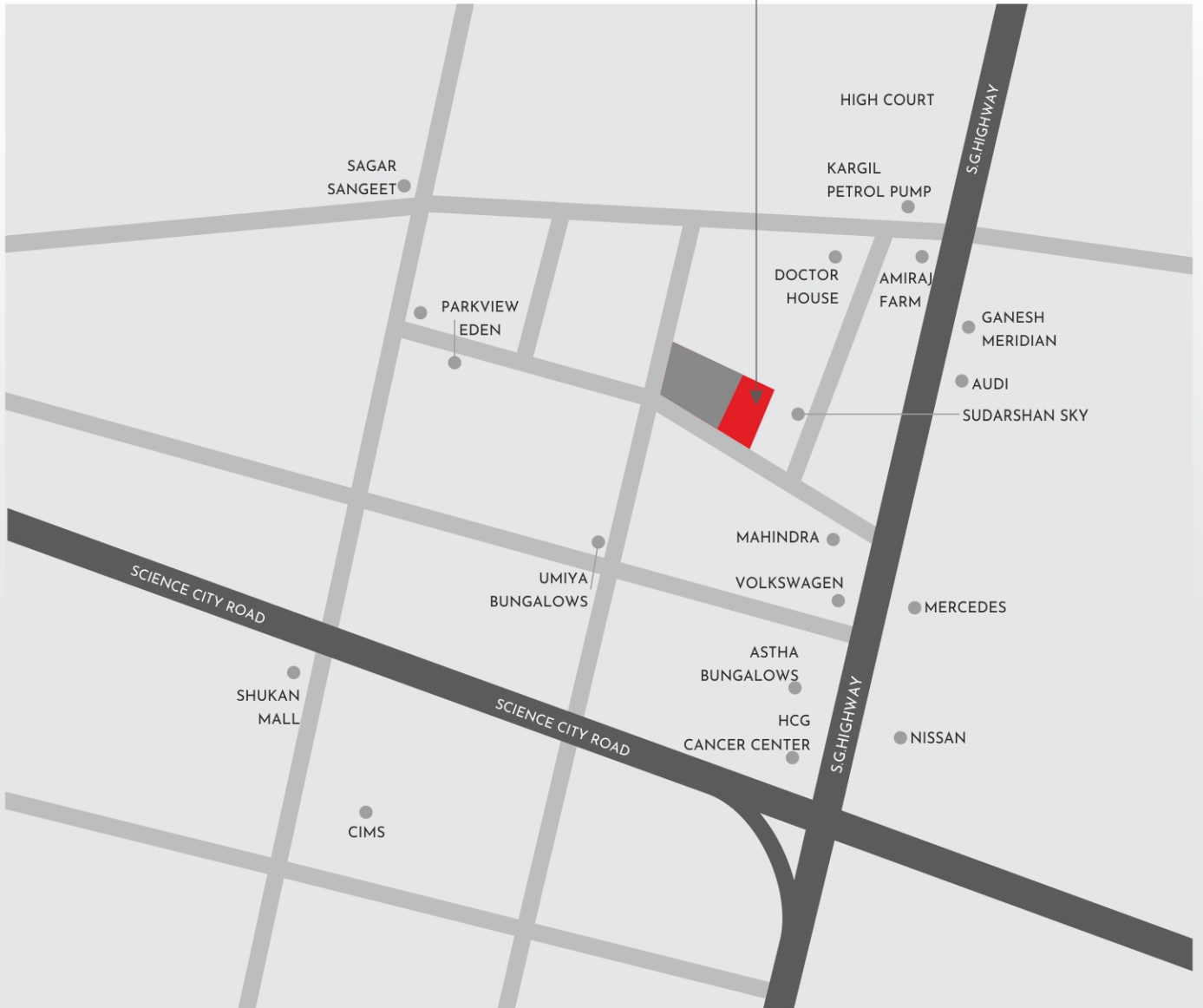
- Pick up & drop point
- Landscape garden
- Kids play area
- CCTV camera & security
- 24HR electric back up for common area & lift
- Video door call & intercom
- 24HR water supply
- Senior citizen sit-out
- Water body
- security cabin



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4 BHK ULTRA ELEGANT LIVING

Behind Mahindra Showrooms,
Nr. Sola Flyover Bridge,
S.G.Highway, Ahmedabad



SKARA
DEVELOPER PROJECTS LLP

VENTURE BY Dharti Buildcon Group

CONTACT: +91 9825021458

ARCHITECT: 9TH STREET ARCHITECT

STRUCTURE:



AMENITIES

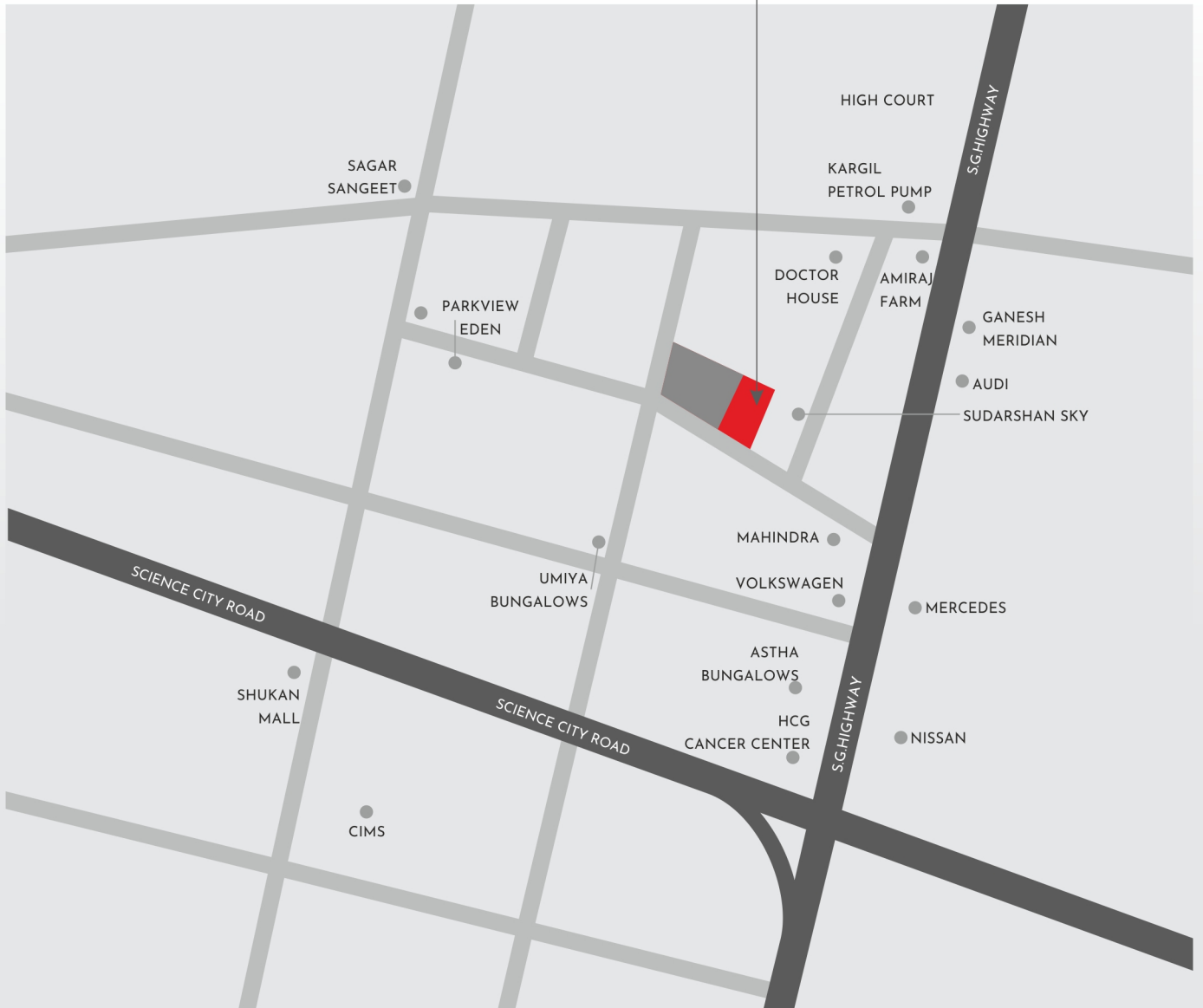
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STRUCTURE:

SPECIFICATION

STRUCTURE

- Quality Controlled, Earthquake resistant, RCC framework structure
- Basement parking facility
- Professionally water-proofed terrace

PLASTER WORK

- Polymer textured external walls with premium acrylic paint
- Smooth finished plastered internal wall with white cement-based putty

FLOORING & TILING

- Drawing, Dining, Kitchen, living & Passage in Italian Marble or equivalent
- All bed in full body verified tiles
- Master bed in wooden flooring
- Premium quality large format dado tiles in all toilets with different designs

DOOR & WINDOWS

- Decorative polished veneer main entrance door with hi-quality locking system
- Wooden frame with polish premium quality flush door with polish & Premium SS/ BRASS hardware & handles
- Premium segment aluminum windows
- Granite jambs for all windows

ELECTRICAL

- 3 - Phase Concealed electrical copper cabling (ISI, Fire retardant) with ample electrical points & MCB+ELCB protection
- Premium quality Modular switches
- Provision for DTH-TV connectivity
- Provision for hi-speed internet connectivity

PLUMBING & SANITATION

- Pressurized Water- Supply for all toilet with energy efficient supply system
- Premium quality sanitary ware & fitting in all toilets
- Hi-quality concealed CPVC plumbing lines
- Hot-Cold Diverter for shower in all toilets
- Central Gas Geyser provision

KITCHEN

- Premium quality Granite
- Premium SS Sink
- Storeroom with pre-designed polished kota stone

COMMON AREAS

- High speed automatic two elevator for each tower
- Stone finished Staircase

Notes:

- Stamp Duty, Registration charges, legal documentation charges, advance maintenance, fix maintenance charges, AMC/AUDA charges and TORRENT Electrical charges including cable and sub-station cost shall be borne by the purchaser.
- GST or any additional charges, taxes, cess or duties levied by the government/local authorities prior, during or after the completion of the scheme will be borne by the purchaser.
- In the interest of the continual developments is design and quality or construction, the developer reserve all rights to make suitable changes in the scheme and all the purchasers shall abide by such changes.
- Membership of members will be cancelled automatically who will be unable to make payment in time and deposited amount will be refunded only after new booking with 24% deduction of unit cost as an administration charges.
- Changes/Alteration of any nature, including the elevations, exterior colour scheme of the apartments or any other change affecting the overall design concept and outlook of the scheme are strictly not permitted during or after the completion of the scheme.
- The brochure is intended only to convey the essential design and technical features of the scheme and shall not be construed to form part of the legal document. Agreement for sale shall be final and binding to the purchaser.
- All elements, objects, treatments, materials, equipments and colour scheme shown are artist's impressions. Actual may be different as per architect's designs.
- All dimensions shown here are unfinished to unfinished wall and of the longest measure of the area.