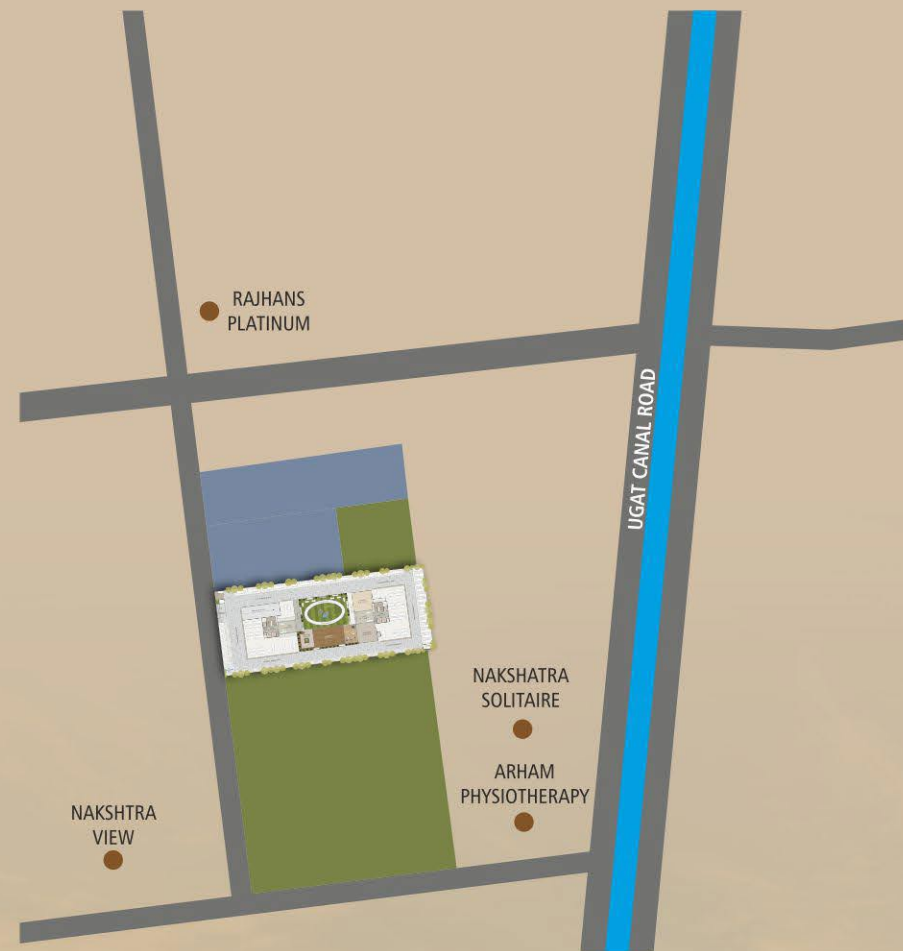


LOCATION MAP



A PROJECT BY


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BILVAM
REGENCY

3BHK ULTRA LUXURIOUS FLAT

NOTE

- All rights for alteration / modification and development in design or specifications by architects and / or developer shall be binding to all the members.
- BUC (Building Use Certificate) as per SMC rules, clear titles for loan purpose.
- This brochure is for private circulation only. By no means, it will form part of any legal contract.

WE REQUEST

- Stamp duty, registration charges, legal charges, GEB / SMC charges, society maintenance charges (from the date of BUC) etc. shall be borne by the purchaser.
- Vat, service tax, TDS, GST & other taxes levied in future, will be borne by the purchaser.
- Any additional charges or duties levied by the government / local authorities during or after the completion of the scheme like SMC tax will be borne by the purchaser.
- In the interest of continual developments in design & quality of construction, the developer reserves all rights to make any changes in the scheme including technical specifications, designs, planning, layout & all purchasers shall abide by such changes.
- Changes/alteration of any nature including elevation, exterior color scheme, balcony grill or any other changes affecting the overall design concept & outlook of the scheme are strictly not permitted during or after the completion of the scheme.
- Any RCC member (beam, column & slab) must not be damaged during your interior work.
- Low-voltage cables such as telephone, TV and internet cables shall be strictly laid as per consultant's service drawings with prior consent of developer / builder office.
- No wire / cables / conduits shall be laid or installed such that they form hanging formation on the building exterior faces.
- Common passages / landscaped areas are not allowed to be used for personal purpose.
- This brochure is intended only for easy display & information of the scheme and does not form part of the legal documents.
- All GEB expenses (quotation, contractor, internal cables, common accessories, transformers, other changes, etc and advance society maintenance for 5 years should be paid by customers.

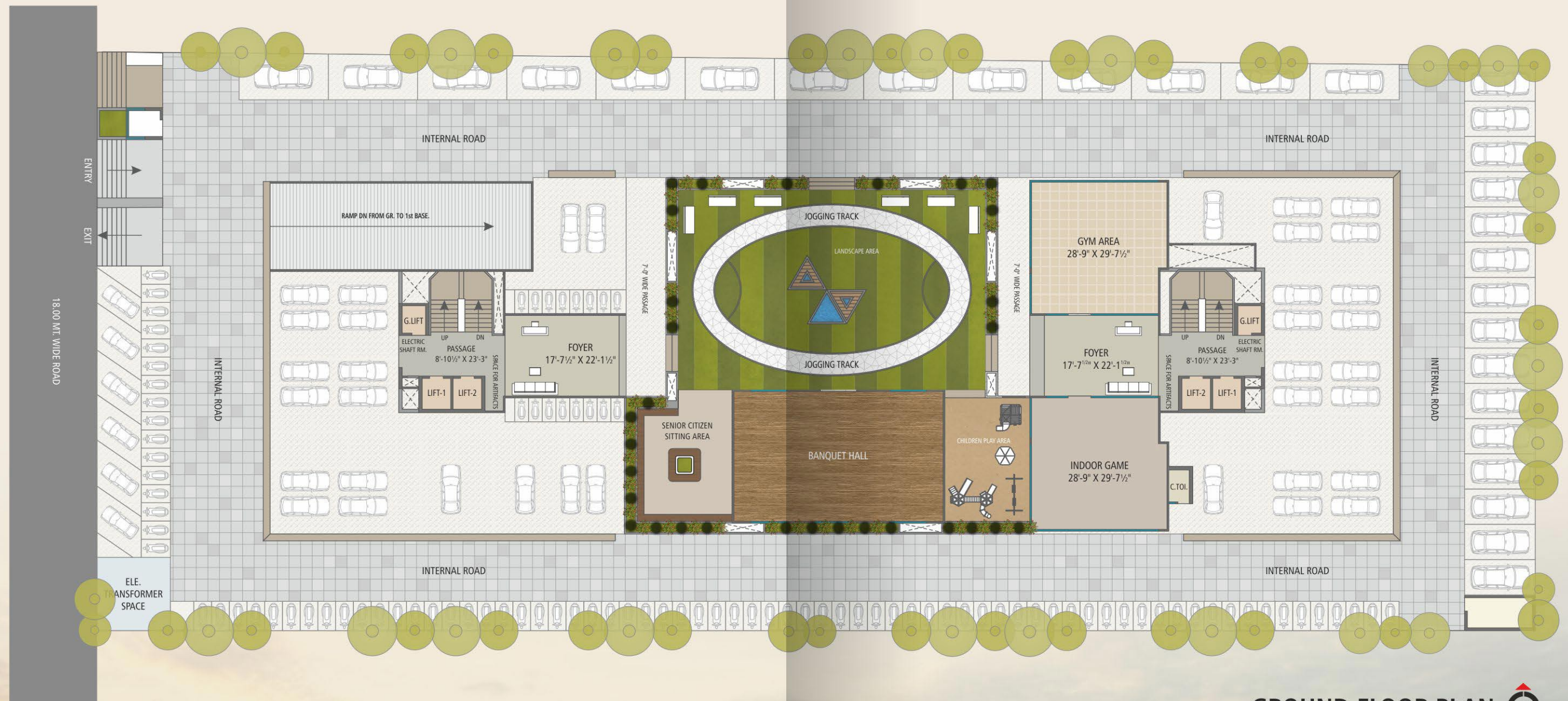
LEGAL DISCLAIMER


* All furniture / objects shown in the plan are for presentation & understanding purpose only. By no means it will form a part of final deliverable product.



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GROUND FLOOR PLAN 



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TYPICAL FLOOR PLAN 



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TYPICAL FLOOR PLAN



SPECIFICATION

FLOORING	Standard Vitrified Flooring
KITCHEN & STORE	Granite Cooking Platform Porcelain Tiles Dado up to Lintel level SS sink Kota shelf in Store Gujarat Gas Connection in Kitchen And Wash
TOILET & PLUMBING	Concealed ISI BRANDED C-PVC AND U-PVC for water supply PVC for drainage Provision for central hot water supply from Gas gyser located in each flat Anti-Skid Granamite flooring & Full height Porcelain Tiles Dedo Single lever concealed diverter with Shower European water closet in all bathroom
ELECTRIFICATION	Concealed Wiring of ISI branded company with adequate points in all rooms TV points in all bedrooms Air Condition points in all bed rooms Electric point for Washing Machine in wash Area
DOORS & WINDOWS	Designed veneer fitted Main Door with Wooden Frame Internal Flush Door All toilet door and Window frames of Granite Stainless Steel Standard Hardware Fittings Anodised Coated Sliding Aluminium Section
WALL FINISH	External Wall: Two coat Plaster Acrylic Texture Finish Standard Exterior Color Internal Wall: Putty finished Walls
LIFT	2 Auto Door Passenger Lift & 1 Servant Lift
TERRACE	Double Coat Water Proofing With China-Mosaic Flooring
BUILDING FOYER	Designed Furnished Building Entry Foyer Reception Table, Name Plate, Notice Board
COMMON USAGE FACILITIES	Generator Power Back Up Standard Fire Fighting System Security Room
PARKING	Ground and Two level Basement Parking For Sufficient Cars & Motor Bikes