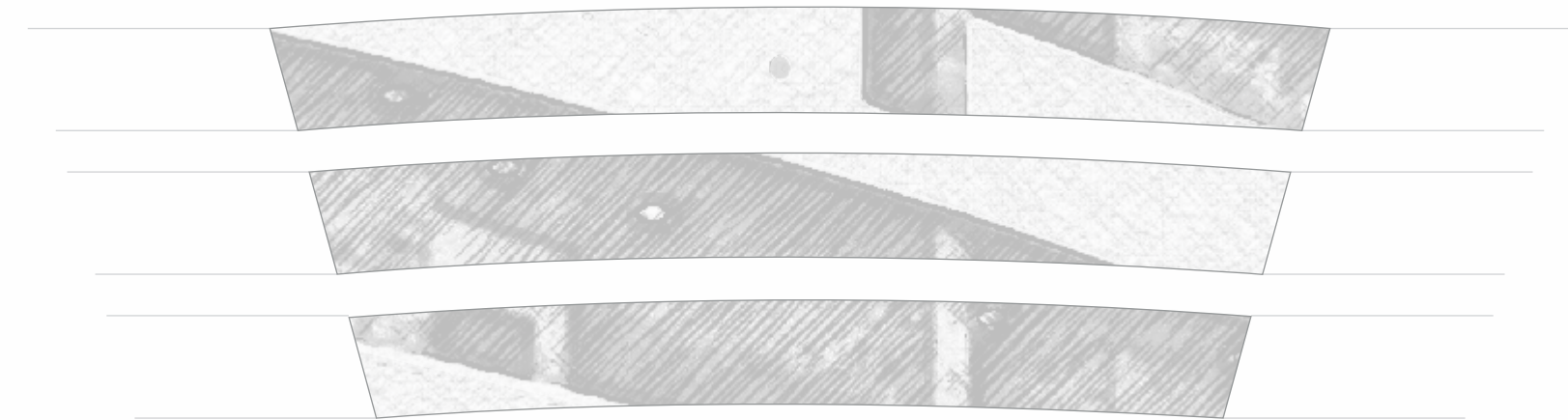




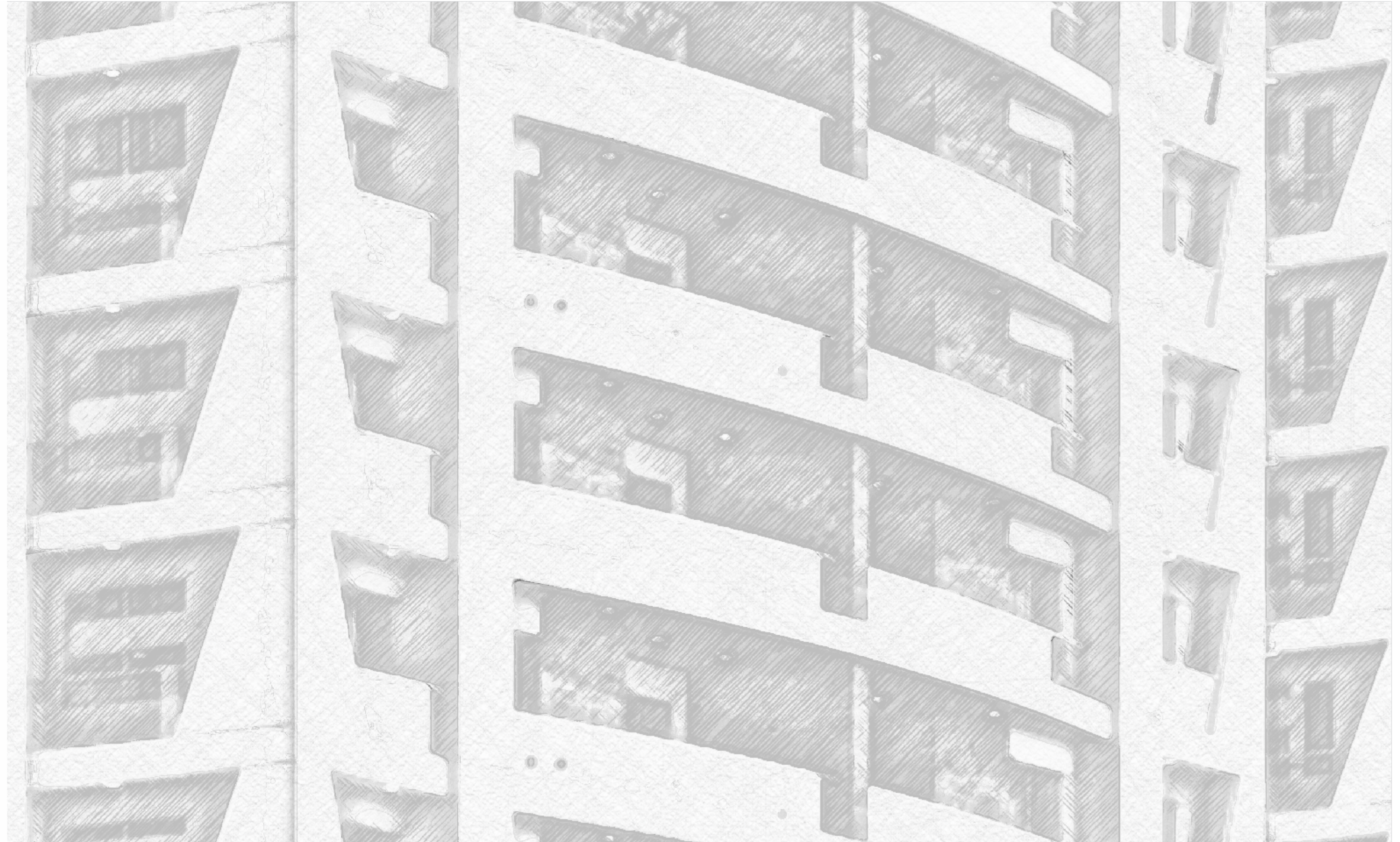
॥ જય શ્રી રામામિનારાયણ ॥
જય શ્રી ગણેશાય નમઃ



SHOWROOM - 3BHK - 4B2HK & 5B3HK LAVISH APARTMENTS



DESIGNED, ENGINEERED & BUILT





The foundation of Nyalkaran Group Firm was established in the year 2010 and started venture in the field of construction. Nyalkaran Group has proved to be very famous for its residential and commercial projects in Vadodara and Ahmedabad. Nyalkaran Group is a reputed group in Vadodara and is famous among the top developers. So far more than 4000 families have won the trust and successfully given possession.

OUR GOAL

Prime location, master planning, stunning elevation, best quality, affordable rates, possession on time, customer satisfaction, these key factors have played an important role in building our brand. We deliver services that provide integrity, professionalism & peace in the mind of our customers.



Siddheshwar Havelock – A Project with Remarkable Experience & Finesse in furnishing the finest efforts, in the field of construction laid under Vadodara's renowned the **Nyalkaran Group**

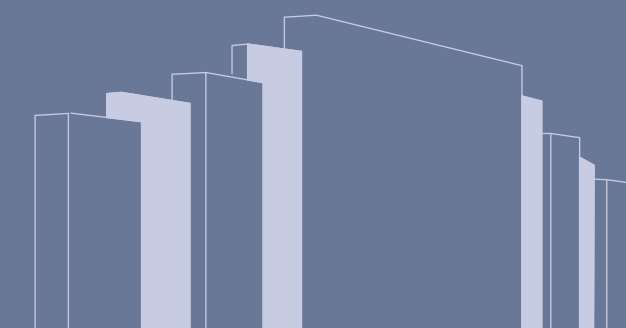
The Most Suitable Site For Your Business & Propitious Lifestyle	Perfectly Aerated & Capacious Planning	Astonishing Elevation
Two Covered Allotted Car Parking Per Unit	Luxurious A-class 34 Amenities & Leisure Arrangements Revitalizing Life	World Class Quality Material & Works

From The Heart of Architect

HM Associates has presented retrospectives of their work for over 34 year in the field of architecture. Handpicked team of professionals has proven to be the best over the years whilst they provide a one site solutions to the homeowners & Business hub. Shree Siddheshwar Havelock aspires to go beyond the expectations of the our client and to interpret what is left unsaid.



LIFE



FAITH IN FATE

Offering comfort & security for the fantastic life you have dreamt. Working together undoubtedly to give life a purpose. Believing in charted path and working harder to build your faith in Shree Siddheshwar Havelock.

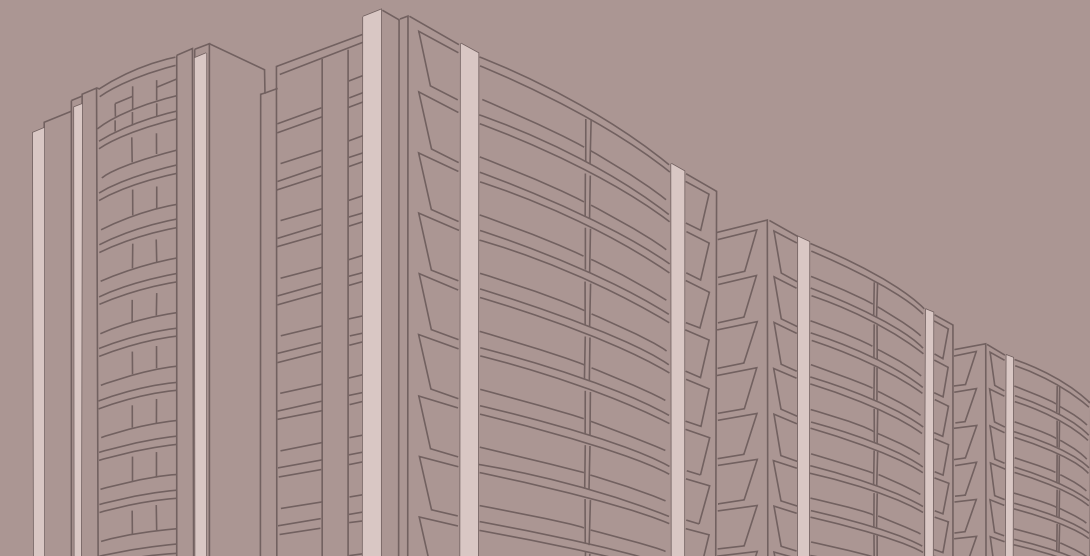




UNIQUE

APPEALING ALLIANCE

Shree Siddheshwar Havelock Architects not only provide great design precision but also side – by – design develops a sense of comfort that is needed in life.





SIGNATURE

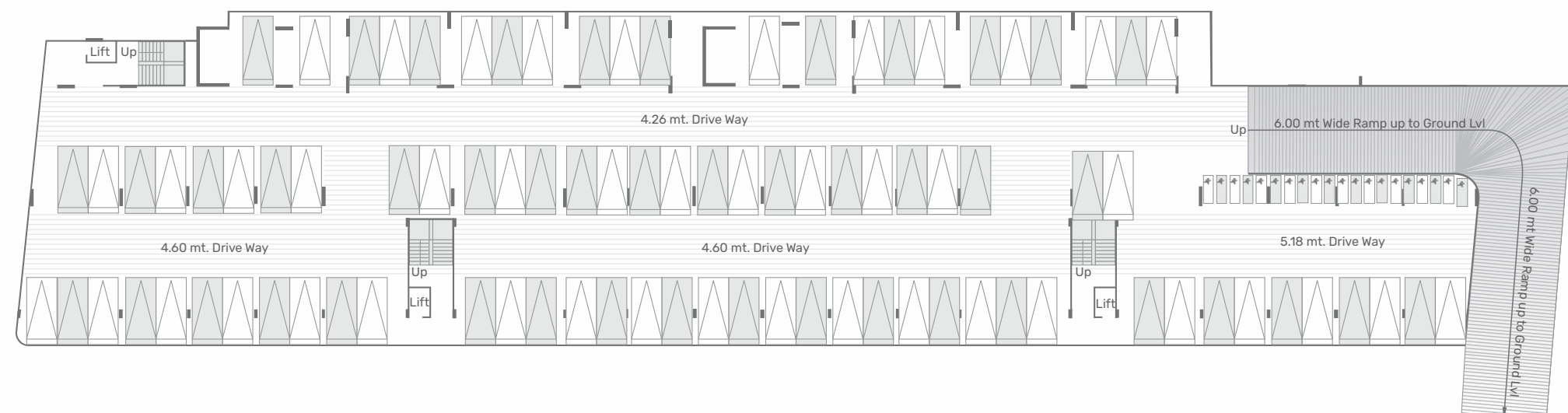
LIVING WITH STYLE

It is the matter of place & environment provided to the homeowners, that then they will flourish & reset the higher values for a better and great life style.



COMMERCIAL

BASEMENT FLOOR LAYOUT



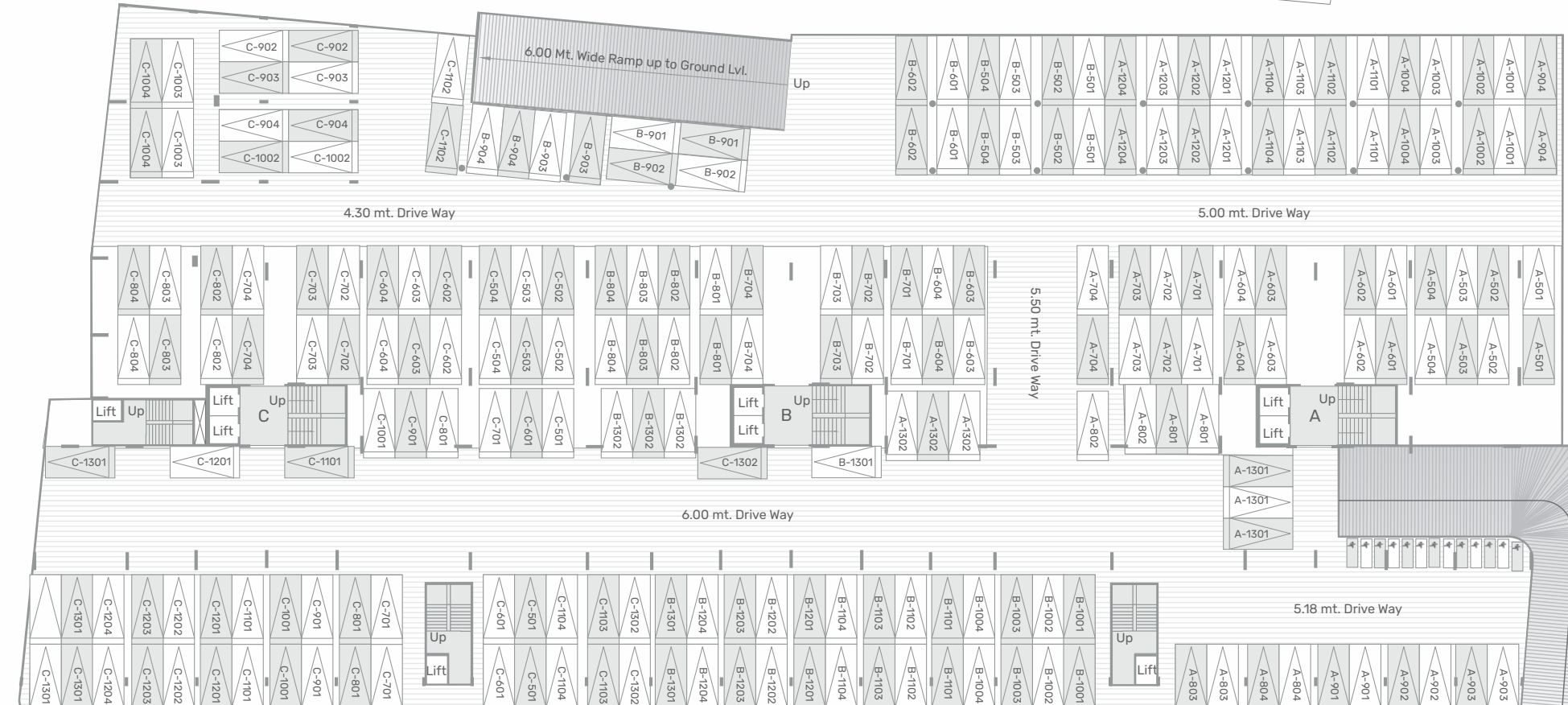
12.00 MTR WIDET. P. ROAD

3 0 . 0 0 M T R W I D E T . P . R O A D



RESIDENTIAL

BASEMENT FLOOR LAYOUT



12.00 MTR WIDET. P. ROAD

30.00 M T R W I D E T . P . R O A D



GROUND FLOOR LAYOUT

Showroom	Size	C.A.	Showroom	Size	C.A.	Showroom	Size	C.A.	Showroom	Size	C.A.
01	19'0"x60'0"	989	08	15'4½"x60'0"	923	15	15'2½"x60'0"	911	22	17'6"x63'9"	1100
02	15'4½"x60'0"	923	09	15'2½"x60'0"	911	16	15'2½"x60'0"	911	23	22'1½"x61'10"	1177
03	15'2½"x60'0"	911	10	15'2½"x60'0"	911	17	15'4½"x60'0"	923	24	4'0" Wide Passage	
04	15'2½"x60'0"	911	11	15'4½"x60'0"	923	18	23'9"x60'0"	1268			
05	29'9"x60'0"	1478	12	14'0"x60'0"	840	19	14'1½"x45'10½"	605			
06	25'4½"x84'10½"	2154	13	25'4½"x84'10½"	2154	20	15'10½"x45'10½"	728			
07	14'0"x60'0"	840	14	29'9"x60'0"	1478	21	17'6"x65'7"	1132			

* ALL SHOWROOM HEIGHT 13' FT

CLUB HOUSE, GARDEN AREA & AMENITIES

01	Entry Gate	08	Gazebo	14	M. Toilet	
02	Security Cabin	09	Water Body	15	Generator transformer	
03	Pick Up Point	10	4'0" Wide Skating Path	16	Visitor's Parking	
04	Tennis Court	20'0"x28'0"	11	Basket Ball	35'0"x18'0"	
05	Cricket Court	20'0"x28'0"	12	Multi-Purpose Hall	40'0"x20'0"	
06	6.00 mt. Wide Ramp up to Basement	13	F. Toilet			
07	Landscape Garden			17	Two Wheeler parking	
				18	Res. Lift	6'6"x6'6½"
				19	Passage	10'9"x13'1½"
				20	Commercial Lift	4'7½"x7'6"






























FIRST & SECOND FLOOR LAYOUT (ALL SHOWROOM HEIGHT 12' FT)

Showroom	Size	C.A.	Showroom	Size	C.A.	Showroom	Size	C.A.	Showroom	Size	C.A.	Showroom	Size	C.A.	Showroom	Size	C.A.
01	18'11½"x53'6"	896	05	29'9"x53'6"	1352	09	15'2½"x53'6"	813	13	25'4½"x53'6"	1358	17	15'4½"x53'6"	823	21	17'6"x39'0"	666
02	15'4½"x53'6"	823	06	25'4½"x53'6"	1358	10	15'2½"x53'6"	813	14	29'9"x53'6"	1352	18	23'9"x53'6"	1104	22	17'6"x37'1"	633
03	15'2½"x53'6"	813	07	14'0"x53'6"	749	11	15'4½"x53'6"	823	15	15'2½"x53'6"	813	19	14'1½"x39'4½"	513	23	21'6½"x35'3"	682
04	15'2½"x53'6"	813	08	15'4½"x53'6"	823	12	14'0"x53'6"	749	16	15'2½"x53'6"	813	20	15'10½"x39'4½"	626	24	6'6" Wide Passage	

3RD FLOOR LAYOUT & AMENITIES

01	 Gym	43'0"x23'7½"	6	 Banquet	41'0"x23'7½"	11	 4 Guest Bedroom	-----	16	 Swimming Pool	37'3"x20'0"	21	 Sitting Area	-----
02	 Game Room	18'0"x23'7½"	7	 Disco Theque	20'4½"x23'7½"	12	 Changing Room	-----	17	 Child Pool	10'0"x20'0"	22	 Children Play Area	-----
03	 Indoor Game	18'0"x23'7½"	8	 Home Theater	33'9"x23'7½"	13	 Shower	-----	18	 Deck Area With sitout	-----	23	 Jogging Track	-----
04	 Day Care	15'6"x23'7½"	9	 Library	14'4½"x23'7½"	14	 F. TOILET	4'6"x7'0"	19	 Garden	200'0"x28'6"	24	 Passage	7'7½" Wide
05	 Reception & Waiting Lobby	14'7½"x23'7½"	10	 Yoga	15'9"x23'7½"	15	 M. TOILET	4'6"x7'0"	20	 Gazebo	-----	25	 Passage	5'9" Wide

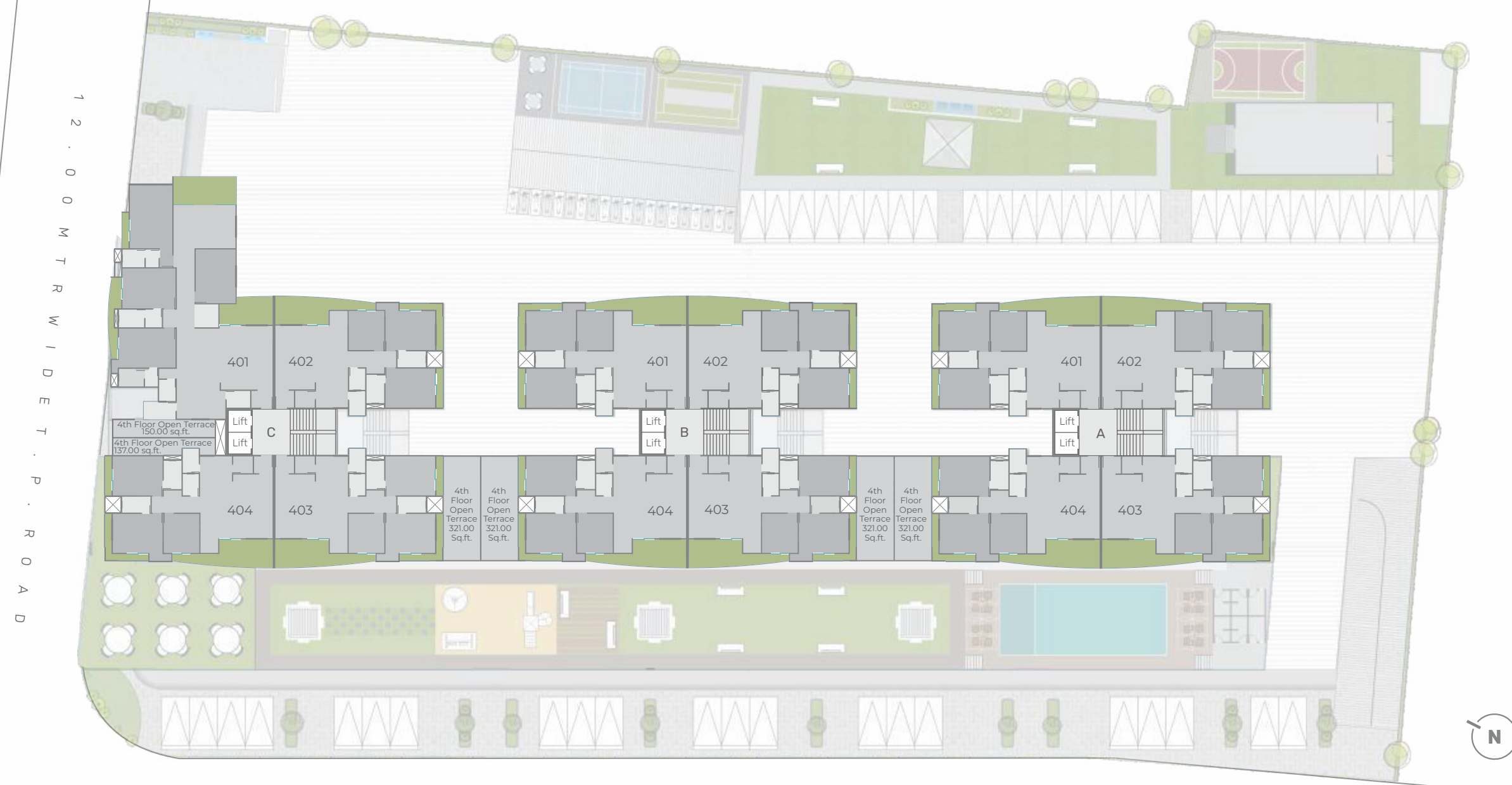


1 2 . 0 0 M T R W I D E T . P . R O A D



3 0 . 0 0 M T R W I D E T . P . R O A D

4TH FLOOR LAYOUT



3 0 . 0 0 M T R W I D E T . P . R O A D

TYPICAL (5TH TO 12TH FLOOR LAYOUT)



3 0 . 0 0 M T R W I D E T . P . R O A D



3BHK
TOWER : A - B - C

C.A: 1248.00 Sq.ft
B.A: 1470.00 Sq.ft





4B2HK
TOWER : C

C.A: 2305.00 Sq.ft
B.A: 2570.00 Sq.ft



13th FLOOR LAYOUT



5B3HK
TOWER : C

C.A: 2782.00 Sq.ft
B.A: 3095.00 Sq.ft
T.A: 1039.00 Sq.ft





4B2HK
TOWER : A - B - C

C.A : 1800.00 Sq.ft
B.A : 2087.00 Sq.ft
T.A : 1039.00 Sq.ft





RELAX &
REJUVENATE



SHAPE YOUR LIFE, THE WAY YOU WANT

STRUCTURE

- Earthquake resistant RCC frame structure designed by approved Structural Consultant

FLOORING

- 800mm x 800mm premium quality glazed vitrified tiles in Living Room, Family Sitting, Kitchen, Dining and Passage with skirting
- 800mm x 800mm in all Bedrooms with skirting
- Anti-skid flooring in Bath, Wash and Balcony

WALL FINISH

- INTERIOR: Smooth finish plaster with 2 coat Putty and Primer
- EXTERIOR: Double coat plaster with Rustic Structure & Weather Resistant Paint

ELECTRIFICATION

- 3-phase concealed copper wiring as per ISI Standard of Polycab / Havells/ RR Kabel or equivalent
- Modular switches (Schneider Electric or equivalent)
- Adequate electric points in each room as per Architect's planning
- Geyser points in each bathroom
- TV point in Living Room and in all Bedroom
- Separate MCB for each room

AIR-CONDITIONING

- Copper piping done from indoor unit to outdoor unit for each AC point
- AC point in Living Room, Family Sitting, Dining and in all Bedrooms

KITCHEN

- Premium quality granite platform with S.S. sink
- Decorative glazed tiles Dado up to beam bottom

BATHROOMS

- Designer Bathrooms with premium quality bath fittings and sanitary wares (Jaguar / Plumber / Cera or equivalent)
- Premium quality ceramic tiles dado up to beam bottom

DOORS

- MAIN DOOR: High quality decorative door with Wooden Frame
- INTERNAL DOORS: Laminated flush door with granite frame
- Main Door with Video Door system
- All other doors with Godrej or equivalent lock fittings

WINDOWS

- Colour Anodized sliding window with fully glazed glass shutters
- Granite frame for window

TERRACE

- Elegant China Mosaic finish with waterproofing treatment

OTHERS

- Two automatic elevators in each tower
- Trimix concrete internal road with streetlight
- Underground cabling for Wire-free campus



PERFECTLY ASSEMBLED



Single entry campus with CCTV surveillance in common area



Elegant Entry Foyer in each tower



Solar electrification system for common area



Level controllers in water tanks to avoid wastage



2 covered allotted car parking per unit



Rainwater harvesting



Fire fighting system



24 Hours Water supply



Ample visitors parking



Wi-fi connectivity in common area



DG Power backup for common illuminations and elevators



Video door & Intercom System



Contemporary Interiors
In All Amenities

VIVACIOUS VISION



Producing an explicate spaces for
communal enjoyment surround one
with the nature and all the basic to
luxurious amenities.



Kids Play Area



Lush Green
Landscape Garden



Café-01



FACILITIES

THE CATCH-UPS

Formal to an informal catch-up place with brilliant source of light & interior. This has become a highlight of the project because of its multipurpose use.



Mini Theatre



Indoor Game



Game Room



Day Care



Gymnasium



Reception & Waiting Lobby



RELAX

THE POOL THAT COOLS

When looking to diversify your repertoire , the concept of a pool design will naturally loom out as a distinct feature. The concept & design for the pool with keeping an individual need in mind, which is going to be useful to both the grown-ups & children.



Child Pool



Shower



Swimming Pool



Deck Seating



Changing Room



A LIVE NATURALLY



Jogging
Track



Gazebo



Yoga



Library



Disco Theque



Banquet



Multi Purpose
Hall



REVOLUTIONIZING CULTURE!

A place to be youthful, a space that is yours and a grace you add therein. Enjoy the most sought after amenity with Siddheshwar Havelock



SPACES

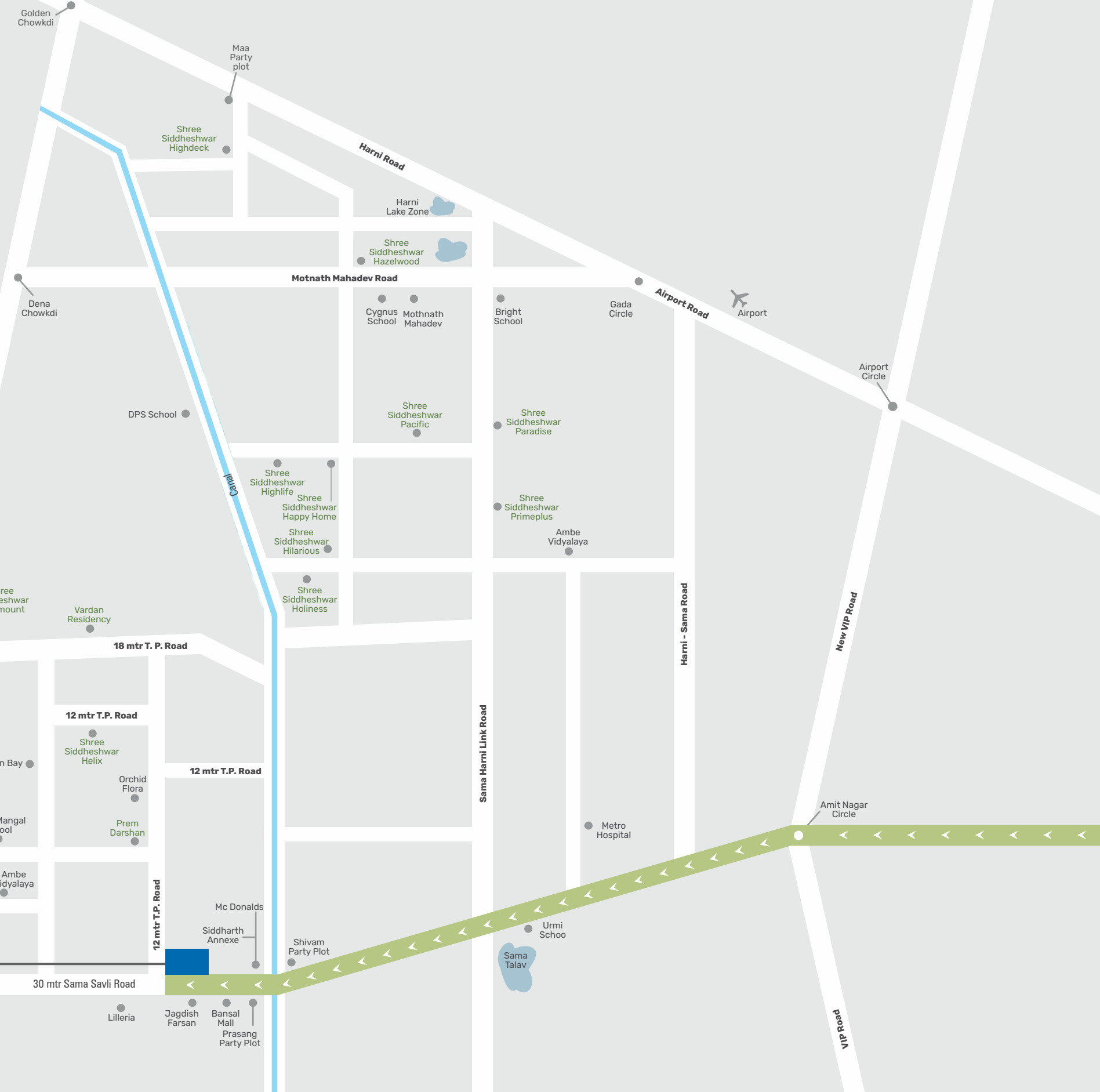
ESCAPE TO THE SKYSCAPE

Some concepts can never be translated into the real world, the level of design that we have never imagined can be our homes. Admiring the breathtaking view forever.



PROXIMITY

	Airport	4.0 Km
	Super Market	0.0 Km
	School	0.5 Km
	Railway Station	7.5 Km
	Sports Center	2.5 Km
	Hospital	0.10 Km
	Petrol Pump	0.3 Km
	Temple	1.5 Km
	Bus Stop	0.8 Km
	Express Way / National Highway	1.3 Km



Loaded with REPUTED BRANDS OR EQUIVALENT

Steel



Cement



Bathroom Fixture & Sanitary



Plumbing & Pipes



Electric



Door Lock



FALCON.

Switches



Colour



BritishbPaints

Putty



A Project by :



Developers :
N K INFRA SPACE

Site Address

Shree Siddheshwar Havelock, Opp. Bansal Mall,
Sama Savli Road, Vadodara

Contact Details

M : 99048 06231 / 95120 02430

E : sshavelock108@gmail.com | W : nyalkaran.in

Architech



Structure



Legal Advisor



YOGESH I. RANA

3D Visualization



Brochure Design



QR Code for Website



QR Code for Location



QR Code for Brochure



Payment Mode For Flats : - 20% on Booking - 10% Basement level - 10% Plinth Level - 42% Slab Level (3.5% Per slab) - 05% Plaster - 4% Flooring - 04% Finishing Work - 05% Sale Deed OR Before Possession

Payment Mode For Showroom : - 30% on Booking - 15% Plinth Level - 25% Slab Level - 15% Brick Work - 05% Plaster - 05% Flooring - 05% Sale Deed OR Before Possession

Notes : (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 payment 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/MGVCL developers will note 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.

Disclaimer: The developers reserve the right to change / alter the brands specified above, subject to its availability to an equivalent and competitive product.