

Developer:
Sudhapati Developers Pvt. Ltd.



Aarya Essenzaa II
Aava County, Opp. Sumandeep Vidhyapith,
Waghodia Main Road, Dist. Vadodara - 391 760



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Architect:



Structure Consultant:



AARYA

ESSENZAA-II

5 BHK LUXURY BUNGALOWS

design: smk & arna@ 98240 02010





A LIFE THAT'S EXTRAORDINARY

An exquisite campus, magnificent homes, a luxurious lifestyle, an elite community, lush green surroundings and an emerging locality... Aarya Essenzaa II has it all and more. Truly a dream home that promises a life that is blissful for you and your family.

Welcome to Aarya Essenzaa-II, 5 BHK Luxury Bungalows set in amidst tranquil environs in the bustling residential area of Waghodia. Experience premium living with spacious residences, exclusive leisure and enchanting nature within the confines of your own campus.



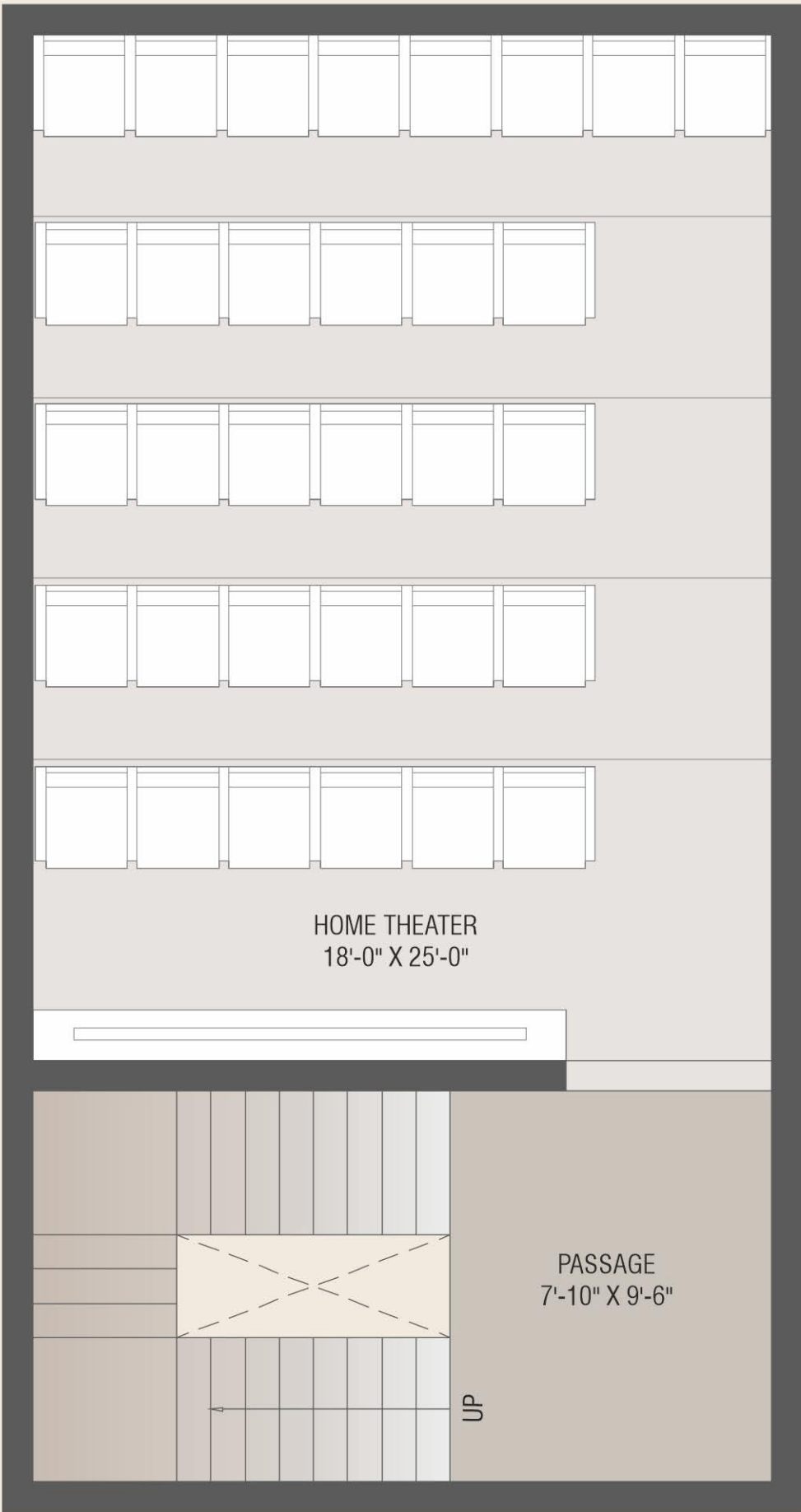
AARYA
ESSENZAA-II



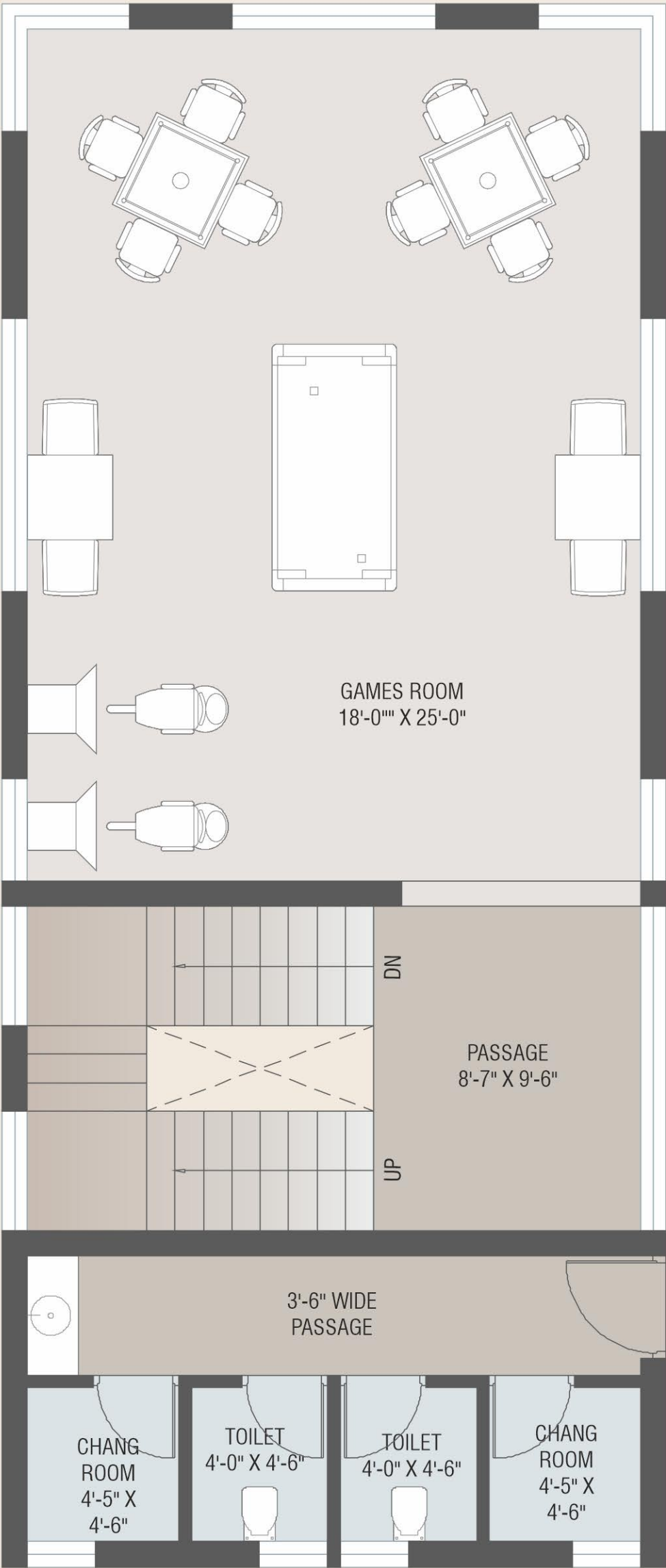




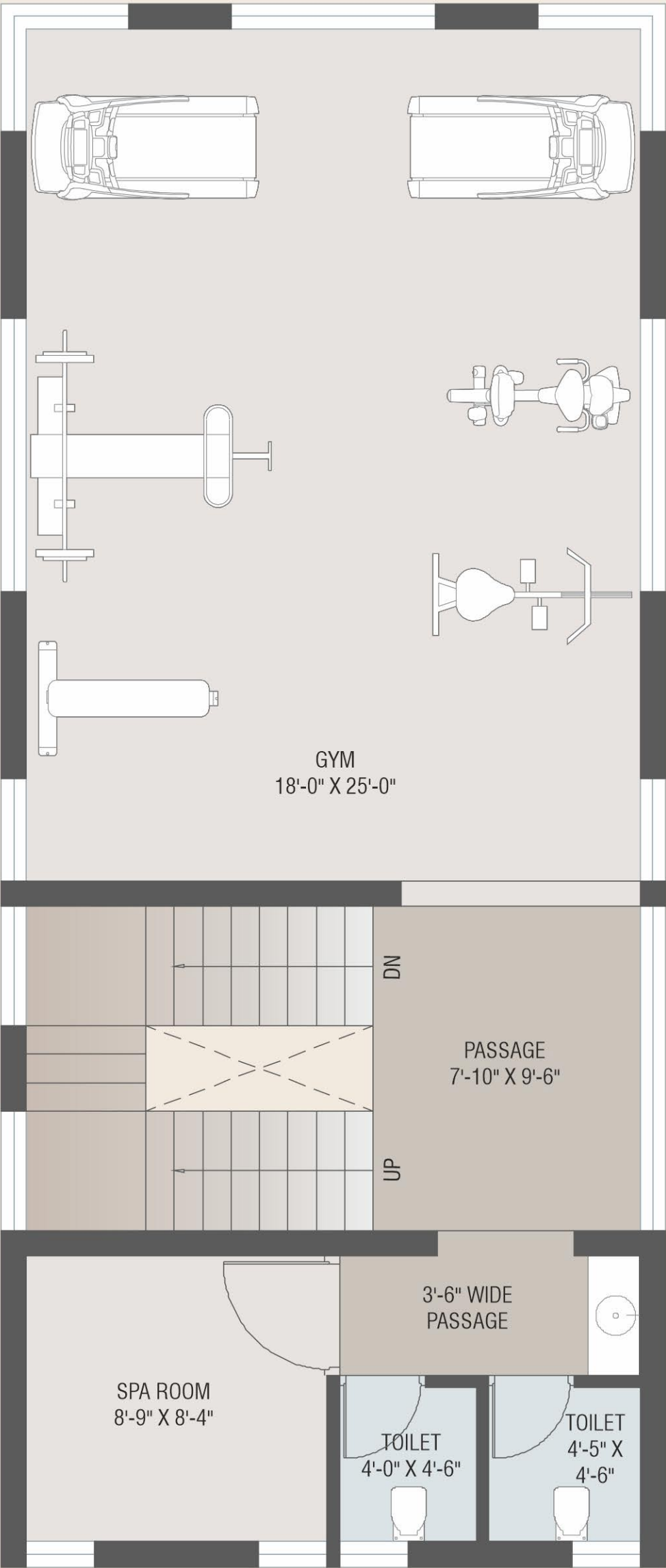
CLUB HOUSE



BASEMENT FLOOR



GROUND FLOOR



FIRST FLOOR

VALUE ADDED
AMENITIES

- Elegant Society Entrance Gate
- Underground Cabling for Electricity
- Centralized Pressure System
- Termite Resistance Treatment
- Number Plate to Maintain the Uniformity of the Project
- Tremix Concrete / Heavy Paver Block Internal Road with Designer Street Lights

CLUB HOUSE
LEISURE AMENITIES

- GYMNASIUM
- INDOOR GAMES ROOM
- LANDSCAPED GARDEN
- CHILDREN'S PLAY AREA
- HOME THEATER
- BANQUET HALL
- GAZEBO
- SITTING AREA
- SPA ROOM
- NET CRICKET
- VOLEY BALL & BASKET BALL
- JOGGING TRACK







LAYOUT PLAN



AREA TABLE

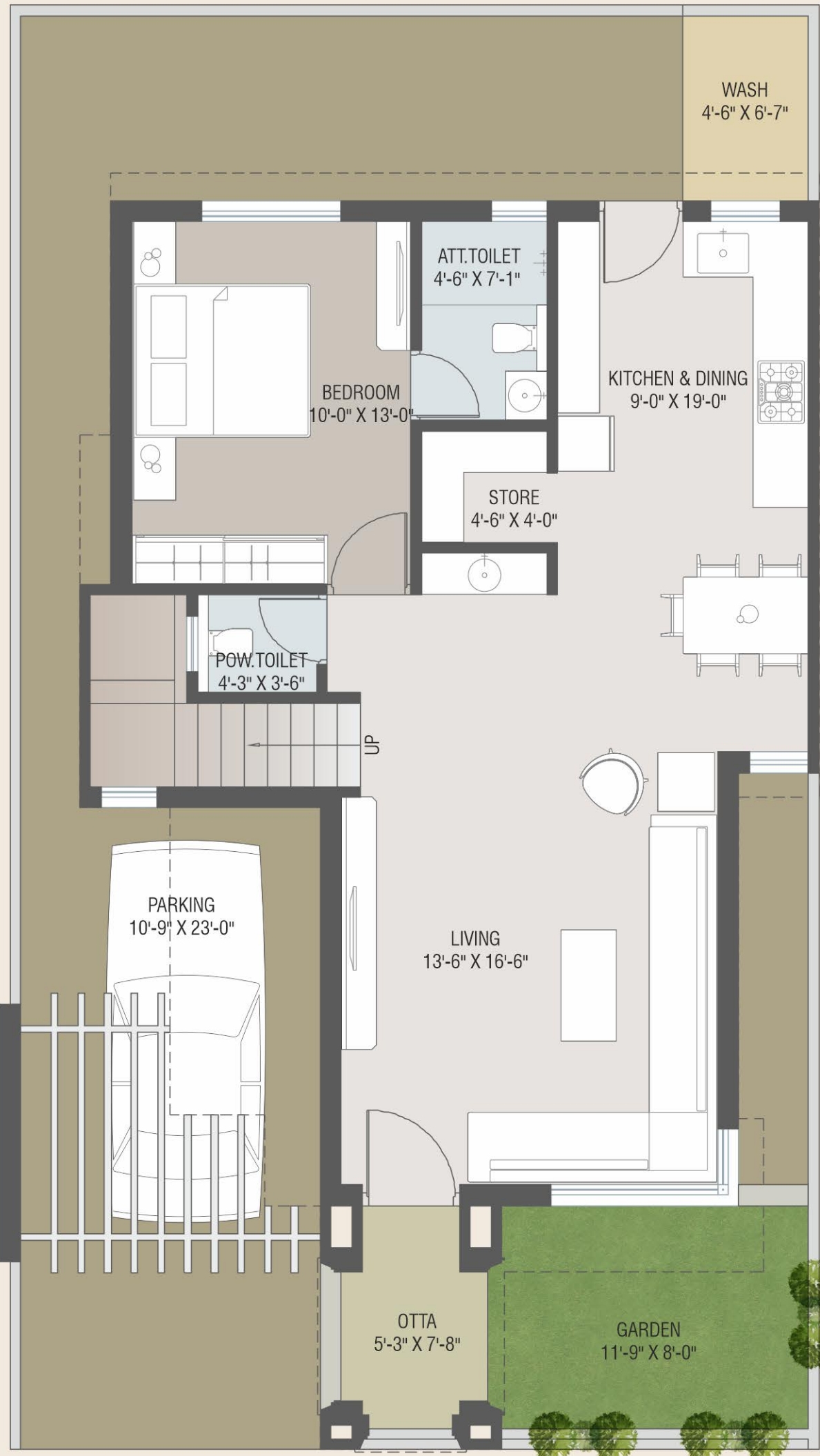
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01	1954.00	11	1501.00	21	1501.00	31	1471.00	41	1474.00	51	1530.00	61	1501.00	71	1501.00	81	1964.00
02	1501.00	12	1501.00	22	1501.00	32	1461.00	42	1473.00	52	1527.00	62	1501.00	72	1501.00	82	1934.00
03	1501.00	13	1501.00	23	1501.00	33	1454.00	43	1466.00	53	1512.00	63	1497.00	73	1501.00	83	1895.00
04	1501.00	14	1501.00	24	1501.00	34	1448.00	44	1466.00	54	1511.00	64	1501.00	74	1501.00	84	1835.00
05	1501.00	15	1501.00	25	1501.00	35	1459.00	45	1458.00	55	1533.00	65	1501.00	75	1501.00	85	1756.00
06	1501.00	16	1501.00	26	1501.00	36	1473.00	46	1457.00	56	1542.00	66	1501.00	76	1501.00	86	1658.00
07	1501.00	17	1501.00	27	1501.00	37	1471.00	47	1432.00	57	2183.00	67	1501.00	77	1501.00	87	1539.00
08	1501.00	18	1501.00	28	1501.00	38	1464.00	48	1553.00	58	2014.00	68	2339.00	78	2242.00		
09	1501.00	19	1501.00	29	2203.00	39	1460.00	49	1531.00	59	1501.00	69	2512.00	79	2140.00		
10	1501.00	20	1501.00	30	1929.00	40	1470.00	50	1534.00	60	1501.00	70	1501.00	80	2058.00		

UNIT PLAN

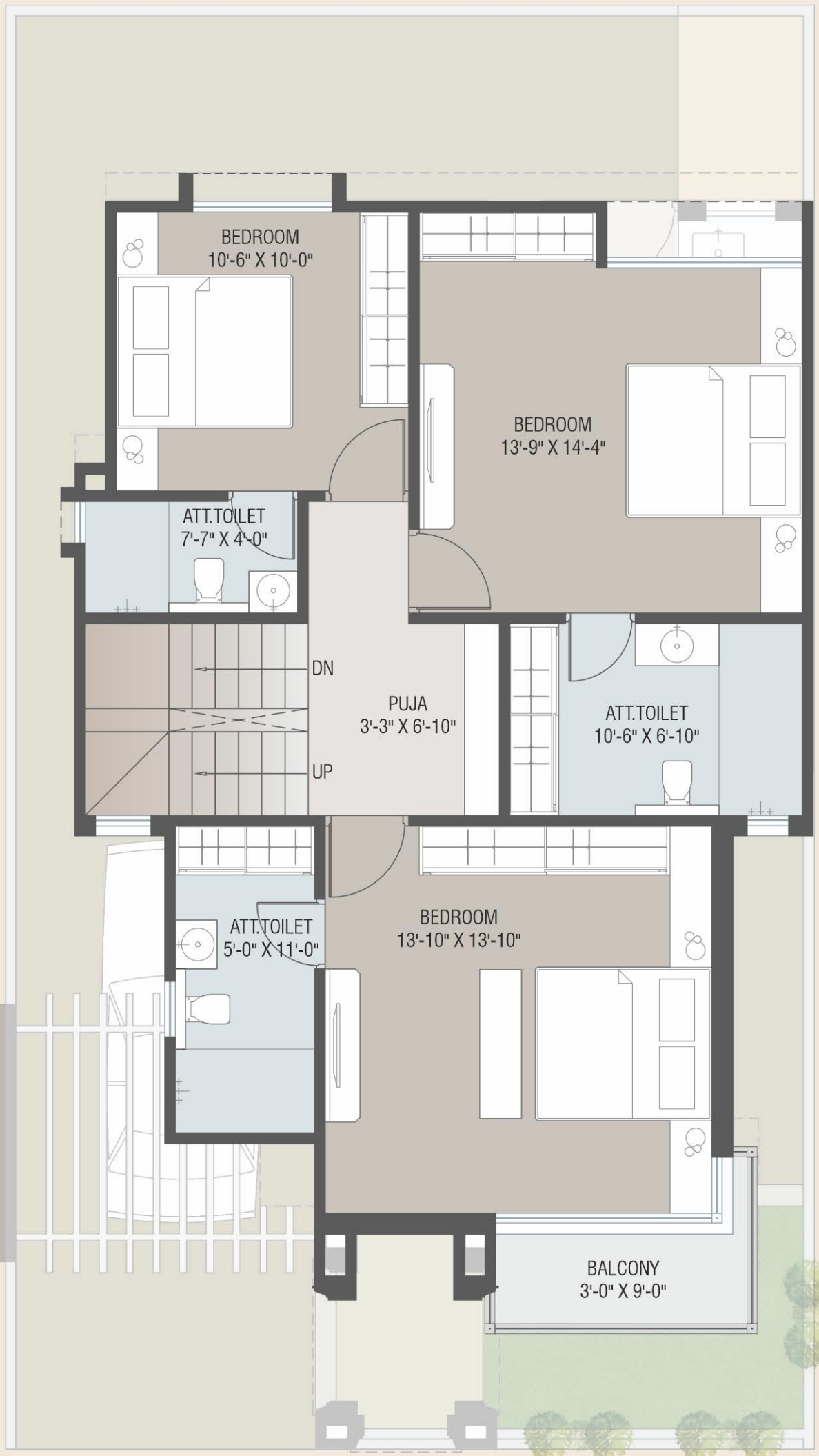
GROUND FLOOR :
BUILT UP: 938.00 SQ.FT.

FIRST FLOOR :
BUILT UP: 938.00 SQ.FT.

SECOND FLOOR :
BUILT UP: 524.00 SQ.FT.



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

SPECIFICATIONS

STRUCTURE:

- Load Bearing plus RCC Frame Structure with piles as per Seismic Requirements

FLOOR:

- Vitrified tiles in one Master Bedroom / Study Room at First Floor
- High Grade Vitrified Tiles in Rest of the Floor Area

PAINT & FINISH:

- Putty and Primer Finish on Internal Walls and Double Coat Plaster with Acrylic Paint/Texture on Exterior Wall

DOORS:

- Main Door: High Quality Wooden Frame Door with Veneer Panelling with Polish
- Other Internal Door: Granite Frame / Imported Marble Frame with Laminated Flush Door

WINDOWS:

- High Quality Anodized/ Powder Coated Aluminum Windows

KITCHEN:

- Granite/Quartz Kitchen Platform with SS/Quartz Sink and Designer wall tiles over platform as per Architect's Design

BATHROOMS:

- Designer Wall Tiles as per Architect's Design and Specification
- CP Fittings of Plumber/ Hindware/Cera and equivalent make with Vessels of high quality premium brand

ELECTRICAL:

- Elegant Branded Modular Switches with ISI Brand Concealed Copper Wiring
- AC, TV points at Convenient Locations



PAST
PROJECTS



AARYA ELEGANCE



AARYA ELLIS 1



AARYA EMPIRE



AARYA EMPIRE



AARYA ENCLAVE



AARYA ESSENZAA



AARYA ESTATE



AARYA EXOTICA



AARYA ELITE-2



AARYA ELITE 1



AARYA EUPHORIA

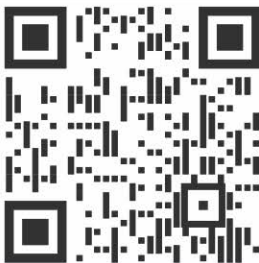
KEY PLAN



Payments Terms:
Booking Amount **25%** | Plinth Level **15%** | Ground Floor Slab **15%** | First Floor Slab **15%** | Plaster Level **15%** | Flooring Level **10%** | Before Possession **05%**

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QR Code for Brochure



QR Code for location

