

Developers: Shivam Developers

Site: Aarya Euphoria, Nr. Kesar 45, In lane of Hotel Krishna (N.H.8),  
Kapurai Crossing to Dabhoi, Besides Canel, Vadodara.

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3 BHK LUXURY BUNGALOWS & SHOPS





WELCOME TO GOOD LIVING



























UNIT FLOOR PLAN



GROUND  
FLOOR PLAN

FIRST  
FLOOR PLAN







## 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



### 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 Anodize/ Powder Coated Aluminum Windows



### PAINT & FINISH:

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



### 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/ jaguar/Cera and equivalent make with Vessels of high quality premium brand



### ELECTRICAL:

- Elegant Branded Modular Switches with ISI Brand Concealed Copper Wiring
- A.C. , T.V. points at Convenient Locations



## SHOP SPECIFICATIONS



### Structure & Wall Construction

- Earthquake resistant RCC framed structure design
- Internal wall with putty & distemper and external wall with weather resistant paint
- Paver block in common areas



### Flooring & wall cladding

- Vitrified tile flooring with skirting in all units.
- Natural stone / Vitrified tile flooring in common area.

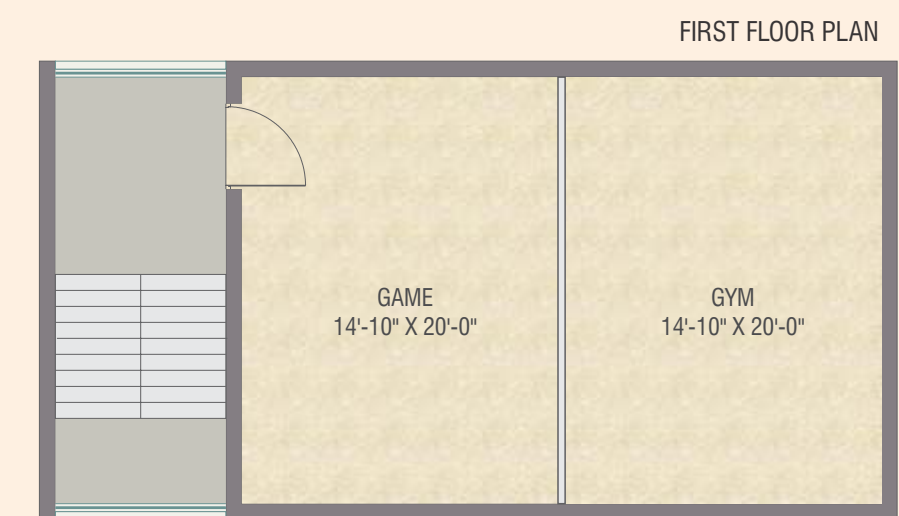
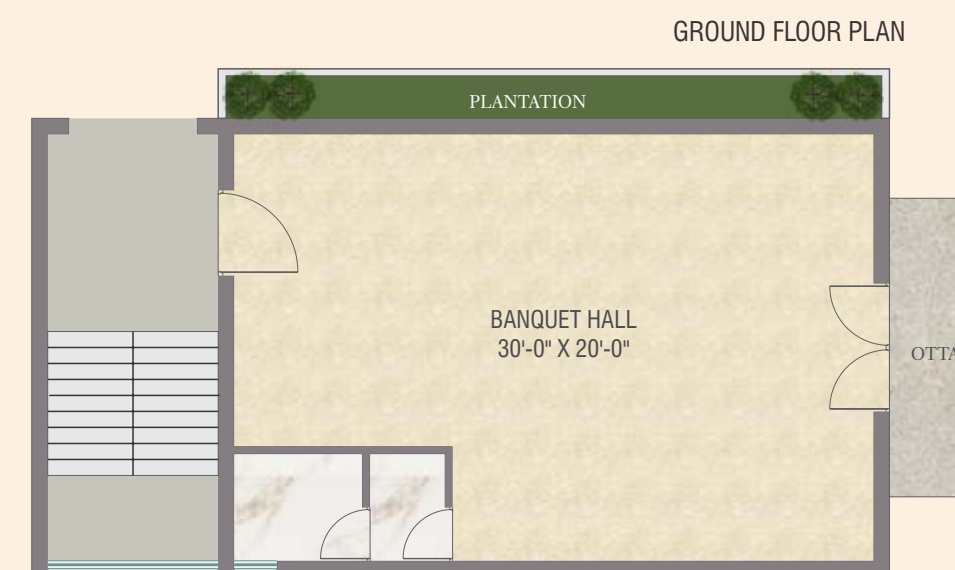


### Electrification

- Sufficient electric point with concealed wiring along with modular switches with one AC Point in each unit.



## CLUB HOUSE



## VALUE ADDITIONS



Grand Entrance Gate with Security Cabin



Royal & Rich Elevation for a Timeless Look



Best in Class Interior and Exterior Finish



Premium Materials Specifications & Brands



Termite Resistance Treatment



Rain Water Harvesting



Under Ground Cabling for Cleaner Look



RCC Internal Roads with Street Lights & Decorative Paving



CCTV Surveillance

## LEISURE AMENITIES



Landscaped Garden



Gym/ Health Club



Children's Play Area



Banquet Hall with Party Lawn



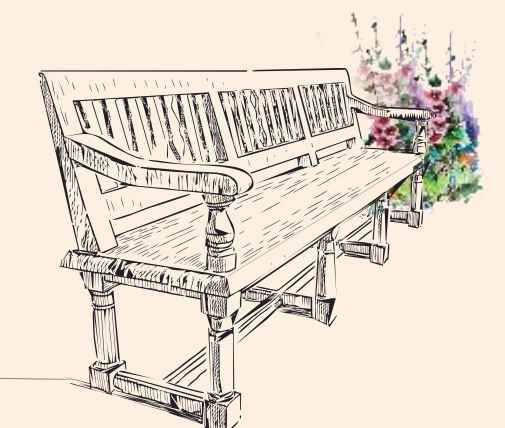
Designer Senior Citizen Seating



Outdoor Yoga & Meditation Area



Indoor Games Room





PAST  
PROJECT



AARYA ELEGANCE



AARYA ELLIS 1



AARYA EMPIRE



AARYA EMPIRE



AARYA ENCLAVE



AARYA ESSENZAA



AARYA ESTATE



AARYA EXOTICA



AARYA ELITE-2

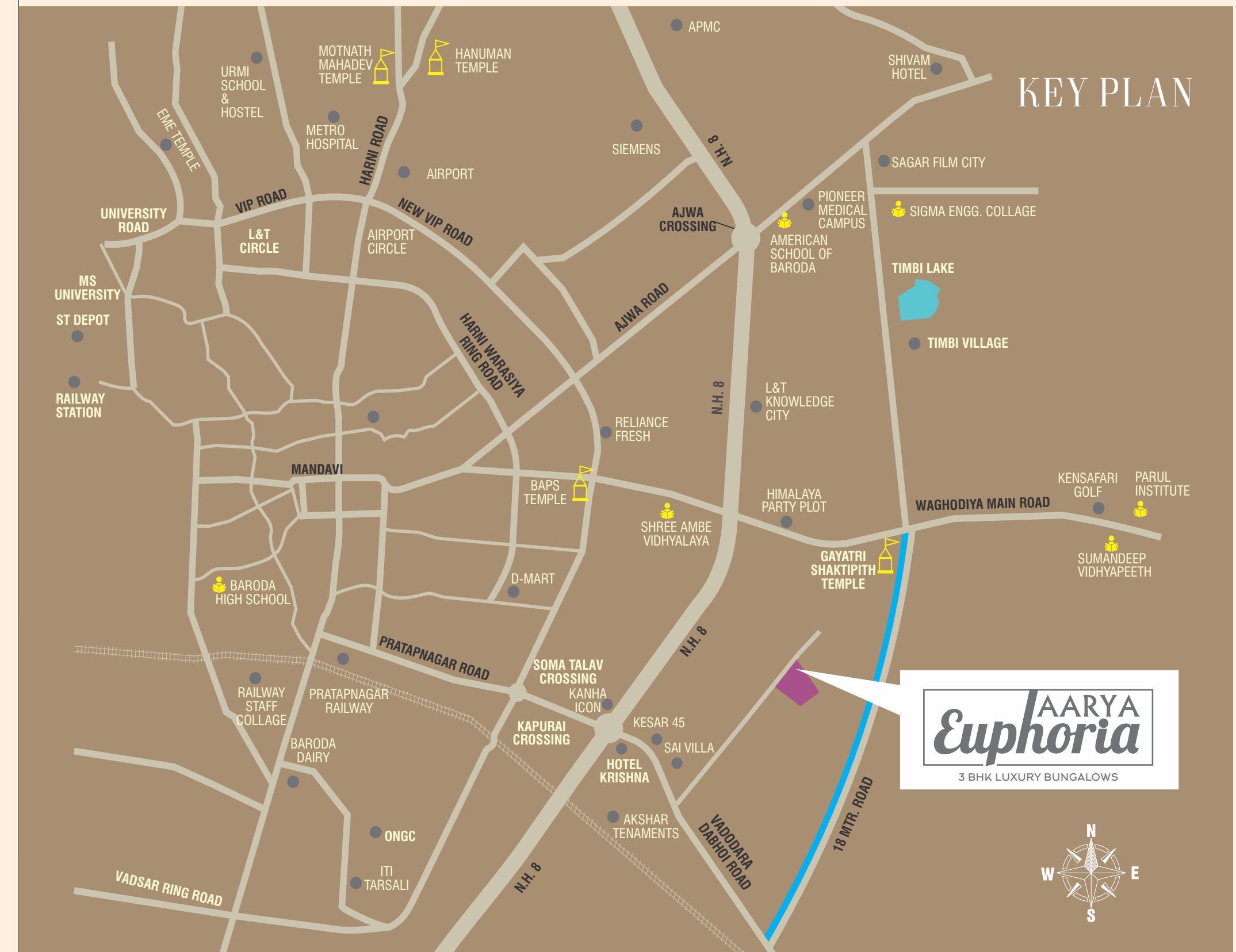


AARYA ELITE 1

SCAN FOR  
BROCHURE



SCAN FOR  
LOCATION



PAYMENT MODE

Advance/ On Booking	- 10%
Execution of Agreement to Sale	- 30%
Plinth Completion	- 45%
Completion of Gr. Floor RCC Slab	- 60%
Completion of second Floor RCC Slab	- 70%

Completion of internal plaster	- 75%
Completion of internal plumbing work	- 80%
External plumbing & External plaster	- 85%
Electrical fittings & pavings	- 95%
Occupation/completion certificate/	- 100%
Possession (whichever is earlier) of said unit	

Developers:  
**Shivam  
Developers**

Architect:  
**space plus**

Structural Consultant:  
**Zarna Associates**