

DREAMS
DON'T WORK
UNLESS
YOU DO!!!

SHOWROOMS & CORPORATE OFFICES

A Project by :



Developers

SHREEJI DEVELOPERS

Site Address :

Sahyog Elina : Plot No. - 57,58,59,60
Chintamani Society, 40 Mtr. VIP Main Road,
Karelibaug, Vadodara.

M : +91 98983 00050

Architect :
DESIGN STUDIO
architects & interiors
RUCHIR SHETH

Structure :
ASSOCIATED
ENGINEERS



A PARADISE FOR SHOPPERS

A perfect combination of convenience, comfort and class,
A graceful elevation that will attract people who stream
around to spend their shopping hours, this place is sure to
be the finest landmark in Vadodara.



THE PROJECT

Sahyog Elina is the breathtaking creation by Sahyog an iconic addition to the Vadodara skyline. Sahyog Elina is a smart iconic landmark which is conceptually designed & the building addresses with modern concern, to sustain the future needs of growing businesses. One of the most ideal location for showroom and office space. It is perfectly suited for the modern workplace creates an active working environment, ensuring comfort and efficiency too.





TRUST

Your investment is in safe hands! With credible name developing Sahyog Elina, with the office keys, you're also taking possession of peace of mind.



Lower Parking Floor Plan



Upper Parking Floor Plan



GROUND & FIRST Floor Plan



2nd, 3rd & 4th Floor Plan



EXCELLENCE

Future relies on how will you start
and from where you start. Join us
and give yourself a head start in
this competitive World.



SPECIFICATIONS

STRUCTURE

- RCC framed structure design with earthquake resistance.
- Minimum columns & beams for maximum flexibility in interior planning.
- Internal / External masonry work with clay brick / Autoclaved Aerated Concrete block.

WALLS

- Internal walls with laphi, primer and external wall with weather proof texture paint over double coat plaster.

DOORS & WINDOWS

- Powder coated aluminum sliding windows with granite window sill, and decorative flush doors with safety locks for the offices.

FLOORING & WALL CLADDING

- Vitrified tile flooring with skirting in all units.
- Natural stone / Vitrified flooring in common area.
- Granite / Decorative tiles cladding of lift sidewalls

ELECTRIFICATION & AIR-CONDITIONING

- Sufficient points with concealed copper wiring along with modular switches of Anchor, Havells or equivalent.
- Provisions provided for indoor AC units, and outdoor AC units are to be fitted in the designated place given by the architect.
- Fire resistance electric cable of Anchor, Polycab or equivalent standard as per our electric consultant's requirement.
- Provision for three phase meter with (ELCB and MCB).

EXTERIOR GLAZING

- Hi-tech glazing system with low heat transmission glass.
- Eco-friendly technology ensures a high degree of user comfort & efficient energy utilization.

ELEVATORS

- Standard Company elevator.

PARKING

- Sufficient Allotted Parking for every members.

TOILET & PANTRY

- Shops / Office toilet will be provided in each unit as per architect's design.

QUALITY

We demand the highest quality and Sahyog Elina will be delivered to market leading standards. We designed a splendid commercial center for showrooms and offices. With a elaboration and dedicated efforts of highly experienced & committed Directors, architects & structural engineers. A well balanced layout with maintenance free materials provides ingenious touch to the elevation almost all quality improvement comes via simplification of design manufacturing, layout, processes and procedures.



LOCATION



Payment Modes : • 25% At the time of Booking • 15% Plinth Level • 10% Ground Floor Slab Level • 10% First Floor Slab Level • 10% Second Floor Slab Level • 10% Third Floor Slab Level • 10% Fourth Floor Slab Level • 10% Masonry & Plaster Level .

Special Notes :

- 1) Possession will be given after one month of settlement of all accounts.
- 2) Extra work will be executed after receipt of full advance payment.
- 3) Documentation charges, stamp duty, service tax & common maintenance charges. MGVL charges will be extra.
- 4) Any new Central or State Government Taxes, if applicable shall have to be borne by the clients.
- 5) Extra work shall be executed after making full payment.
- 6) Continuous default payments leads to cancellation.
- 7) Architect/Developers shall have the right to change or raise the scheme or any details herein and any change or revision will be binding to all.
- 8) In case of delay in water supply, light connection, drainage work by authority, developers will not be responsible.
- 9) Refund in case of cancellation will be made within 30 days from the date of booking of new client only & administrative expense of 50,000/- & the amount of extra work (if any) will be deducted from that paid amount.
- 10) The delivery schedule etc. will be maintained only if the work is to be done as per the sample.
- 11) Any plans, specifications or information in this brochure can not form part of an offer, contract or agreement.

Office owners will be not permitted for sign board in elevation part, we will be provide podium on front side as well as designer name plates beside elevator or ground floor foyer area.

SERVICE TAX, SALE DEED EXPANSE, MAINTENANCE CHARGES, MGVL CHARGES WOULD BE EXTRA.