

DRAFT

Fullfill all your need at same place

- SHOW ROOMS
- SHOPS
- CORPORATE
- COSMETICS
- RESTAURANT
- BANQUET HALL
- BANKS & ATM
- CLINIC & HOSPITAL
- JEWELERS
- MEDICAL STORE
- PROVISION STORE
- FINANCE & INSURANCE
- SAFE VAULT
- GAME ZONE & GYM
- LABS & TUITION CLASS

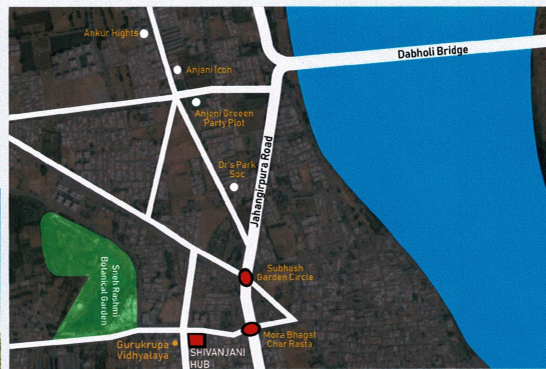


NOTES

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

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.
- # All the elements, objects, treatments, materials, equipment & color scheme shown are artisan's impression and purely for presentation purpose. By no means, it will form a part of the amenities, features or specification of our final products.



A Project By



Site Address

SHIVANJANI HUB
OPP. Gurukrupa Vidyalaya
Morabhal, Surat, Gujarat -395005.

ARCHITECT



STRUCTURE ENGINEER



SHIVANJANI HUB

A TRADITION OF EXCELLENCE.



BUILDING FEATURES

HEIGHT

- Ground Floor : slab to slab 3.65 mts.
- 1st Floor : slab to slab 3.50 mts.
- 2nd to 4th Floor : slab to slab 3.05 mts.

COMMON AREA

- Lift Cladding : Gorgeous granite or tile finish with ultra modern architectural design.
- Staircase : Granite tread and granamite riser.
- Passage : 2' x 2' tiles with matt finish
- Railing : Glass Railing

UNIT FINISH

- Wall Finish : Birla white cement putty
- Flooring : Vitrified tiles flooring
- Shutter : MS shutter of standardized

BUILDING FINISH

- Plaster : outside double coat mala finish.
- Color : outer face acrylic texture with acrylic paint .
- Elevation : aluminum composite panel all with standard quality of toughen reflective glass.
- Terrace : Water proofing on terrace.



BUILDING FEATURES

WATER SUPPLY

- Supply through municipal corporation as well as boring system available.
- Overhead and underground water tanks of sufficient capacity.

COMMON TOILET

- Well ventilated and well designed common toilets.
- Designer C.P. Fittings and sanitary ware of superior quality.
- Sewage system : External P.V.C. pipe of equivalent brand in underground & internal with C.P.V.C.

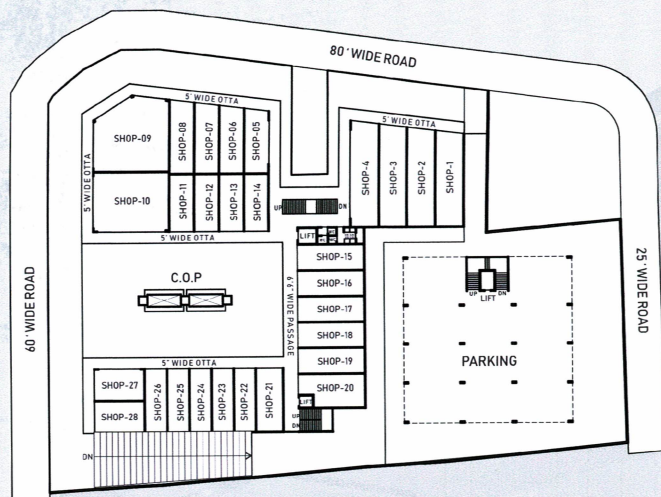
ELECTRIFICATION

- Concealed electrification RR cable or equivalent brand and modular switches .
- AC points in all units
- MCB in all units
- Sufficient electric points in all showrooms, shops and offices.
- Generator for power back up for common area.

OTHERS

- 1 Full size lift (stretcher Lift), 1 lift regular size.
- Earthquake resistance structure design.
- Ample basement parking for owners.
- Visitors Parking in the front side of the building.
- Seating arrangement along passage area at ground floor.
- Well ventilated commercial complex.

DRAFT



Ground Floor Building A

Shop No.	Size	Carpet Area
1	12' - 2 1/4" X 40' - 5"	493.53 SQ.FT
2	12' - 2 1/4" X 41' - 10 1/4"	511.39 SQ.FT
3	12' - 2 1/4" X 43' - 4"	529.15 SQ.FT
4	12' - 2 1/4" X 44' - 9 1/2"	546.91 SQ.FT
5	10' - 8" X 27' - 1 1/4"	289.23 SQ.FT
6	10' - 8" X 28' - 4 1/4"	302.90 SQ.FT
7	10' - 8" X 29' - 8"	316.57 SQ.FT
8	10' - 8" X 30' - 11 1/2"	330.24 SQ.FT
9	33' - 10" X 31' - 7"	987.16 SQ.FT
10	33' - 10" X 25' - 6 1/2"	860.79 SQ.FT
11 to 14	8" X 24' - 6 1/4"	261.67 SQ.FT
15 to 19	29' - 6" X 11' - 3"	331.74 SQ.FT
20	29' - 6" X 14' - 7 1/2"	392.78 SQ.FT
21	29' - 6" X 11' - 3"	328.73 SQ.FT
22 to 26	9' - 6" X 28' - 0"	265.98 SQ.FT
27	25' - 5" X 14' - 0"	312.91 SQ.FT
28	22' - 5" X 13' - 7 1/2"	305.80 SQ.FT

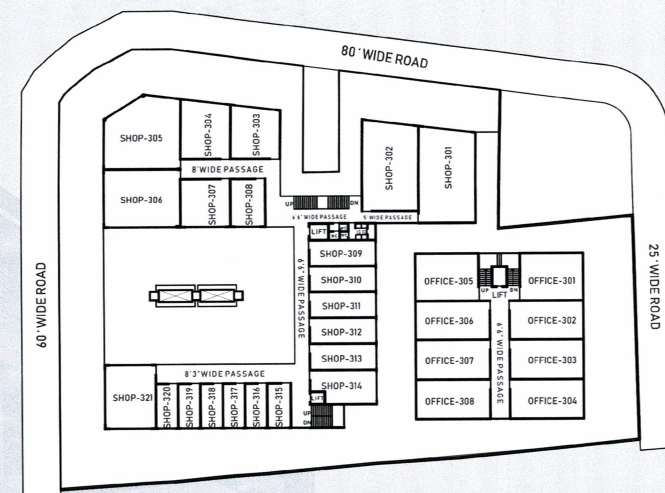
Building A

Shop No.	Size	Carpet Area
101	12' - 2 1/4" X 40' - 1/4"	491.48 SQ.FT
102	12' - 2 1/4" X 35' - 1/4"	427.54 SQ.FT
103	12' - 2 1/4" X 36' - 5 1/4"	445.41 SQ.FT
104	12' - 2 1/4" X 37' - 11 1/4"	463.17 SQ.FT
105	10' - 8" X 21' - 5"	228.73 SQ.FT
106	10' - 8" X 22' - 8 1/4"	242.40 SQ.FT
107	10' - 8" X 24' - 0"	255.97 SQ.FT
108	10' - 8" X 25' - 3 1/4"	269.64 SQ.FT
109	33' - 5 1/2" X 31' - 7"	969.94 SQ.FT
110	33' - 5 1/2" X 25' - 2"	843.14 SQ.FT
111 to 112	10' - 8" X 20' - 10"	222.49 SQ.FT
113	15' - 2 1/4" X 20' - 10"	317.21 SQ.FT
114 to 118	29' - 6" X 11' - 3"	331.74 SQ.FT
119	29' - 6" X 14' - 7 1/2"	392.78 SQ.FT
120	10' - 1/4" X 19' 9 1/2"	198.81 SQ.FT
121 to 125	9' - 6" X 19' - 9 1/2"	188.05 SQ.FT
126	22' - 1/4" X 27' - 7 1/2"	612.57 SQ.FT

1st & 2nd Floor

Building B

Office No.	Size	Carpet Area
101	27' - 7 1/2" X 21' - 0"	581.47 SQ.FT
102 to 107	32' - 6" X 17' - 1/4"	556.17 SQ.FT
108	27' - 7 1/2" X 21' - 0"	581.47 SQ.FT



Building A

Shop No.	Size	Carpet Area
301	24' - 9 1/2" X 40' - 9 1/4"	1013.21 SQ.FT
302	24' - 9 1/2" X 38' - 4 1/4"	952.18 SQ.FT
303	21' - 8 1/2" X 22' - 2"	483.62 SQ.FT
304	21' - 8 1/2" X 24' - 9 1/4"	539.16 SQ.FT
305	33' - 5 1/2" X 31' - 7"	969.94 SQ.FT
306	33' - 5 1/2" X 25' - 2"	843.14 SQ.FT
307	21' - 8 1/2" X 21' - 0"	457.04 SQ.FT
308	15' - 2 1/4" X 21' - 0"	320.66 SQ.FT
309 to 313	29' - 1 1/2" X 11' - 3"	329.16 SQ.FT
314	29' - 1 1/2" X 11' - 3"	390.95 SQ.FT
315	10' - 0 1/2" X 19' - 5"	196.55 SQ.FT
316 to 320	9' - 6" X 19' - 5"	186.11 SQ.FT
321	22' - 0" X 27' 7 1/2"	612.57 SQ.FT

3rd & 4th Floor

Building B

Office No.	Size	Carpet Area
301	27' - 7 1/2" X 21' - 0"	581.47 SQ.FT
302 to 307	32' - 6" X 17' - 1/4"	556.17 SQ.FT
308	27' - 7 1/2" X 21' - 0"	581.47 SQ.FT

