

Celebrate Luxury... Celebrate Life...

शांतिवन Bungalows



Everything that has a beginning has an ending.
Make PEACE with that and all will be well.
- BUDDHA



4 BHK NATURE LIVING

Peaceful Nature living



Get more of everything at Shantivan, Get exquisite architecture with perfect space planning. Get fantastic location with amazing connectivity. Get stunning landscapes with supreme amenities with premium specifications. Get beautifully styled 4 BHK living spaces with modern comforts. Get more luxuries than you've dreamt of.



Celebrate the lifestyle of
ROYAL INDULGENCE

Feel the opulence, appreciate the magnificence and elevate your living standards. Enter the world of Shantivan, a residence so luxurious and so exquisite. It clearly signals your undisputed success to the world.





शान्तिवन
Bungalows

Celebrate the
Manifestation of
Palatial Living

Exuding style and panache, these homes are a statement to the world that style, comfort and luxury can do go together.





Celebrate the Spaces of
**Mesmerizing
Beauty**

Every square foot of space at Shantivan Bungalows is the answer to your lifelong desires. From opulent residences to the lush landscaped gardens, from thoughtful facilities to peaceful nature living, we offer you a complete lifestyle.





Lifestyle Amenities

Celebrate the Moments of
Enchanting

Bliss

At Shantivan Bungalows, beyond the stunning first impression lies an equally rich living experience. Here is a home that everyone dream to own and take pride in.





4 BHK
LUXURIOUS
BUNGALOWS

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Bungalows



Celebrate luxury... Celebrate life



 **Layout**
Plan

Type **A** Unit No. 01 to 07

Type **B** Unit No. 08 to 15

Type **C** Unit No. 16 to 31

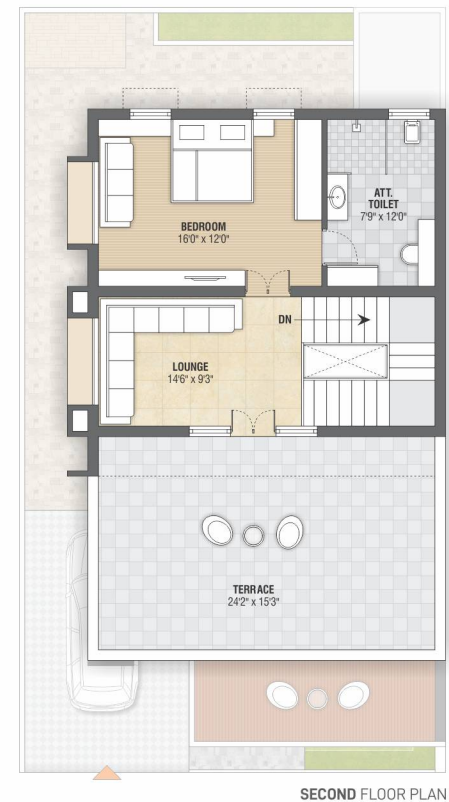
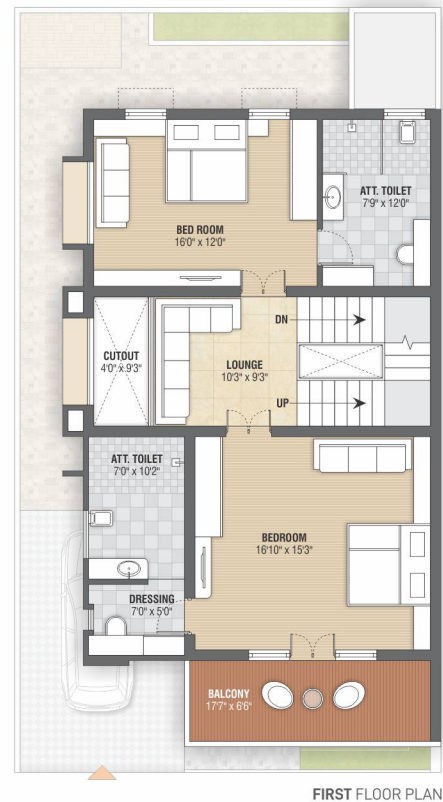
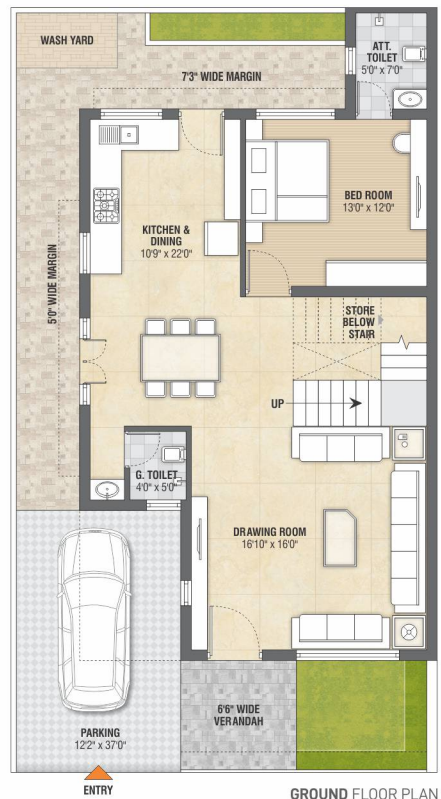
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Bungalows





Type **A** Unit No. **01 to 07**

4 BHK UNIT FLOOR PLAN

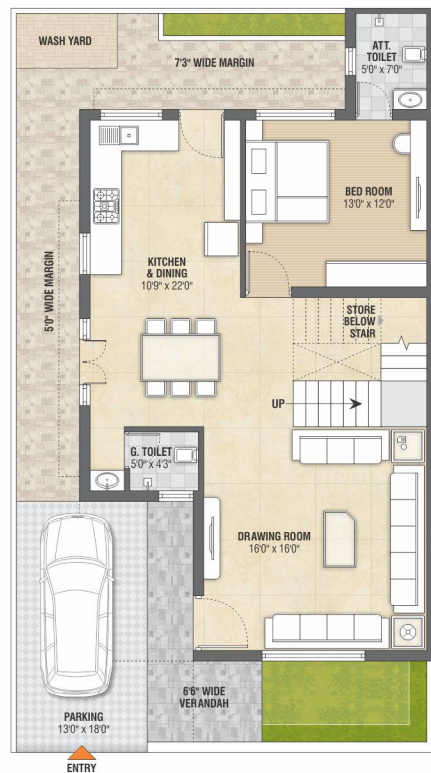




Type **B** Unit No. 08 to 15



4 BHK UNIT FLOOR PLAN



GROUND FLOOR PLAN



FIRST FLOOR PLAN

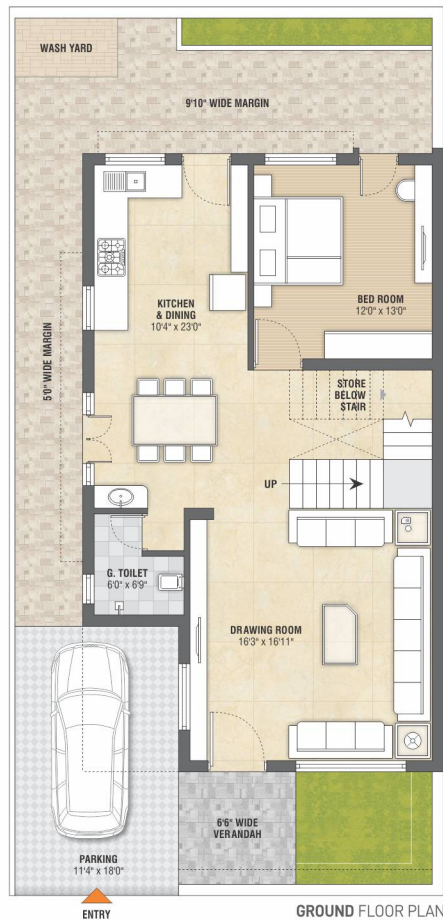


SECOND FLOOR PLAN



Type **C** Unit No. **16 to 31**

4 BHK UNIT
FLOOR PLAN



CENTER OF THE CITY



BRANDS WE USE

(OR EQUIVALENT)

BATHROOM



PLUMBING



ELECTRIC



SWITCHES



WINDOWS



FLOORING



CEMENT



SPECIFICATIONS

■ STRUCTURE

- R. C. C. frame Structure. Structure design as per IS code considering earthquake resistance.

■ WALL

- All internal walls will be finished with putty over mala plaster.
- All external wall will be finished with double coat mala Plaster.

■ PLUMBING

- Concealed plumbing with premium quality pipes and fittings. For continuous water supply, a common borewell and pressure pump distribution system will be installed.

■ FLOOR FINISH

- High Quality vitrified tiles in drawing, dining, kitchen & all bedrooms.

■ KITCHEN

- Ready to use granite finished platform with SS sink, Designer glazed tiles with dado up to lintel level.
- Electrical point for microwave and mixer.
- Plumbing and electrical provisions for Washing Machine.

■ ELECTRIFICATION

- Concealed copper flexible wiring with adequate number of electrical points & branded modular switches.
- TV & AC points in drawing room & all bedrooms.
- Centralized distribution board with MCBs & ELCB for safety.

■ DOORS & WINDOWS

- Decorative wooden polished main entrance door.
- All other doors are flush doors.
- UPVC Section Windows with stone revile.

■ TOILETS

- Full covered elegantly designed toilets with designer tiles and colour coordinated sanitary ware.

■ TERRACE

- Open terrace finished with suitable water proofing & china-mosaic flooring for heat reflection.

■ Hollow Plinth Area

- Paved with designer tiles / blocks or natural stone.



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Site : Shantivan Bungalows, Opp. Smaran Bungalows, Nr. Swagat City, Adalaj, Sabarmati-Mehsana Highway, Gujarat.

Legal Notes • Stamp Duty, Registration Charges, Legal Documentation Charges, Advance Maintenance, Fix Maintenance Charges, GUDA Charges and Electrical Co. Charges including cable and sub-station cost shall be borne by the purchaser. • GST or any additional charges, tunes, cess or duties levied by the government / local authorities prior, during or after the completion of the scheme will be borne by the purchaser. • Changes / Alteration of any nature, including the elevations, exterior colour scheme of the apartments or any other change affecting the overall design concept and outlook of the scheme are strictly not permitted during or after the completion of the scheme. • All elements, objects, treatments, materials, equipments and colour schemes shown are artist's impressions. Actuals may be different as per architect's designs. • All dimensions shown here are unfinished to an unfinished wall. • The brochure is intended only to convey the essential design and technical features of the scheme.



DEVELOPERS



KATHAN
DEVELOPERS

Site : Shantivan Bungalows, Opp. Smaran Bungalows, Nr. Swagat City,
Adalaj, Sabarmati-Mehsana Highway, Gujarat.

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ARCHITECT



STRUCTURAL ENGINEER

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