



Developer : Nyalkaran Infra

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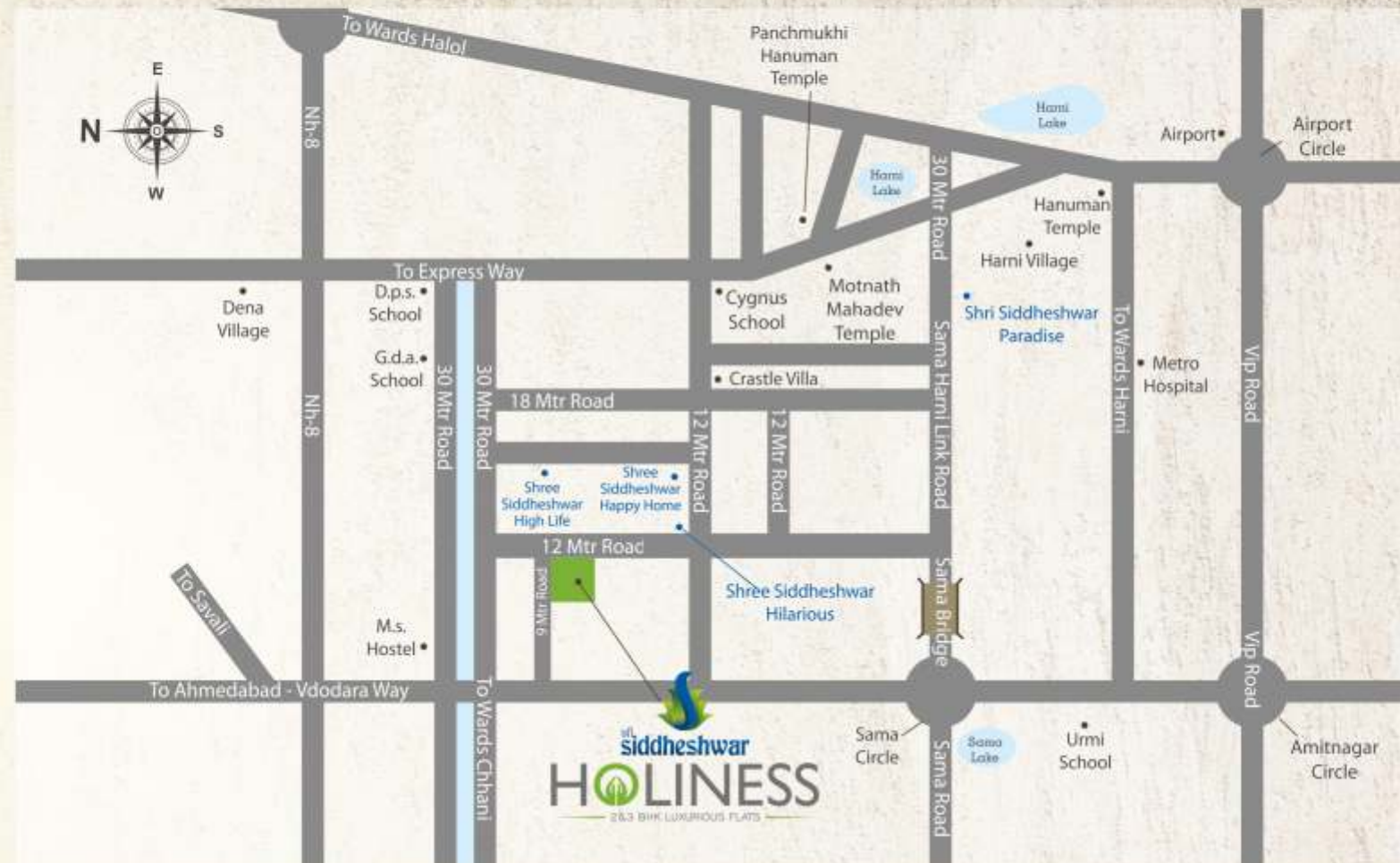
Architect :
Mehul Panchal

Structure :
Zarna Associates

Payment Mode For Flat: 20% On Booking • 10% Plinth • 08% Ground Floor Slab • 08% First Floor Slab • 08% Second Floor Slab • 08% Third Floor Slab • 08% Fourth Floor Slab • 08% Fifth Floor Slab • 08% Sixth Floor Slab • 07% Seventh Floor Slab • 04% Plaster Level • 03% Flooring

Payment Mode For Shop: 30% On Booking • 15% Plinth • 25% Slab • 15% Brick work • 10% Plaster • 05% Flooring

Notes: (1) Possession will be given after one month of settlements of all accounts. (2) Extra work will be executed after receipt of full advance payment. (3) Documentation charges, Stamp duty, service tax, common maintenance charge, development charge will be extra. (4) Any new central or state government taxes, if applicable shall have to be borne by the clients. (5) Continuous default payments leads to cancellation. (6) Administrative expense of 20,000/- & the amount of extra work (if any) will be deducted from refund amount. (7) refund in case of cancellation will be made within 30 days from the date of booking of new client only. (8) in case of delay of water supply, light connection, drainage work by VMSS/MGVCL, developers will not be responsible. (9) Architect/ Developers shall have the right to change of rise the scheme or any details herein and any change of revision will be binding to all. (10) Terrace right will be reserved for developers only. (11) Any plans, specification or information in this brochure can not from part of an offer, contract or agreement.



ॐ जय श्री स्वामिनारायण ॐ
जय श्री गणेशाय नमः

श्री Siddheshwar
HOLINESS
SHOPS - 2&3 BHK LUXURIOUS FLATS





BASEMENT
LAYOUT





GROUND
LAYOUT

Shop	Carpet Area
01	19.10 Sq.Mt
02	19.42 Sq.Mt
03	24.27 Sq.Mt
04	19.72 Sq.Mt
05	19.72 Sq.Mt
06	24.27 Sq.Mt
07	19.42 Sq.Mt
08	19.10 Sq.Mt
09	19.10 Sq.Mt
10	19.42 Sq.Mt
11	24.27 Sq.Mt
12	19.72 Sq.Mt
13	19.72 Sq.Mt
14	24.27 Sq.Mt
15	19.41 Sq.Mt
16	19.45 Sq.Mt
17	19.84 Sq.Mt
18	14.86 Sq.Mt
19	14.86 Sq.Mt
20	19.88 Sq.Mt
21	19.90 Sq.Mt
22	15.81 Sq.Mt



TYPICAL
LAYOUT



3 BHK

TOWER A - B



3 BHK

TOWER C



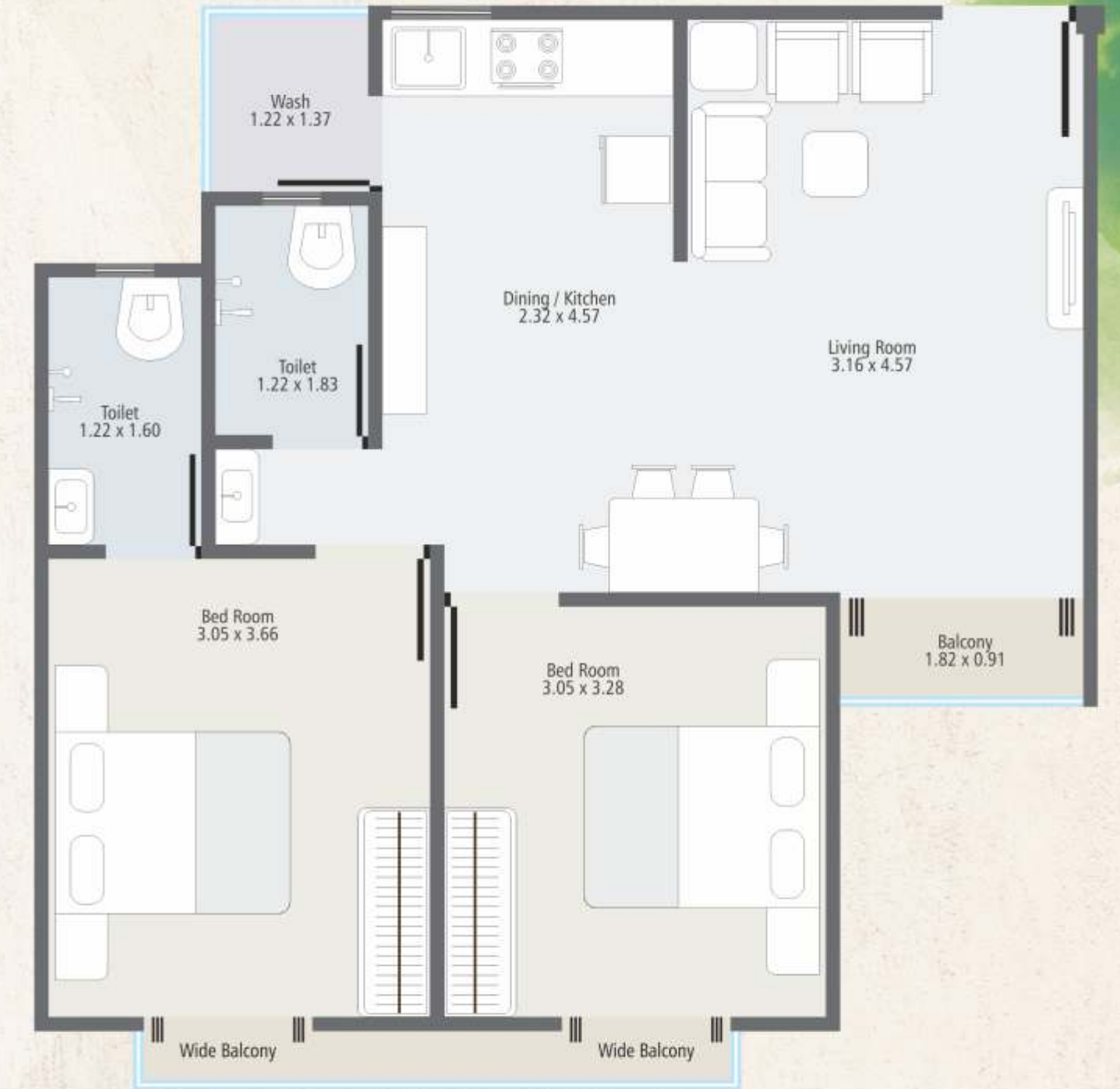
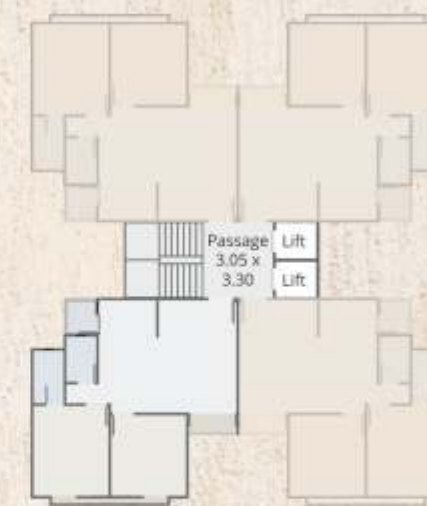
2 BHK

TOWER C



2 BHK

TOWER D-E-F



SPECIFICATIONS

STRUCTURE



- Earthquake resistant RCC frame structure as per structure design.

FLOORING



- 24"x24" Vitrified flooring
- Paver blocks in parking area
- Water Proffing with china mosaic on terrace

KITCHEN



- Granite top platform with S.S. sink.
- Decorative glazed tiles dedo up to slab level.

DOORS / WINDOWS



- Elegant entrance door & internal Laminated Flush door with granite frame
- Powder Coted Aluminium Windows with granite frame

WALL FINISH



- **Internal:** smooth plaster with 2 coat putty Primer
- **External:** Double Coat plaster with weather proof paint.

ELECTRIFICATION



- Concealed good quality copper ISI wiring branded modular switches
- T.V. point in living room & all Master bedrooms.
- A.C. point in master bedrooms.

TOILET / PLUMBING



- Standard quality sanitary ware branded plumbing fittings.
- Glazed tiles dedo upto slab level.
- Ceramic tiles in flooring.

LIFT



- Standard two Elevator in each tower with Power Backup.

NUMBER PLATE



- Elegant Number Plate To Each Unit





AMENITIES



Landscape Garden



Club House



A/C Gymnasium



Jogging Track



Children Play Area



Allotted car parking



24 Hours Water Supply



Security with Security Cabin.



Indoor Games



Stylish entrance gate.



Fire fighting system



Light pole in common area