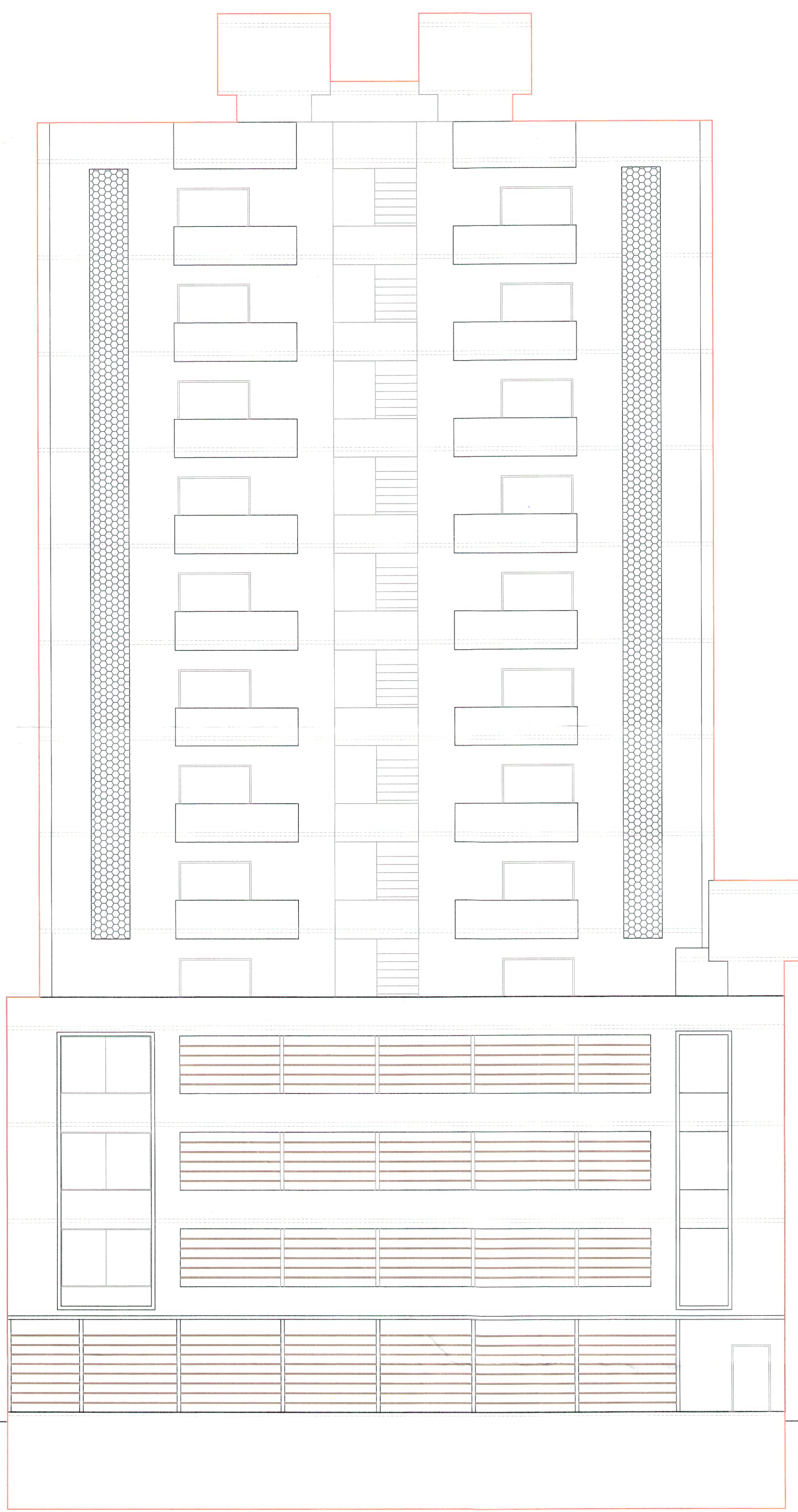
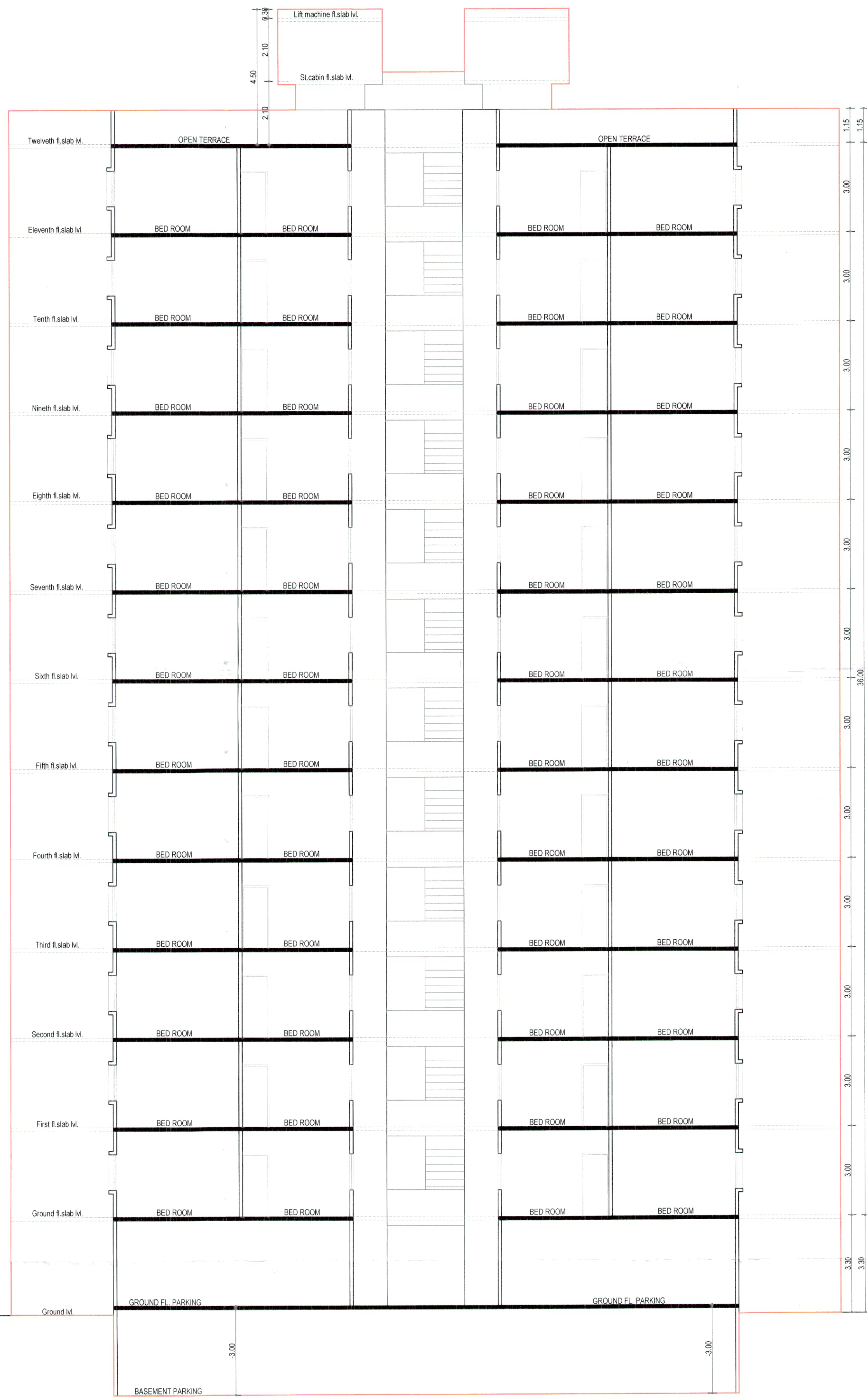


TOWER-A [3-BHK]
FRONT ELEVATIONTOWER-A [3-BHK]
SECTION X-X

LIFT CALCULATION		STAIR DETAIL	
RESIDENTIAL	MIN. NO. OF LIFT	PROV. NO. OF LIFT	STAIR WIDTH : 2.00 MT.
ABOVE 25.00 MT. HT.	1 lift / 30 unit		TRADE WIDTH : 0.25 MT.
ABOVE 25.00 MT. HT.	173 UNITS	3 LIFTS	RISER HEIGHT : 0.166 MT.

NO. OF SHOPS & FLATS (AS/TOWER)		
FLOORS	TOWER	TOTAL
	A	
Ground floor	07	07
First floor	06	04
Second floor	06	04
Third floor	06	04
Fourth floor	06	04
Fifth floor	06	04
Sixth floor	06	04
Seventh floor	06	04
Eighth floor	06	04
Ninth floor	06	04
Tenth floor	06	04
Eleventh floor	06	04
Twelfth floor	06	04
TOTAL	25	48

REQUIRED SANITATION	
1 user per 4 sq.mt. per carpet area	
674.96/4 = 168.74 users	
168.74/50 = 3.37 SAY 4 URINAL	
168.74/100 = 1.68 SAY 2 W.C.	
PROPOSED SANITATION	
2 TOILET PROVIDED	
1 H.C.	
1 Common	

SOLAR POWER CALCULATION	
MIN. 5% OF CONNECTED LOAD	
ESTIMATED CONNECTED LOAD = 275.33 KW	
SOLAR PROVISION 5% = 13.76	
12 sq.mt./TKW i.e. 165.19 sq.mt. area of terrace	
provi. 170 sq.mt. on terrace tower : a	

REQUIRED P.W. CALCULATION	
PLOT AREA = 2133.00/4000	
= 0.53 SAY 1 NOS.	
PROVIDED P.W. = 1 NOS.	

REQUIRED SOLID WEST BIN	
REQUIRED = 20 lit./100 sq.mt. of each fl.	
REQUIRED = 17516.05/20 sq.mt. = 875.80 lit.	
PROPOSED = 876.00 LITERS	

REQUIRED TREE CALCULATION	
PLOT AREA = 2133.00/2000	
= 10.66 X 5 = 53.30 SAY 54 NOS.	
PROVIDED TREE = 54 NOS.	

PARKING STATEMENT	
REQUIRED PARKING	
RESIDENTIAL : 4831.85	(20%) 966.33
COMMERCIAL : 674.96	(50%) 337.48
TOTAL	5508.61

TOTAL PROPOSED PARKING	
BASEMENT	494.98 sq.mt.
PARKING - 01	473.34 sq.mt.
PARKING - 02 (common plot)	108.00 sq.mt.
PARKING - 03 (open)	205.78 sq.mt.
PARKING - 04 (open)	055.72 sq.mt.
TOTAL PARKING	1337.83 sq.mt.

TOTAL PROVIDED PARKING SPACE	
RESIDENTIAL	4831.85
COMMERCIAL	674.96
INDUSTRIAL	0.00
TOTAL	5506.81

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TOTAL PROVIDED PARKING SPACE	
RESIDENTIAL	4831.85
COMMERCIAL	674.96
INDUSTRIAL	0.00
TOTAL	5506.81

see regulation no. 3.2(ix)		
A	AREA STATEMENT	SQ. MTS.
1	AREA OF LAND AS/RECORD	F.P.No. 59
2	PROPOSED ROAD	
(A)	ANY RECREATION	
(B)	BALANCE AREA OF PLOT	
C	COMMON PLOT [2133.00 X 10% = 213.30]	0214.00
3	NET AR. OF BUILD. UNIT FOR PLAN	1919.00
4	PERM. BUILT UP AR. ON GR. FL. [30% OF 2133.00]	0639.90
PERMISSIBLE F.S.I. [1.80]	[2133.00 X 1.80]	3839.40
PREMIUM F.S.I. [2.70]	[2133.00 X 2.70]	5759.10
PREMIUM F.S.I. [3.60]		
5	EXISTING BUILT UP AREA	
(A)	GROUND FL.	
(B)	OUT HOUSE/GARRAGE	
(C)	FIRST FL.	
(D)	UPPER FL.	
TOTAL EXISTING BUILT UP AREA		
6	PROPOSED BUILT UP AREA	639.10
(1)	GROUND FL. (MAIN STRUCTURE)	
TOTAL PROPOSED BUILT UP AREA		639.10
7	GRAND TOTAL OF BUILT UP AREA ON GR. FL.	
PROP. FLOOR SPACE AREA	BUP AR.	F.S.I. RES.
BASEMENT FLOOR	606.00	
GROUND FLOOR	194.24	444.86
FIRST FLOOR	194.24	444.86
SECOND FLOOR	194.24	444.86
THIRD FLOOR	194.24	444.86
FOURTH FLOOR	194.24	444.86
FIFTH FLOOR	194.24	444.86
SIXTH FLOOR	194.24	444.86
SEVENTH FLOOR	194.24	444.86
EIGHTH FLOOR	194.24	444.86
NINTH FLOOR	194.24	444.86
TENTH FLOOR	194.24	444.86
ELEVENTH FLOOR	194.24	444.86
TWELFTH FLOOR	194.24	444.86
STAIR CABIN	045.82	
TOTAL PROPOSED FLOOR SPACE AREA	776.96	1674.96
TOTAL EXIS. FLOOR SPACE AR. (F ANY)		
GRAND TOTAL OF FLOOR SPACE AREA	7454.04	5506.81
TOTAL F.S.I. CONSUMED		2.58 X 2.70

SCHEDULE OF OPENING	
DOOR	WINDOW
D1: 1.07X2.10	W: 1.50X1.20
D2: 0.90X2.10	W: 1.50X1.20
D3: 0.75X2.10	W: 0.60X0.90
D4: 0.60X2.10	W: 0.60X0.90
D5: 0.50X2.10	W: 0.50X0.90

TOTAL PROVIDED PARKING SPACE	
RESIDENTIAL	4831.85
COMMERCIAL	674.96
INDUSTRIAL	0.00
TOTAL	5506.81

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INDUSTRIAL	0.00
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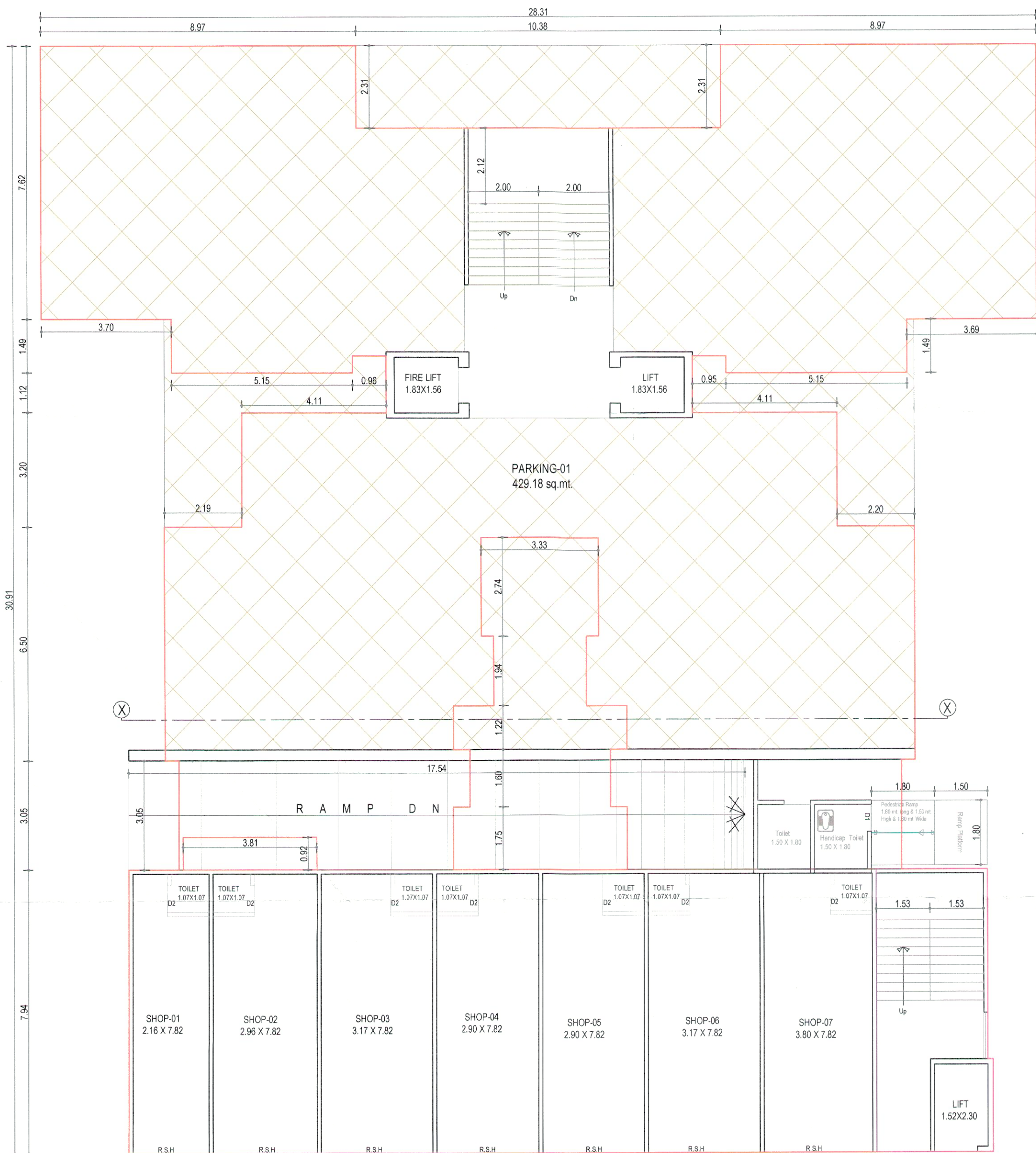
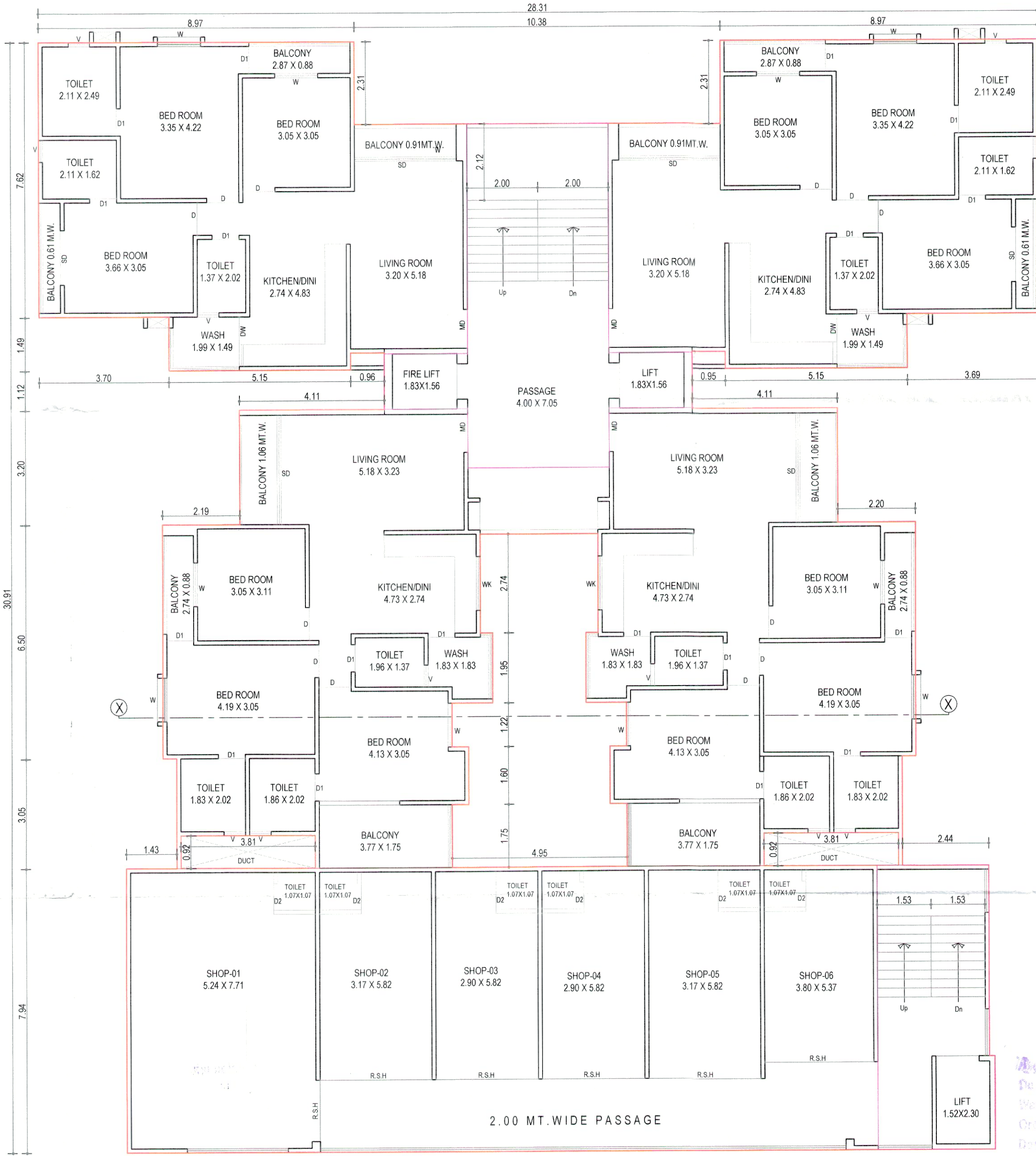
TOTAL PROVIDED PARKING SPACE	
RESIDENTIAL	4831.85
COMMERCIAL	674.96
INDUSTRIAL	0.00
TOTAL	5506.81

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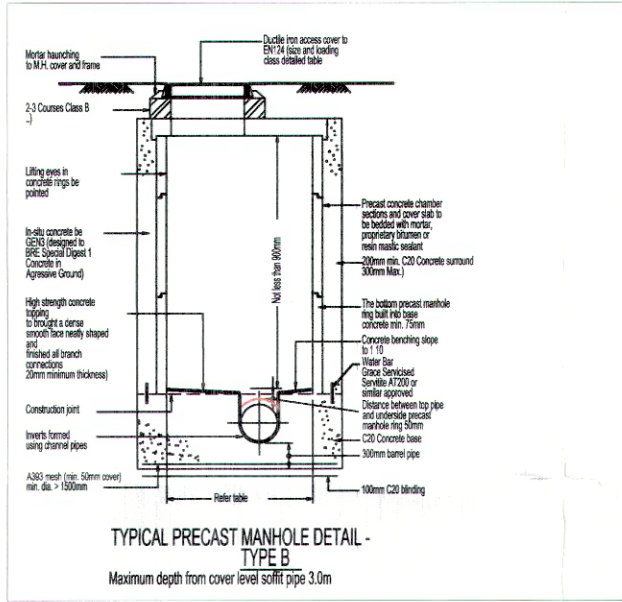
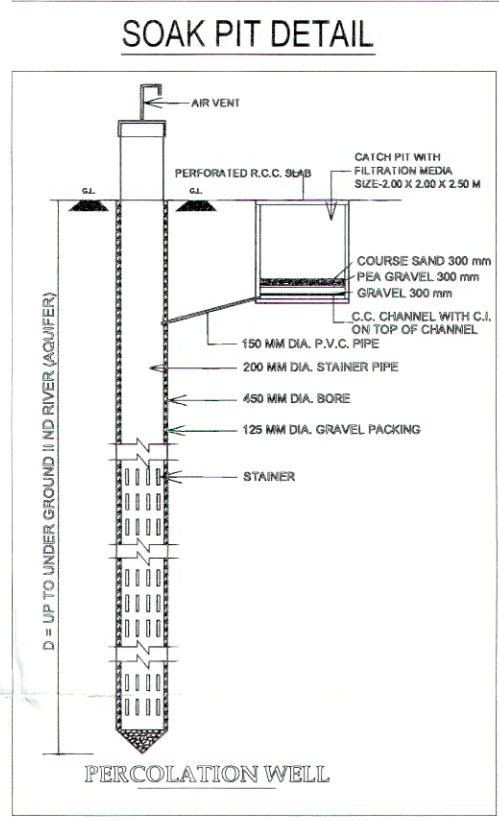
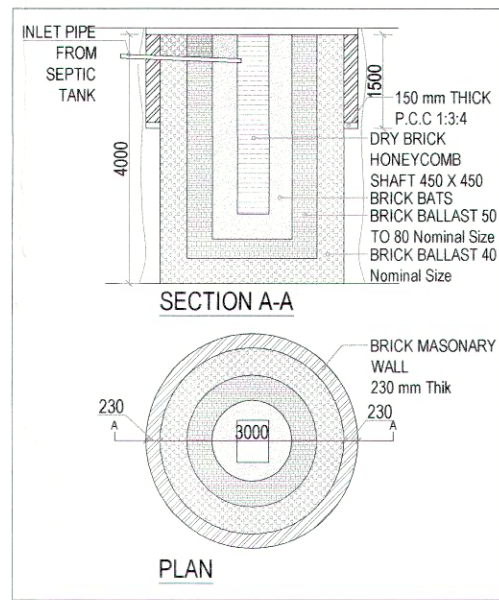
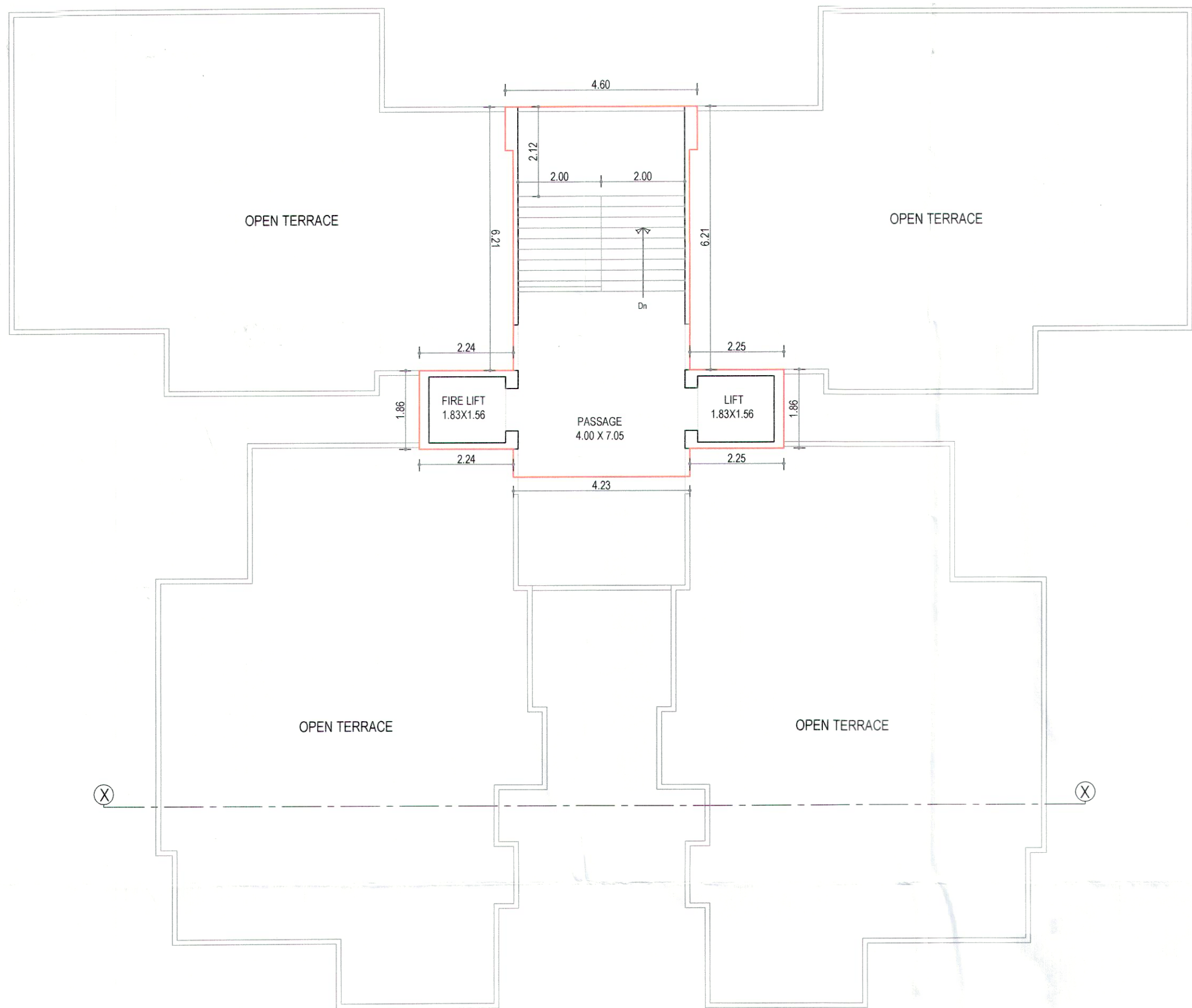
TOTAL PROVIDED PARKING SPACE	
RESIDENTIAL	4831.85
COMMERCIAL	674.96
INDUSTRIAL	0.00
TOTAL	5506.81

TOWER-A
GROUND FLOOR PLAN [7-SHOPS] [REVISED]

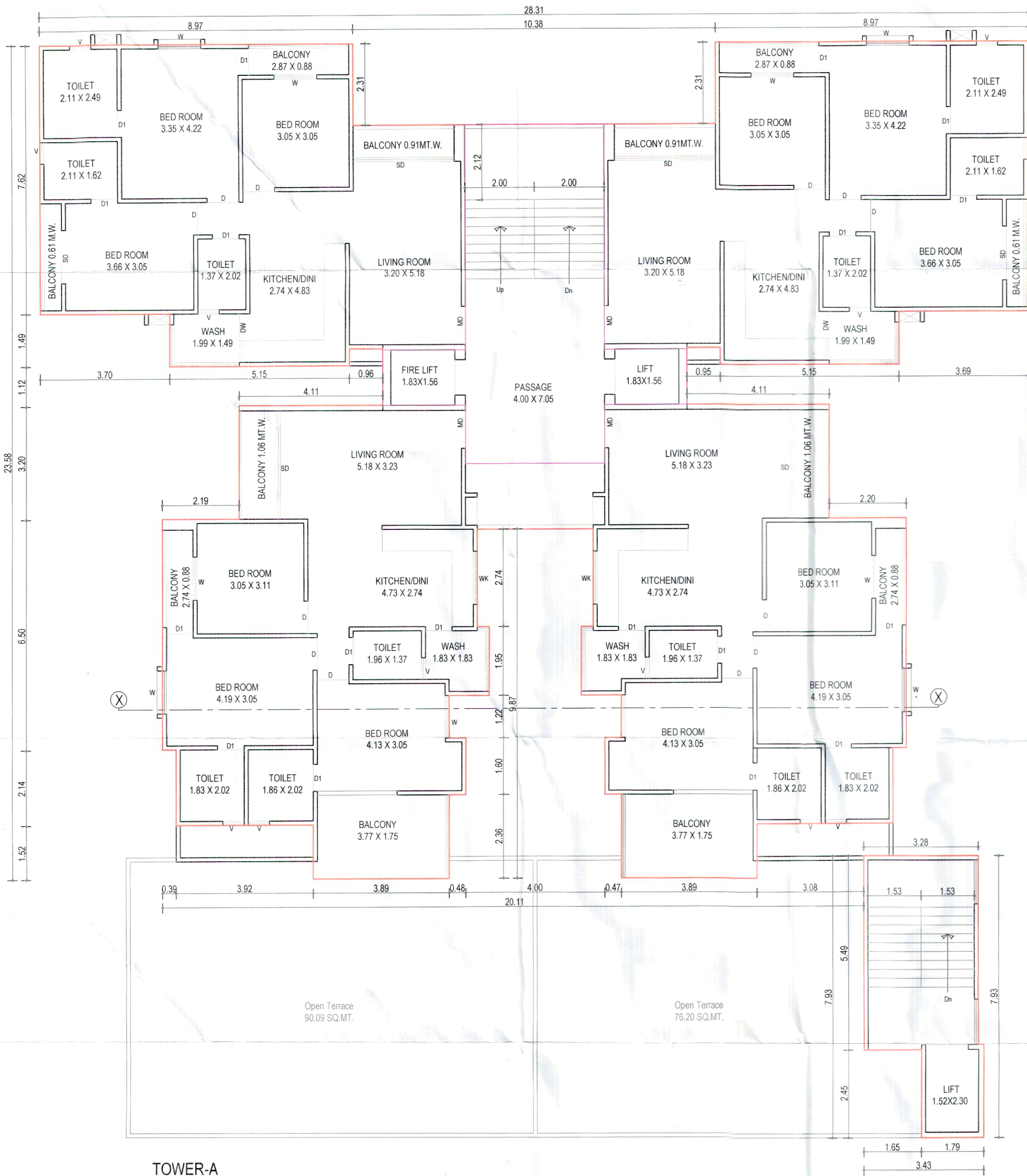
REVISED COMMERCIAL & RESIDENTIAL SCHEME ON R.S.No:224, F.P.No:59, T.P.No:02, O.P.No:59,
AT VILLAGE : SAMA , DIST: VADODARA.

Approved Subject to Condition laid
Down in Building Permission.
Word No. 13
Order No. HB.2024.22
Date : 15.4.24

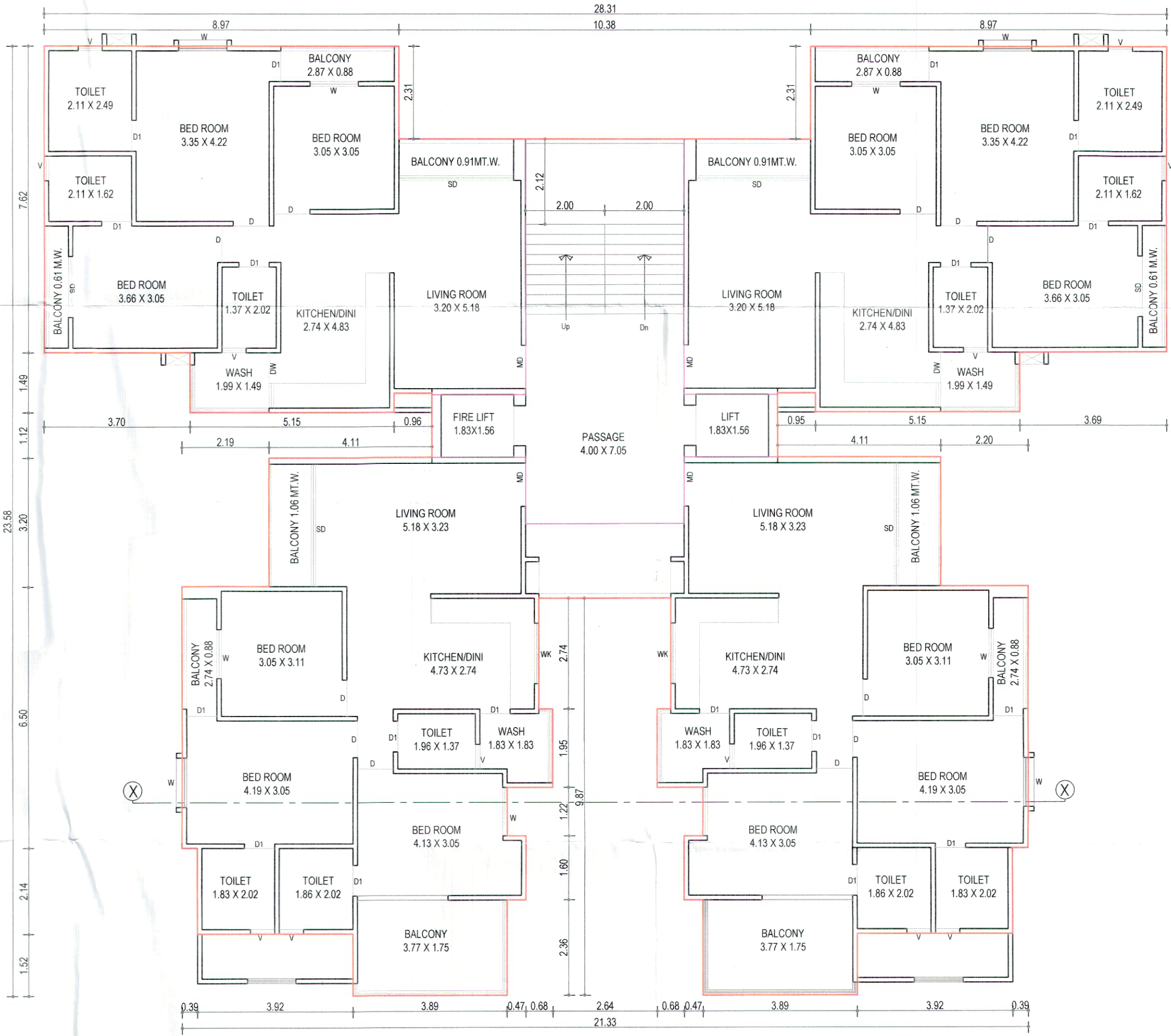
15.4.2024
Dy. Town & Development
Vadodara Mahanagar palika
મ્યુ. કમિશનરશ્રી ના હુકમથી



TOWER-A
ST.CABIN FLOOR PLAN [REVISED]
RESIDENTIAL BUILT UP AREA : 45.62 SQ.MT.



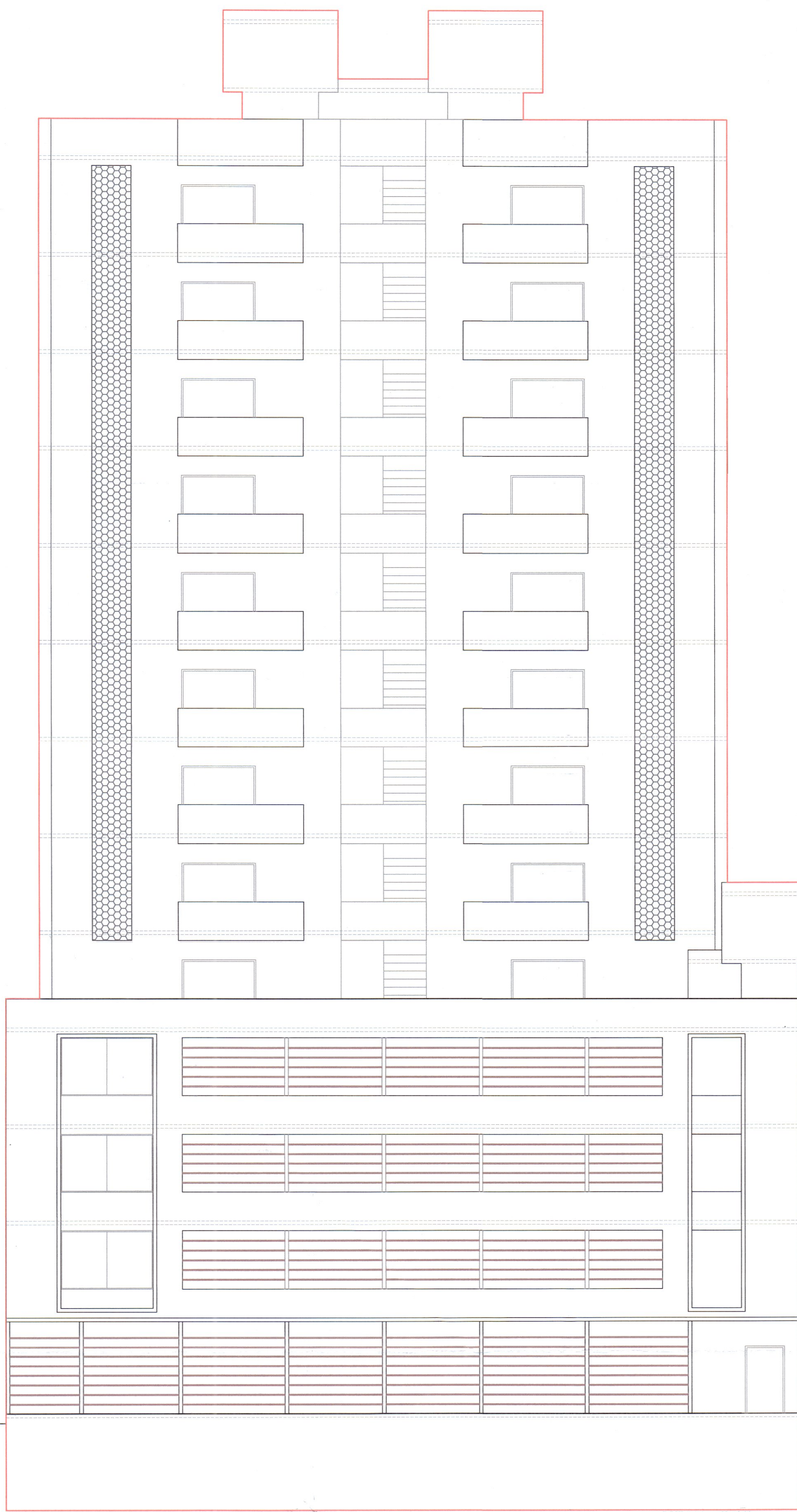
TOWER-A
FOURTH FLOOR PLAN [4-FLAT] [REVISED]
RESIDENTIAL BUILT UP AREA : 471.78 SQ.MT.
RESIDENTIAL F.S.I. AREA : 403.77 SQ.MT.
STAIR+LIFT+PASSAGE : 68.01 SQ.MT. [45.62+22.39]



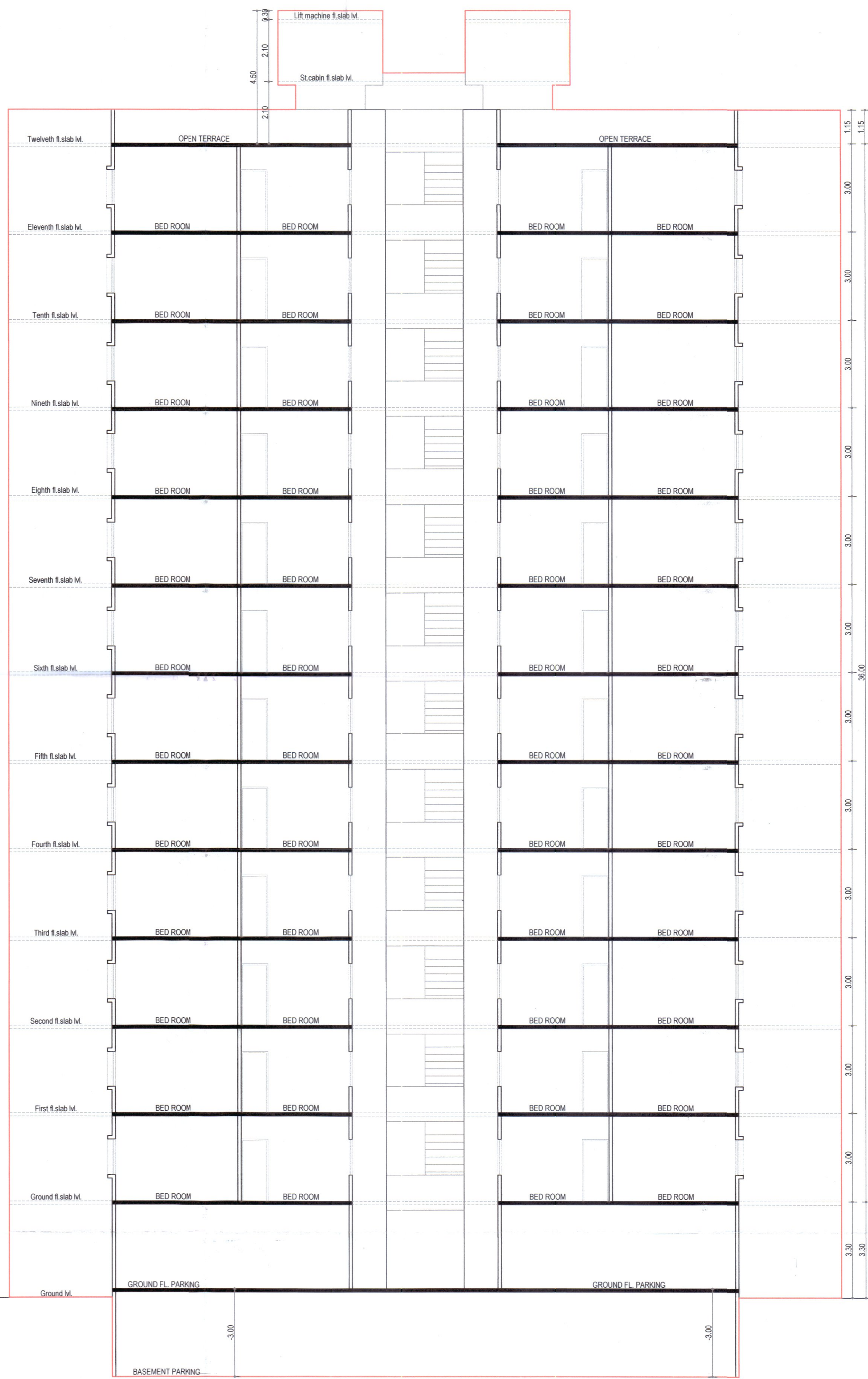
TOWER-A
TYPICAL FLOOR PLAN [5th.fl. TO 12th.fl.] [4-FLAT X 8FL. = 32 FLAT] [REVISED]
RESIDENTIAL BUILT UP AREA : 449.39 SQ.MT.
RESIDENTIAL F.S.I. AREA : 403.77 SQ.MT.
STAIR+LIFT+PASSAGE : 45.62 SQ.MT.

Signature
SAROLIYA REALITY
Kumar
PARTNER
Owner/Builder/Organiser/Developer of Authorised/ Agent of Owner

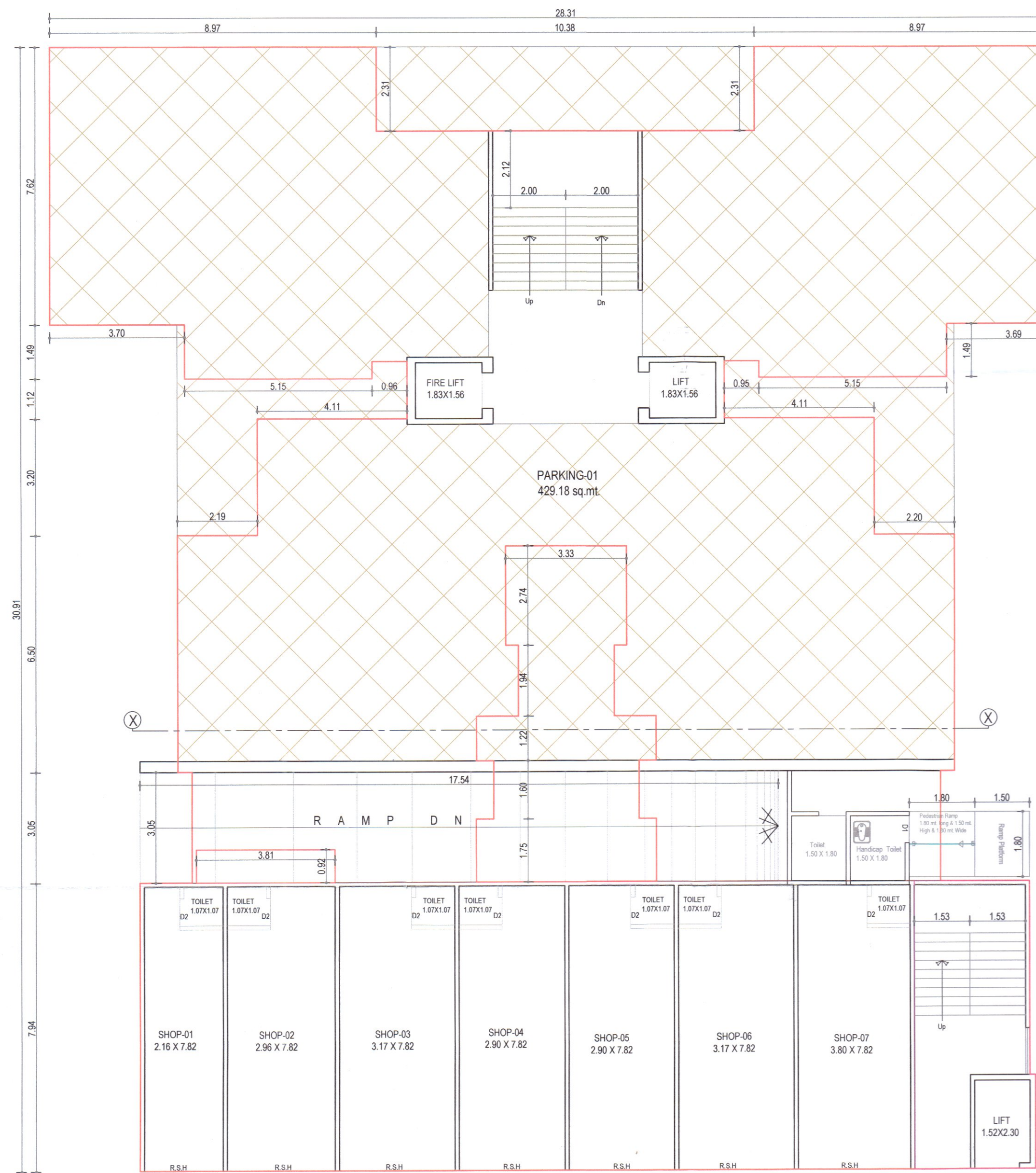
Signature
ABHILASH K. PANDYA
301, Silver Coin Complex,
Akota, Vadodara - 390 020.
VMC Lic. No.: CA/128/18-23
Vuda Lic. No.: AOR-472/18-23



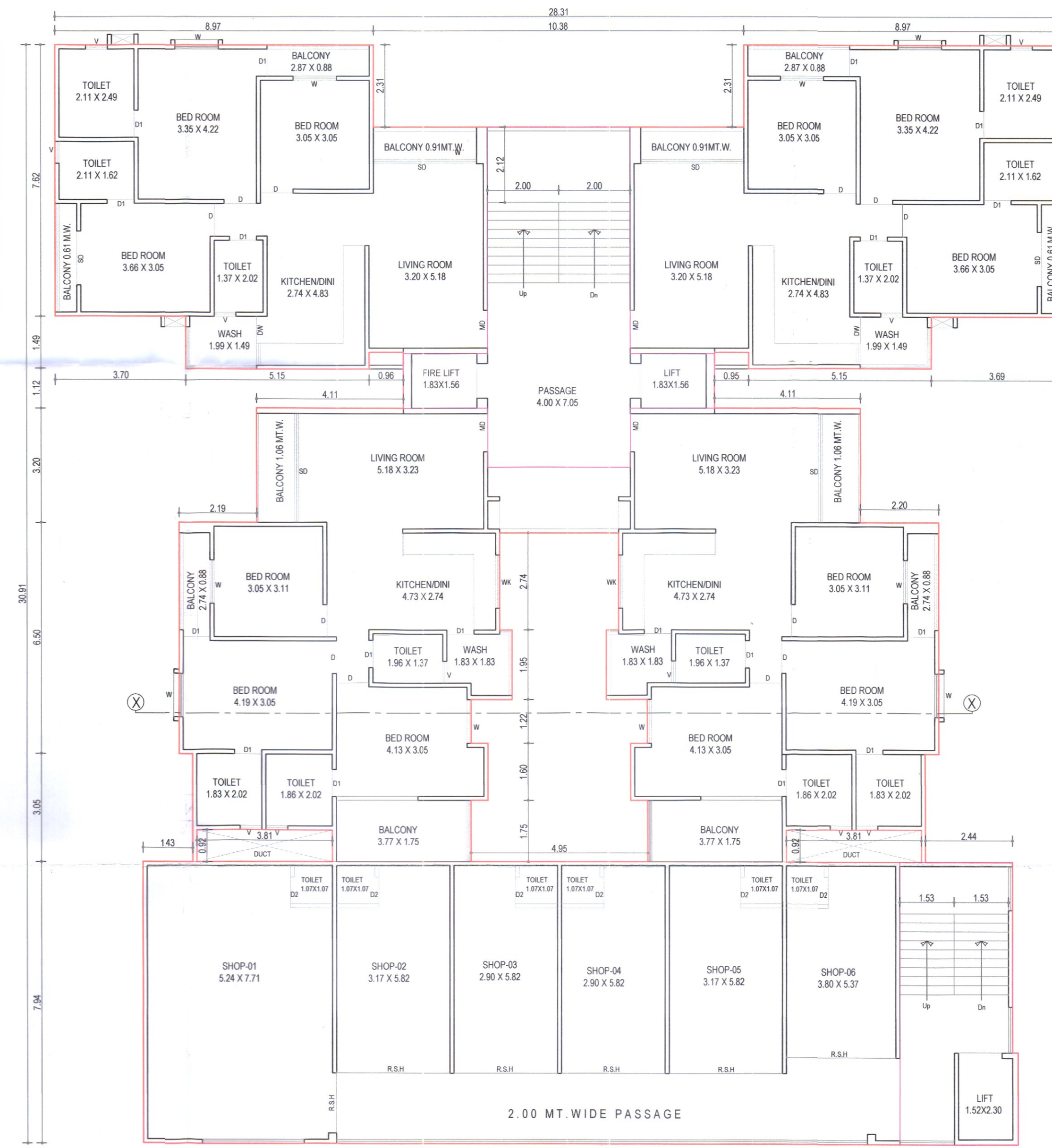
TOWER-A [3-BHK]
FRONT ELEVATION



TOWER-A [3-BHK]
SECTION X-X



TOWER-A
GROUND FLOOR PLAN [7-SHOPS] [REVISED]
COMMERCIAL BUILT UP AREA : 194.24 SQ.MT.
RESIDENTIAL BUILT UP AREA : 444.86 SQ.MT.
TOTAL BUILT UP AREA : 639.10 SQ.MT.
COMMERCIAL F.S.I. AREA : 168.74 SQ.MT.
PARKING AREA : 429.18 SQ.MT.
SCALE : 1:100 CM = 1.00 MT.



TOWER-A
TYPICAL FLOOR PLAN [1st fl. to 3th fl.] [4-FLAT X 3FL. = 12 FLAT] [REVISED]
COMMERCIAL BUILT UP AREA : 194.24 SQ.MT.
RESIDENTIAL BUILT UP AREA : 444.86 SQ.MT.
TOTAL BUILT UP AREA : 639.10 SQ.MT.
COMMERCIAL F.S.I. AREA : 168.74 SQ.MT.
RESIDENTIAL F.S.I. AREA : 399.24 SQ.MT.
STAIR+LIFT+PASSAGE : 25.50+45.62/71.12 SQ.MT.

LIFT CALCULATION			STAIR DETAIL		
RESIDENTIAL	MIN. NO. OF LIFT	PROV. NO. OF LIFT	STAIR WIDTH : 2.00 MT.	TRADE HEIGHT : 0.25 MT.	RISER HEIGHT : 0.168 MT.
ABOVE 25.0MT. HT.	1 LR / 30 unit	3 LIFTS			
ABOVE 25.0MT. HT.	173 UNITS				

NO. OF SHOPS & FLATS (AS / TOWER)		
FLOORS	TOURER	TOTAL
	shops	flats
Ground floor	07	07
First floor	06	04
Second floor	06	04
Third floor	06	04
Fourth floor	06	04
Fifth floor	06	04
Sixth floor	06	04
Seventh floor	06	04
Eighth floor	06	04
Ninth floor	06	04
Tenth floor	06	04
Eleventh floor	06	04
Twelfth floor	06	04
TOTAL	25	48

REQUIRED SANITATION		
1 user per 4 sq.mt. per carpet area		
- 674.86/4 = 168.74 users		
- 168.74/50 = 3.37 SAY 4 URINAL		
- 168.74/100 = 1.68 SAY 2 W.C.		

PROPOSED SANITATION		
- 2 TOILET PROVIDED		
1 H.C.		
1 Common		

SOLAR POWER CALCULATION		
MIN. 5% OF CONNECTED LOAD		
ESTIMATED CONNECTED LOAD = 275.33 KW		
SOLAR PROVISION 5% = 13.76		
12 sq.mt./1KW i.e. 165.19 sq.mt. area of terrace		
prov. 170 sq.mt. on terrace tower : a		

REQUIRED P.W. CALCULATION		
PLOT AREA = 2133.00 A000		
- 0.83 SAY 1 NOS.		
PROVIDED P.W. = 1 NOS.		

REQUIRED SOLID WEST BIN		
REQUIRED = 20 lit/100 sq.mt. of each fl.		
REQUIRED = 17516.05/20 sq.mt. = 875.80 lit.		
PROPOSED = 875.00 LITERS		

see regulation no. 3.2(ix)			LIST OF DRAWING ATTACHED		
A	AREA STATEMENT	SQ. MTS.	SR.NO.	DESCRIPTION	COPIES
2	AREA OF LAND AS/RECORD	F.P.NO. 59	2133.00		
(A)	PROPOSED ROAD				
(B)	ANY RESERVATION-				
	BALANCE AREA OF PLOT				
C)	COMMON PLOT [2133.00 X 10% = 213.30]		0214.00		
3	NET AR. OF BUILT UNIT FOR PLAN.		1919.00		
4	PERM. BUILT UP AR. ON GR.FL.[30% OF 2133.00]		0639.90		
	PERMISSIBLE F.S.I. [1.60] [2133.00 X 1.60]		3839.40		
	PREMIUM F.S.I. [2.70] [2133.00 X 2.70]		5759.10		
	PREMIUM F.S.I. [3.00]				
5	EXISTING BUILT UP AREA			REFERENCE	
(A)	GROUND FL.			LAST APPROVED PLAN(IF ANY)	
(B)	OUT HOUSE/GARRAGE			PERMISSION ORDER NO -	
(C)	FIRST FL.			DATE OF APPROVAL	
(D)	UPPER FL.			DES. OF PROPERTY & PROP- -OSED DEVELOPMENT WORK	
6	PROPOSED BUILT UP AREA		639.10		
(1)	GROUND FL. (MAIN STRUCTURE)		639.10		
7	GRAND TOTAL OF BUILT UP AREA ON GR.FL.				
	PROP. FLOOR SPACE AREA	BUP AR.	F.S.I. AR.		
		COM.	RESI.	COM.	RESI.
	GROUND FLOOR	194.24	444.86	168.74	399.24
	FIRST FLOOR	194.24	444.86	168.74	399.24
	SECOND FLOOR	194.24	444.86	168.74	399.24
	THIRD FLOOR	194.24	444.86	168.74	399.24
	FOURTH FLOOR	194.24	444.86	168.74	399.24
	FIFTH FLOOR	194.24	444.86	168.74	399.24
	SIXTH FLOOR	194.24	444.86	168.74	399.24
	SEVENTH FLOOR	194.24	444.86	168.74	399.24
	EIGHTH FLOOR	194.24	444.86	168.74	399.24
	NINTH FLOOR	194.24	444.86	168.74	399.24
	TENTH FLOOR	194.24	444.86	168.74	399.24
	ELEVENTH FLOOR	194.24	444.86	168.74	399.24
	TWELFTH FLOOR	194.24	444.86	168.74	399.24
	STAIR CASH	045.62			
	TOTAL PROPOSED FLOOR SPACE AREA	778.96	8677.96	674.96	4631.65
	TOTAL EXIS. FLOOR SPACE AR. (IF ANY)				
	GRAND TOTAL OF FLOOR SPACE AREA	7454.04	5506.61		
	TOTAL F.S.I. CONSUMED	2.58 X 2.70	5506.61 X 2.70/5759.10 = 2.58		

PARKING STATEMENT		
REQUIRED PARKING		
RESIDENTIAL	4831.65	(20%) 966.33
COMMERCIAL	674.96	(50%) 337.48
TOTAL	5506.61	1303.81

TOTAL PROPOSED PARKING		
BASEMENT	494.98	98.99
PARKING - 01	473.34	94.67
PARKING - 02 (common plot)	108.00	21.60
PARKING - 03 (open)	205.79	41.16
PARKING - 04 (open)	055.72	11.14
TOTAL PARKING	1337.83	267.46

TOTAL MAXIMUM POSSIBLE FLOOR SPACE AREA		
RESIDENTIAL	4831.65	(20%) 966.33
COMMERCIAL	674.96	(50%) 337.48
INDUSTRIAL		(100%) 1303.81
TOTAL	5506.61	1303.81

PARKING STATEMENT		
TOTAL PROVIDED PARKING SPACE		
RESIDENTIAL	494.98	98.99
COMMERCIAL	842.85	168.57
INDUSTRIAL		
OTHER		
PROVIDE PARK.		

PRIMUM F.S.I. TABLE		
SR.NO.	F.S.I. AS PER (1.80)	F.S.I. (1.80 TO 2.70)
RESIDENTIAL	3164.44	674.96
NON-RESIDENTIAL		
INDUSTRIAL		
OTHER		

CARPET AREASHEET [SAMA F.P.:59]			
SAMA [R.S.NO : 224,F.P.NO : 59,T.P.NO: 2]			
CARPET AREA TOWER-A[GROUND FLOOR]			
SHOP NO	CARPET AREA	SHOP NO	CARPET AREA
1	16.89	4	22.68
2	23.15	5	22.68
3	24.81	6	24.81
		7	24.09
		TOTAL	159.11

TOWER-A [TYPICAL FLOOR 1st to 3rd]			
SHOP	CARPET AREA	SHOP NO	CARPET AREA
101 TO 301	40.51	104 TO 304	16.88
102 TO 302	18.46	105 TO 305	18.46
103 TO 303	16.88	106 TO 306	16.54
		TOTAL	127.73

TOWER-A FLAT CARPET AREA TYPICAL FL.[1 TO 3]			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
101 TO 301	78.72	103 TO 303	81.46
102 TO 302	78.72	104 TO 304	81.46

TOWER-A BALCONY CARPET AREA TYPICAL FL.[1 TO 3]			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
101 TO 301	12.37	103 TO 303	7
102 TO 302	12.37	104 TO 304	7

TOWER-A WASHY CARPET AREA TYPICAL FL.[1 TO 3]			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
101 TO 301	2.94	103 TO 303	2.96
102 TO 302	2.94	104 TO 304	2.96

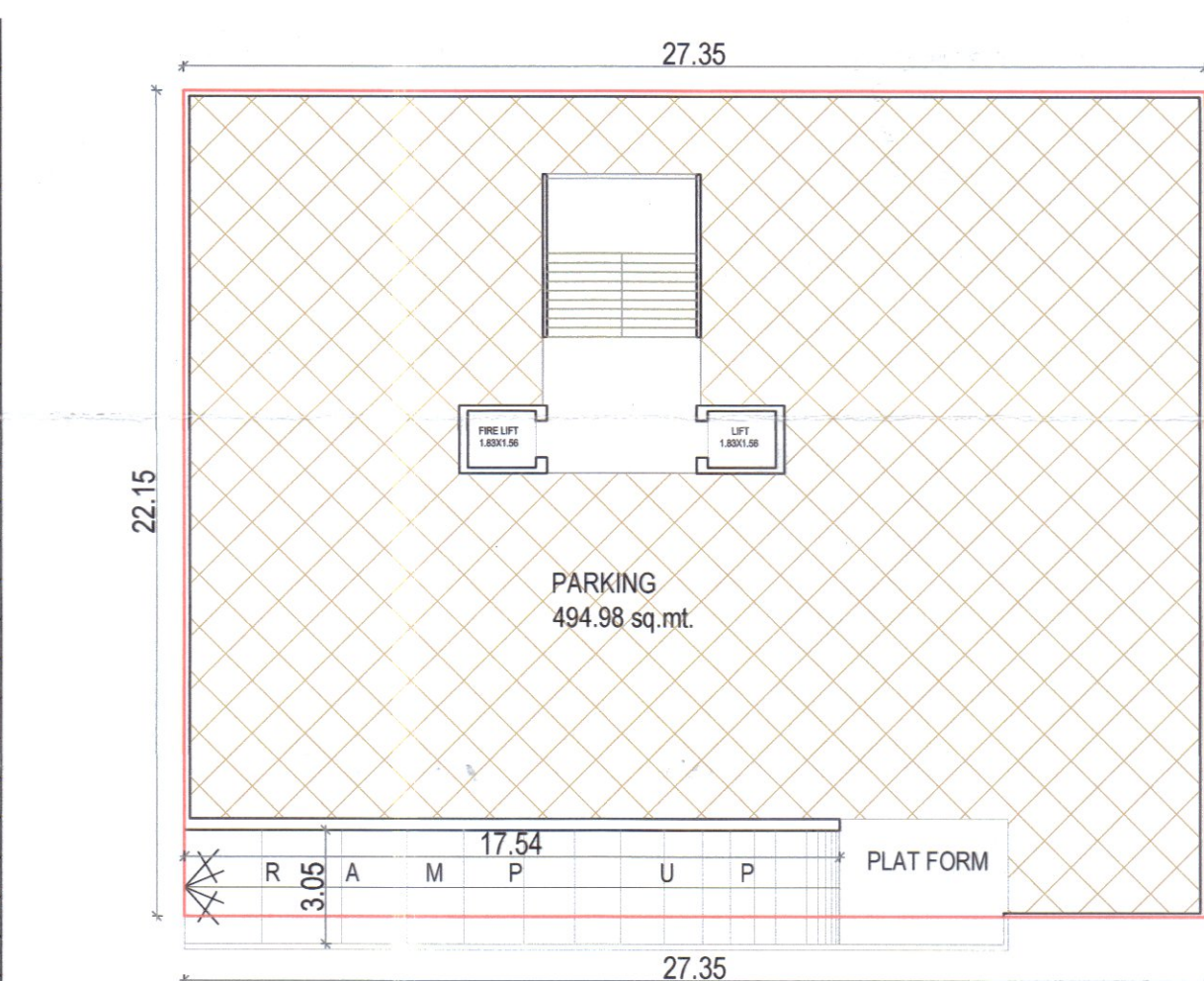
TOWER-A FLAT CARPET AREA TYPICAL FL.[4 TO 12]			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
401 TO 1201	78.72	403 TO 1203	81.46
402 TO 1202	78.72	404 TO 1204	81.46

TOWER-A BALCONY CARPET AREA TYPICAL FL.[4 TO 12]			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
401 TO 1201	14.72	403 TO 1203	7
402 TO 1202	14.72	404 TO 1204	7

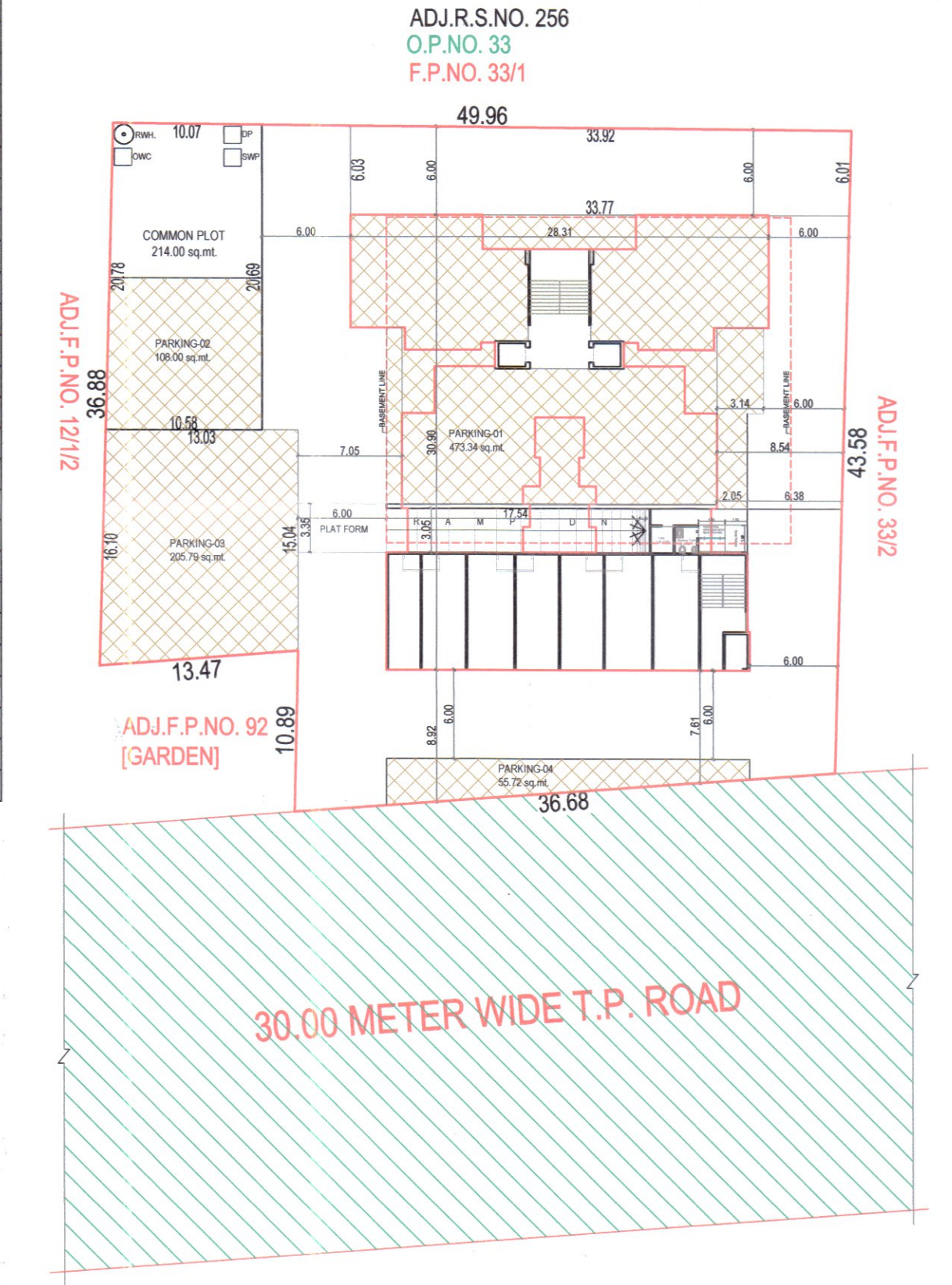
TOWER-A WASHY CARPET AREA TYPICAL FL.[4 TO 12]			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
401 TO 1201	2.94	403 TO 1203	2.96
402 TO 1202	2.94	404 TO 1204	2.96

TOWER-A OPEN TERRACE CARPET AREA 4TH FLOOR			
FLAT NO	CARPET AREA	FLAT NO	CARPET AREA
401	76.2	402	90.09

LAND AREA CALCULATION		SQ.MT.
TOTAL AREA OF LAND		2133.00
TOTAL COVERED AREA		639.10
AREA OF COVERED PARKING		924.16



BASEMENT PLAN [TOWER A] [REVISED]
BUILT UP AREA : 606.00 SQ.MT.
PARKING AREA : 494.98 SQ.MT.
SCALE : 1:100CM = 2.00 MT.



LAY OUT PLAN
SCALE : 1:100CM = 4.00 MT.
NORTH

REVISED COMMERCIAL & RESIDENTIAL SCHEME ON
R.S.No:224,F.P.No:59,T.P.No:02,O.P.No:59,
AT VILLAGE : SAMA , DIST: VADODARA.

Signature _____
Signature _____
SAROLIYA REALITY
AARAV ASSOCIATES
DHAVAL N. PRAJAPATI
PARTNER
V.M.S. LIC No. - EOR - 2/CA
206, Abhilasha Square, Sama
VADODARA-39, M. 9913737997
ABHILASH K. PANDYA
301, Silver Coin Complex,
Akota, Vadodara - 390 020.
V.M.C. Lic. No. : CA/126/19-23
Vada Lic. No. : AOR-472/18-23

49.96

ADJ.F.P.NO. 12/1/2

88.93

COMMON PLOT
214.00 sq.mt.PARKING-02
108.00 sq.mt.PARKING-03
205.79 sq.mt.

13.47

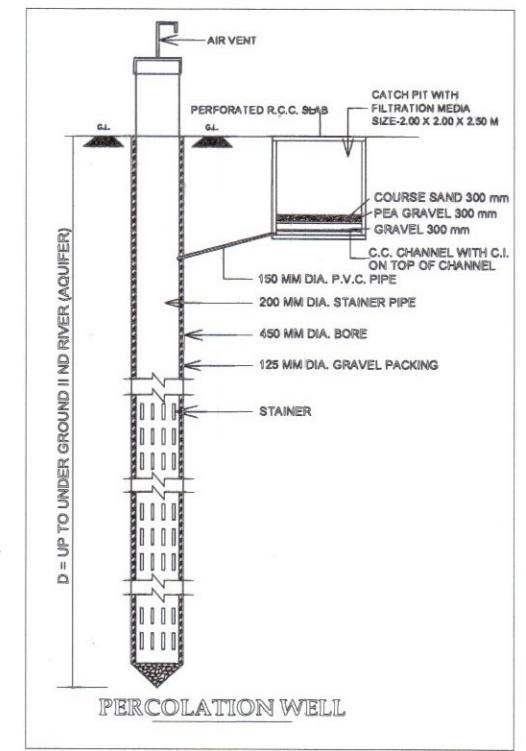
ADJ.F.P.NO. 92
[GARDEN]

10.89

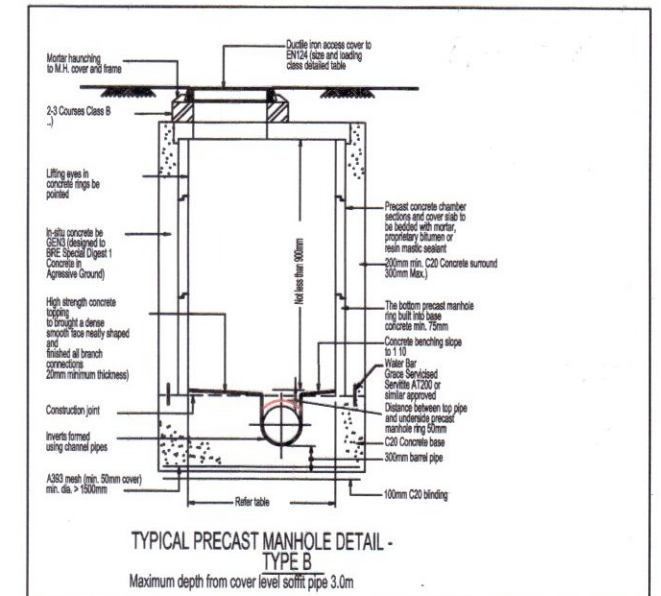
PARKING-01
473.34 sq.mt.PARKING-04
55.72 sq.mt.

36.68

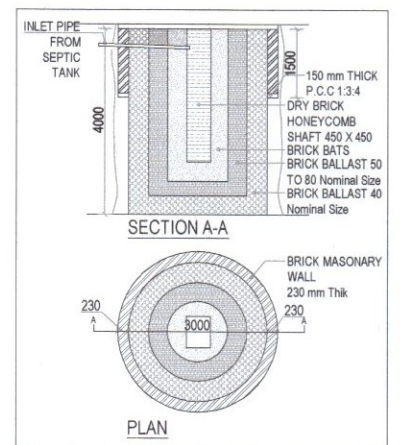
30.00 METER WIDE T.P. ROAD



PERCOLATING WELL DETAIL



MAN HOLE DETAIL



SOAK PIT DETAIL

- EXTERNAL DRAINAGE PIPE, LINE BURIED UNDER FLOOR, SLOPE 1:100
EXTERNAL DRAINAGE MAIN PIPE, LINE BURIED UNDER FLOOR, SLOPE 1:150

DRAINAGE AND RAINWATER DOWN TAKE PIPES AND INTERNAL TOILET DRAINAGE PIPE DETAILS

LEGEND	PIPE DIA	DESCRIPTION	MATERIAL
●	1100	SOIL-WASTE DOWN TAKE WITH AIRVENT	PVC SWR, RING FIX HEAVY B TYPE PIPES AND FITTINGS (MAKE:- SUPREME, FINOLEX, ASHIRWAD OR EQ.)
●	750	WASTE DOWN TAKE WITH AIRVENT	CAST IRON OR HEAVY PVC B TYPE PIPES AND FITTINGS
—	1600	SOIL PIPE LINE SUSPENDED TO CEILING, SLOPE 1:100	
—	750 / 1100	WASTE PIPE LINE SUSPENDED TO CEILING, SLOPE 1:100	
	MH	BRICK MASONRY MANHOLE WITH INSIDE OUT SIDE PLASTER	
	BOP	BOTTOM OF PIPE FROM BEAM BOTTOM LVL.	

WATER SUPPLY DOWN TAKE PIPE DETAILS

LEGEND	FOR	SUPPLY	MATERIAL
●	WATER SUPPLY PIPE FOR TOILET	DOMESTIC COLD	U PVC, SCH 80, SOLVENT WELD, MAKE:- ASTRAL, ASHIRWAD OR EQ.

REVISED COMMERCIAL & RESIDENTIAL
SCHEME OF R.S.No:224, F.P.No:59, T.P.No:02,
O.P.No:59, AT VILLAGE : SAMA,
DIST: VADODARA.

Signature

SAROLIYA REALITY

Partner
AARAV ASSOCIATES
DHAVAL N. PRAJAPATI
- ENGINEER

Owner/Builder/Promoter/Organiser/Developer of Authorised/ Agent of Owner

Signature

AARAV ASSOCIATES

DHAVAL N. PRAJAPATI

- ENGINEER

V.M.M.S. LIC No.: EOR-262/19-24

206, Abhilasha Square, Sama,

VADODARA-08, M.: 9913737697.

Structural engineer

Signature

AARAV ASSOCIATES

DHAVAL N. PRAJAPATI

- ENGINEER

V.M.M.S. LIC No.: EOR/37/20-21

301, Silver coin complex, Nr. cow circle, Akota, Vadodara